

**492 MAIN STREET
(131-133 Albert Street)**

**FORMER MACDONALD SHOE STORE
(Formerly Banfield Block; originally the Ryan Block)**

City of Winnipeg
Historical Buildings Committee

January 1996

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The year 1883 was not a particularly bright one for Winnipeg. The speculative real estate and building boom that had accompanied arrival of the Canadian Pacific Railway on the Prairies in 1881-82 had burst.¹ In the aftermath, the city faced a population outflow, falling wages, prices and property values, bankrupt businesses and individuals, a high municipal debt, and generally depressed economy.

Not all investors were deterred by the bleak short-term outlook, however. The Commercial² and Manitoba Daily Free Press³ reported in mid-summer that the value of the year's construction activity had reached about \$1.7 million,⁴ with additional commitments expected to be forthcoming. By the end of December, the Winnipeg Daily Sun tallied "the boom in building" at more than \$2.2 million.⁵ That pace of development was below the estimated 1882 level of \$5.35 million⁶ and was about to sink much further (to \$500,000 or less per annum in the last half of the decade⁷). Still, in the spirit of the period's boosterism, journalists were quick to use the 1883 record to refute all the nay-saying then believed to be circulating in eastern Canada and elsewhere concerning Winnipeg's prospects.

Among those with confidence in the city and some capital to spend was shoe retailer-wholesaler Thomas Ryan who had operated a wood-frame shop on the west side of Main Street between present-day Bannatyne and William avenues since the mid-1870s. He opted in 1883 to develop an adjacent lot, part of the former Court House property, into an elaborately ornamented, four-storey stone building costing an estimated \$30,000 to \$35,000.⁸

Ryan continued to use this block until 1893 when he relocated his growing business west to the warehouse district. A brother, George Ryan, retained a shoe store at 492 Main until or shortly after the property was acquired in 1900⁹ by Armine F. Banfield, a household furnishings dealer.

Banfield began to extend the structure west to Albert Street,¹⁰ then rebuilt the complex after a 1903 fire.¹¹

Following another disastrous blaze in 1933,¹² the upper floors of the front section of the Ryan/Banfield Block were razed, a new roof and façade of Manitoba limestone were installed on the remaining two storeys,¹³ and the space was occupied by the Macdonald Shoe Store Ltd. The upper levels of the structure's rear (Albert Street) portion were removed in 1939.¹⁴

STYLE

The 1883 Ryan Block was unusual for its time because of its height (25 to 26 metres, or 83 to 85 feet¹⁵), stone walls, and decorative stone façade that contrasted with the rather plain, if not rough and ready, brick and wooden fronts of nearby buildings (Plate 1).

The facing displayed an enriched Italianate style, as reflected by its symmetrical organization, round-arched windows, round columns of red granite, fluted pilasters, a pedimented parapet, and numerous carved details such as gargoyle keystones, symbols of classical mythology, mouldings, medallions, and lettering.

The Italianate style was adopted in Canada from English models and used in commercial, institutional and residential design from the 1830s to the turn of the century.¹⁶ Simplified versions of the Italian Renaissance urban palace were prominent in commercial architecture. Representative of this form were symmetrical, flat-roofed brick buildings embellished with pilasters, ornate cornices, and arched and rectangular windows topped by hood mouldings or classical pediments.

The more exaggerated adornment of the Ryan Block was indicative of the influence of High Victorian architecture which, by the 1880s, was reinterpreting and mixing styles to produce eclectic and exuberant, if not garish, designs.¹⁷

The original façade appears to have remained relatively intact through 492 Main's first major fire and reconstruction in 1903 (Plate 2). However, it was replaced during the second redevelopment of 1933 by a new front representing the smooth lines and minimal detailing of the Modern movement (Plate 3). These features were reflective of both the austerity of the Great Depression of the 1930s and the reaction of period architects and their clients to the visual dissonance created by High Victorian buildings.¹⁸

That aesthetic legacy, coupled with the sobering context of World War I and the economic problems of the inter-war years, caused some practitioners to return to more restrained and orderly classical revival designs. Attention was given to symmetry, linearity, flat roof-lines, smoother wall surfaces, and simplified detailing.

Others rejected historical models and instead launched the Modern movement. It was exemplified in its early phases by the Art Deco and Art Moderne styles which, among other things, also emphasized smoother lines and more subdued decoration, plus the use of new building materials and finishes.

