



786 MAIN STREET

WEST (NEW WEST) HOTEL

PREPARED BY PETERSON PROJECTS – FEBRUARY 2009



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Date of Construction: 1905

Building Permit: 1166/1905

Architect: Cadham, James H.

Contractor: Wardwood, ?

ARCHITECTURAL INTEREST:

The New West Hotel, built at the northwest corner of Sutherland Avenue and Main Street, is another of the modestly built hotels along Main Street that has been an important part of the urban landscape for over 100 years.

The front (east) façade features delicate continuous drip moulding above the five arched openings of the ground floor, two holding windows, two with entrances and one bricked in. A rough-cut stone belt course separates the ground from the upper floors and also acts as continuous sills for the arched windows of the second storey. These openings feature radiating brick heads and arched drip moulding. Windows on the third floor are similarly designed. A plain brick parapet above brick corbelling completes this elevation. The southeast corner of the building is angled, leading to the south façade facing Sutherland



Front (east) and south façades, 2009

Avenue. It continues the organization and design of the east façade. The north elevation is plain and includes a few small windows and a painted mural.

The building cost \$30,000 to complete in 1905 and measures approximately 20.1 x 31.1 metres.¹ It is an excellent example of the Romanesque Revival style, very popular in downtowns across North America from the 1880s well into the 20th century, especially in the warehouse districts. The buildings were nearly always solid brick with a raised basement and feature rusticated stone accenting – around windows and doors and at roof level. Other elements include towers flanking the main façade, quoins, belt courses, corbelled brick panels, chevrons and flat rooflines, with or without cornices and entablatures. The most obvious feature of these structures was the use of the arch above windows and doors. Often, straight-topped windows located on the middle storeys were grouped under large arches on the upper floors.² Although the style was applied to private residences and on large public buildings, in Winnipeg it was almost exclusively used in the warehouse district, where the designs were somewhat more subdued. The massiveness and sturdiness of the style appealed to wholesalers looking to promote their businesses and portray the stability of their firms through the design of the structures they occupied.

The building stands on its original site and appears to be in good structural condition. Alterations to the exterior have included the covering or filling-in of many of the windows and the replacement of many of the original window units.

Building designer James H. Cadham was one of the self-trained architects who learned his profession from years in the building trade. He was born in London, Canada West (Ontario) in 1850 and trained as a carpenter. As a young man, he came to Winnipeg in 1870 and joined Wolseley's historic Red River Expedition in the confrontation with Louis Riel. He remained



Front (east) and north façades, 2009

in the city, where he worked for over twenty years as a contractor. After 1895, he worked almost exclusively as an architect, primarily on the construction of large warehouses and stores. He died in 1907. Among his more well known works, many of which are designated by the City of Winnipeg, are the W.F. Alloway Building, 179 McDermot Avenue, (1898, Grade III), Merchants (George D. Woods) Building, 250 McDermot Avenue (1898, Grade II), Whitla Building, 70 Arthur Street (1899, Grade II), Daylite Building, 296 McDermot Avenue, (1899, Grade II), Imperial Dry Goods Building, 91 Albert Street (1900, Grade III), G.F. Stephens Warehouse, 176 Market Avenue (1901, demolished), Moss (Kantor) House, 218 Roslyn Road (1901), Anne (Blue Ribbon Company) Building, 87 King Street (1901, Grade III), St. Stephen's Presbyterian Church (now Elim Chapel), 546 Portage Avenue (1902), Gregg Building, 52 Albert Street (1903, Grade III), Galt Building Annex, 92 Arthur Street (1903, Grade II), Bedford (Stobart) Building, 275 McDermot Avenue (1903, Grade III) and Frost and Wood Warehouse, 230 Princess Street (1907, Grade III). He has received 20 points from the Historic Buildings Committee.

HISTORICAL INTEREST:

J.H. Kern of Moose Jaw, Saskatchewan, is listed as the original owner of the hotel. By 1917, it is under the ownership of Patrick Shea, local brewer. Shea's Brewery continued to maintain this ownership until 1945. This was not an unusual occurrence, many of the local breweries purchased hotels throughout the city during this era. Managers of the hotel during this ownership have included: Charles F. Byrnes (1911); P.J. Legree (1920 and 1930); and R.J. Fletcher (1940).³



Front (east) and south façades, 1978

RECOMMENDATION TO HISTORICAL BUILDINGS COMMITTEE:

Under the Historical Buildings By-law, this building meets a number of important criteria:

- its historical importance- an older Main Street hotel representative of this type of development in the pre-World War I era;
- its associations- its long-term connections to Patrick Shea and Shea's Brewery;
- its design- an example of the Richardsonian Romanesque style;
- its architect- J.H. Cadham was a respected and important practitioner;
- its location- defines an important intersection and contributes greatly to the historic streetscape of north Main Street; and
- its integrity- its main façades continue to display some of their original elements and design.

ENDNOTES:

- ¹ City of Winnipeg Building Permit, #1166/1905.
- ² L. Maitland, et al., A Guide to Canadian Architectural Styles (Peterborough: Broadview Press, 1992), p. 84; and Identifying Architectural Styles in Manitoba (Winnipeg: Department of Culture, Heritage and Citizenship, Historic Resources Branch, 1991), p. 14.
- ³ City of Winnipeg Assessment Rolls, Roll No. 14099977200, 1910-1950; and Henderson's Directory, 1910-1950.