

## Stuart Stark & Associates • Heritage Consultants • 2019

This Statement of Significance was prepared for Tim Stemp, owner, 1139 Burdett Street by:

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### Statement of Significance for: 1139 Burdett Avenue



*Street frontage*



*Rear view to SW corner with bay window*

Arthur Scroggs House

1139 Burdett Avenue (Formerly 61 Bellot Street until c1905)

Victoria B.C.

Legal Description:

Lot A, Fairfield Farm Estate,

Victoria District, Plan VIP62357

PID#023-276-801

Designated Heritage by the City of Victoria:

Heritage Designation Bylaw #87-121, No. 245. Third Reading June 24, 1987. Finally Designated August 24, 1989. (This bylaw applies to the exterior of the building).

## Description of the Historic Place:

This Heritage Designated residence is located on a level city lot in the middle of the block on the south side of Burdett Avenue between Cook Street and Linden Avenue in the City of Victoria.

Constructed in 1892, the house is a two-and-one-half storey wood building. Designed in a restrained Gothic-revival style, the tall, imposing house has a steeply-pitched roof. Two main gables on the street façade are distinctively decorated with wide, ornate wooden bargeboards carved with trefoils and other openwork motifs. Ornate window trim surrounds the second floor, tall, double-hung windows under each gable.

Six stairs lead to the central front porch, set in a shallow alcove. A Tudor arch spans the porch, sheltering a panelled porch ceiling and the front door, surrounded with sidelights and transom windows set in detailed mouldings.

To the left of the front door is a single-storey square bay window with balcony above, which is accessed by a door from the second floor. To the right is a window made of three narrow, double-hung sashes. On the southwest rear corner of the house is a five-sided bay window.

The house is in a neighbourhood of single-family homes and smaller apartment buildings.

## Heritage Value:

This residence is valued for being a rare example of the Gothic-revival style of residential architecture in Victoria. The two-storey massing of the house with its high pitched roof, coupled with the extravagant design of the carved, openwork bargeboards on the two main gables is unmatched elsewhere in the city.

The house is further valued as being an early-career design by the architect John Gerhard Tiarks, an Englishman who arrived in Victoria in 1888. He served as a draughtsman for architect L. Buttress Trimen in 1889, and then set up his own architectural practice in 1890, continuing until his death in 1901. Designed late in 1891, and built in 1892, this house is valued as an early, key example of Tiarks' design development. The Tudor arch; Gothic design motifs; and windows with small upper panes [here as possibly later leaded windows]; are all design elements Tiarks used frequently on his later designs.

Tiarks' architectural designs are now rare. Despite serving as a city alderman in 1896, and in 1897 becoming a business partner with F. M. Rattenbury (architect and designer of the Parliament Buildings), Tiarks' early accidental death meant that his ten-year influence on Victoria's architectural heritage was ephemeral, and is only now being rediscovered and given appropriate importance. Accordingly, surviving examples of Tiarks' architectural designs are rare and valued.

The house is valued as an example of the sort of substantial housing stock that was built for Victoria's successful businessmen and merchants in the 1890s. Captain Arthur Scroggs was a well-known engineer, cricketer and yachtsman. He helped manage the Foot & Co. shipyard at Warren's Wharf with Captain H. R. Foot, where the 10-ton sailboat/steamer *Spinster* was built. He was piloting that ship in 1897 off Sooke when a fierce gale wrecked the ship and Captain Scroggs drowned. After his death his widow



moved, selling the house to the Pinder family. W. G. Pinder was a surveyor who had worked on both the CPR transcontinental line and the E&N Railway.

During the ten-year period the Scroggs and Pinder families lived in the house – until c1901 – there were no other houses listed in City Directories on Bellot Street above Cook Street. As a single house on a large property, access to the house probably was a driveway from Cook Street, as Bellot Street did not connect through to Linden Avenue. After that date, Bellot Street was extended, other houses appeared on both sides of the street, and the road was eventually extended through to Linden Avenue after 1911. Bellot Street was re-named Burdette Avenue in 1905.

Today, despite some rear alterations, the handsome residence – the oldest on the street – is a heritage anchoring element in a neighbourhood that has changed considerably over the years. Set among other heritage residences, homes and apartment buildings, the house is valued for the sense of historic continuity it provides.

### Character Defining Elements:

- The overall tall, two-storey massing of the house, high-pitched roofline and inset central front porch and entrance
- The location of the house on the lot, with its main façade being approximately in line with other heritage houses on the street
- The relationship of the house to the ground, being raised only by six stairs – the height of the crawlspace
- The two prominent gables on the front façade with elaborately-carved wooden bargeboards
- Other elaborate exterior wood trim, including: the upper window surrounds mimicking the general shape of the bargeboards and including small wooden shields; panelled porch ceiling; and detailed reeded and bull's-eye front door mouldings.
- Wood siding, divided into three parts by horizontal wood trim boards
- Wood skirting boards enclosing the crawl space, made of matching siding used vertically
- Stained and leaded glass windows; and original wood windows, including the original stair landing window made of four tall sashes on east wall
- Five-sided bay window at rear southwest corner of house.

### Associated Historic Information:

- Tender Call by J.G. Tiarks architect for A. Scroggs, Bellot Street.  
*Colonist* December 9, 1891
- City Plumbing Permit #605, February 23, 1897. Signed by J.G. Tiarks for A. Scroggs.
- Arthur Scroggs Death and Obituary: *Times* March 27, 1897
- Arthur Scroggs Death and Obituary: *Colonist* March 28, 1897
- Burdette Avenue Name Change: *Colonist* April 4, 1905
- Stark, Stuart. Article: John Gerhard Tiarks, in *Building The West*. Talon Books, Vancouver, 2003. Pages 168-170.
- *This Old House Volume Four: Fairfield, Gonzales & Jubilee*. Victoria Heritage Foundation 2009. 1139 Burdett Avenue: Pages 32-33