Indeed, the architects of the 1933 version of 492 Main, Northwood and Chivers, were among those beginning to employ Art Deco styling in their work. Their application of polished black plate glass to the base of 492 Main's new façade, plus their use of smooth-cut stone and straight-headed windows, are suggestive of this trend. However, the arcaded stone-work and extended column caps found at the parapet are more indicative of Neoclassical (Romanesque Revival) detailing.¹⁹

The Albert Street façade, believed to have been done at a later date (ca.1939), is quite different again, evoking a Spanish Colonial Revival theme with its stucco and concrete finishes and shingle-covered pseudo-roof.²⁰

CONSTRUCTION

News reports announcing development of the 1883 Ryan Block stated that the structure was to be built entirely of stone, with a foundation of piles and concrete and a stone basement.²¹ Thomas Ryan's call for tenders included the cutting and laying stone, but not any brick-work.²² Fire insurance plans issued some years after the 1903 redevelopment indicate the building still had stone walls, while its rear addition was of brick and joist construction on a stone basement.²³

The original block was described as four storeys in height, with space for a gallery to be installed within the seven to 7.62 metres (23 or 25 feet) that extended between the ground and second floors.²⁴ After the 1903 reconstruction, however, the front part of the Ryan/Banfield Block was considered to be five storeys in height, perhaps indicating that the gallery had been replaced by a full floor.²⁵ The rear addition had six levels.

The existing two-storey commercial building at 492 Main is of ordinary masonry and joist construction with a stone foundation, stone front façade and, according to City of Winnipeg assessment data, brick walls.²⁶ However, it is possible that the oldest part of the complex still has stone within its walls.

During the 1933 redevelopment, a "20-year flat deck roof" was placed on top of the remaining third-storey floor, and the Main Street façade was reinforced and redone, including installation of a new entrance.²⁷ Plans also called for the basement of the Main Street (east) end of the complex to receive new five-inch (12.7-centimetre) concrete flooring on gravel.

The building stands on the west side of Main between Bannatyne and William avenues on Lot 4, Plan 3, 6/8 West St. John. The property has frontage on Main and Albert streets of 7.62 metres (25 feet). The south lot line is 47.93 m (157.25 ft.); the north, 46.73 m (153.3 ft.).

The basement has an area of 360 square metres (3,875 square feet), with a ceiling of 2.13 to 2.44 m (seven to eight ft.). The main floor also is 360 sq. m, with a ceiling of 3.05 to 5.79 m (10 to

19 ft.), while the second level is 151 sq. m (1,625 sq. ft.), with a 3.05-m ceiling.

DESIGN

The richly detailed front of the 1883 Ryan Block featured prominent belt courses between each floor; three bays of large, single, round-arched windows separated by columns and pilasters; smaller pairs of arched openings along the top storey; a modest dentilled cornice; pilaster caps; and a pedimented parapet. The last-noted element was engraved with the name, Ryan's Block, plus the date of construction situated beneath a large lion's head, and in bold letters the following biblical quotation from the opening of Psalm 24: "The earth is the Lord's, and the fulness thereof." This centre stone was installed on August 2, 1883.²⁸

The main façade of the current version of 492 Main has a recessed entrance flanked by large display windows (Plate 3). Polished black glass originally ran along the foundation, but that area is now covered with boarding. The rest of the elevation features smooth-cut limestone, a metal awning cover between the first and second floors, three large upper-storey openings, arcaded stone-work at the parapet, and raised column caps at each end. Portions of the former third-storey walls are visible behind those caps.

The rear (west) facing has two, slightly recessed end entrances with windows in between. Above are two pairs of openings to light the second storey. This façade is finished with painted concrete and stucco, concrete sills, and a stylized, shingle-covered roof at the parapet.

Stucco finishes have been applied to the north wall and part of the south side. Brick is still evident along the rear of the south elevation, as are two plain windows on each level of the building.

The unbroken north façade displays a brightly coloured, full-length mural of past and contemporary street scenes. Included are jazz musicians, pedestrians, vehicular traffic, and an historic Winnipeg skyline depicting the former Market Building and City Hall. The Main Street

end of the mural initially had a likeness of the Macdonald Shoe Store, along with its name and advertising slogan, "Put Yourself In Our Shoes." That portion recently was repainted to promote the business of 492 Main's present tenant, the Balsam Creek Co., retailer of aromatherapy and body care products.

The original mural was conceived and executed in 1982-83 by Alfred Lamoureux, a Red River Community College commercial art graduate, working in collaboration with Michael Fournier.²⁹ The project had financial support from the shoe store and first Winnipeg Core Area Initiative (1981-86), among others.

INTERIOR

The present-day interior is divided, as it was in the past, into two separate areas facing Main and Albert streets. The wooden walls and ceilings that gave the Macdonald Shoe Store its 'log cabin' ambience have been left intact by the Balsam Creek Co. On the second floor is a small sitting room at the front of the building, plus storage space.

The section at 131 Albert Street holds the Hemp Exchange, a clothing shop, and its upper-level offices.

INTEGRITY

As previously outlined, 492 Main Street is a much-altered remnant of an 1883 structure. Table 1 lists the known building permits issued for the site, including post-fire reconstructions in 1903 and 1933, and repairs following damage from a 1979 fire (Plate 4) in the adjacent Clements Block.³⁰

STREETSCAPE

The building at 492 Main is physically distinct for two reasons. Firstly, it stands alone, having lost its flanking structures to demolition some years ago. Secondly, it is on a bend in Main, one that gives a concave alignment to the west side of the thoroughfare.

TABLE 1
City of Winnipeg Building Permits issued to 492 Main Street, 1901-96

YEAR	PERMIT NO.	AMOUNT	DESCRIPTION
1901	25	\$500	Alter storefront
1903	122	\$38,000	Rebuilding after fire
1906	1610	\$200	One-storey, metal-clad addition for photo studio
1911	86	\$2,000	Store alterations
1933	3608	\$10,000	Alterations (post-fire reconstruction)
1939	2753	\$500	Remove top floors of Banfield Block (Albert Street), construct new roof, and general repairs
1940	3305	\$5,000	Store alterations
1945	1539	\$500	Sign
1947	271	\$300	Add second stairway
1960	1988	\$5,000	Alterations
1979	1448	\$15,000	Fire repairs

The property to the building's north was occupied for nearly a century by the Court (West Clements/Bijou Theatre) Block, a three-storey brick retail-office-apartment structure erected in 1884 by John R. Clements, an active developer of Main Street properties.³¹

In 1905, a large addition was built and part of the Clements Block was converted to accommodate the Bijou Theatre, a combined movie and vaudeville house.³² It continued in operation until the mid-1950s, latterly under the Famous Players banner.

The Clements Block was torn down after suffering severe damage in a 1979 fire (Plate 4).³³ The site initially received minimal landscaping to serve as a pedestrian entrance off Main to a park and meeting space in Market Square. More extensive streetscaping and commercial amenities

subsequently were installed as part of the Exchange District Redevelopment Program of the second Winnipeg Core Area Initiative (1986-1991). That work occurred in conjunction with a project to upgrade the public market and establish a permanent stage in the square.³⁴

The site to the south of 492 Main held a two-storey brick structure, the Freeman Block, from the mid-1880s until a fire and demolition in the mid-1970s.³⁵ That building, in turn, was erected after a blaze in early 1886 destroyed the one- and two-storey wood-frame shops then on the property.³⁶

492 Main is functionally as well as physically isolated given that its surviving counterparts on the block – the Ashdown Hardware Store and Union (Royal) Bank Building and Savings Annex – now stand vacant. Historically, however, this part of Main was a very busy and densely developed area, partly due to its proximity to the City Hall, plus the presence of high-traffic destinations – e.g., an early Court House and Gaol, and long-standing establishments such as James Ashdown's store, W.D. Russell's book shop, Bowes Lunch, the Manitoba Stencil and Stamp Works Ltd., Hingston Smith Arms Co., Scotland Woolen Mills, Royal Shoe Shine, the Ryan and Banfield stores, Bijou Theatre, Julius Brothers confectionery, White and Manahan clothing outlet, and Union (Royal) Bank.³⁷

There was some development on this part of Main by the late 1860s, but the first major phase of construction took place in the 1870s with the arrival of two of Ashdown's early stores (1871, 1875). Also arriving during this period were a warehouse for Stobart, Eden and Co. (later known as the Rialto Block), a new Court House which doubled as premises for provincial legislators after they were burned out of their first building, and Archibald Wright's saddlery business and rooming house which eventually became the Wright Block and Rossin House.³⁸

The 1880s saw significant redevelopment, including expansion of the Ashdown site, the new Freeman, Ryan and Clements blocks, and a large, one-storey retail building at southwest Main and William (Plate 5). The next round of redevelopment occurred in the 1898-1905 period,

including new facilities for Ashdown, White and Manahan, and the 10-storey Union Bank tower (Plate 2).

Changes subsequently were few and sporadic. The White and Manahan store was converted to the Union Bank Savings Annex in 1921, the Ryan/Banfield Block was reconstructed in 1933, and the Rialto Block was replaced in 1951-52 by an extension to the Ashdown store. As outlined above, fire then became an important factor in shaping this streetscape.

ARCHITECTS

The plans for the 1883 Ryan Block have been attributed to Johnston Brown,³⁹ a contractor who was in Winnipeg from ca.1880 to ca.1892.⁴⁰

The 1903 reconstruction was the responsibility of Joseph Greenfield, one of building's fire-displaced tenants.⁴¹ Born at Croydon, England, Greenfield (1845-1910) was an architect and civil engineer who had practised in his native country and Toronto before relocating to Winnipeg in ca.1880. A somewhat earlier arrival is likely since he already was listed in that year's city directory in partnership with Edward McCoskrie (ca.1821-1893).⁴²

The two men produced an elaborate Second Empire house for merchant W.H. Lyon in 1881.⁴³ Among Greenfield's other known projects were the Ontario Bank, 306-08 Main Street (1881, demolished); A. Carruthers and Co. Building, 120 King Street (1896); J.G. Hargrave Block II, 334 Main (1901, demolished); storefront alterations, Banfield Block (1901); and Henri Benard House, 454 Edmonton Street (1903).⁴⁴

In 1903, Greenfield became the Dominion government's superintendent of public works in Winnipeg. He also continued to undertake some private commissions until at least 1907.

The 1933 redevelopment of the front section of the Ryan/Banfield Block was designed by the

prominent Winnipeg partnership of George W. Northwood & Cyril W.U. Chivers (Appendix I).

Although the 1920s and 1930s generally were difficult decades for local architects and contractors, they were productive for this pair. On Main Street, for example, they were responsible for the Wheat Pool Building (1928-29), Royal Exchange Corporation (Stock Exchange) Building (1930), Dominion Public (Federal) Building (1934-37), and Singer Building (1939). Among their other projects in the 1930s were the second Assiniboine Park Pavilion; Canadian General Electric Building; Women's Tribute Memorial Lodge; an Imperial Bank of Canada branch in St. Vital; participation in a consortium of architects responsible for the Winnipeg Civic Auditorium; a school at Kenora, Ontario; and additions to several institutional facilities (refer to Appendix A for details).

CONTRACTORS

As identified in one period news report, the 1883 structure was erected by the Saul Brothers (masonry), J. Burkholder (carpentry), and Nelson and Bige (stone-cutters).⁴⁵ Façade ornamentation was carved by Blair and Jarrett of Minneapolis, Minnesota, working with stone brought from the area of Selkirk, Manitoba. The granite columns were from the Bay of Fundy (Nova Scotia), while common stone from Little Stony Mountain (Manitoba) was used in wall construction.⁴⁶

Initially at least, Thomas Ryan acted as his own general contractor, organizing the call for tenders.⁴⁷ The ground was broken in March,⁴⁸ the cornerstone was laid in May,⁴⁹ and the new store was opened to the public on the evening of Friday, December 21.⁵⁰

The 1903 reconstruction was conducted by contractor T.H. Welfley of Winnipeg who also worked with architect Greenfield in 1901 on storefront alterations to the Ryan/Banfield Block.⁵¹

The 1933 rebuilding plans were executed by Finlay Fraser and Alexander MacDonald (also

commonly spelled McDonald) of Winnipeg. Both men were in the city by 1905 and appear to have become partners that year.⁵² Their endeavour subsequently (ca.1906-07) was known as Gillis, Fraser and MacDonald before returning to its initial composition.

One of their early projects was the two-stage construction of Trinity Baptist Church (1907, 1909) at 549 Gertrude Avenue. They went on to build the Odd Fellows' Hall on McMillan Avenue (1912); Superintendent's House, Municipal Hospital complex in Riverview (1914); Northern Life Building, 300 Main Street (1922); two smaller commercial projects at 687 and 607-09 Main (1923 and 1925, respectively); Singer Sewing Machine and Kodak buildings on Portage Avenue (1929-30); and portions of Winnipeg's first primary sewage treatment plant in Kildonan (1936-37). They also did repairs, alterations and additions to numerous structures over the years.

The business was incorporated as Fraser, MacDonald and Co. Ltd. general contractors in 1935.⁵³ Fraser initially served as president, succeeded by MacDonald as of 1950, if not somewhat earlier. The firm operated until 1957.

PERSONS/INSTITUTIONS

Thomas Ryan (1849-1937) was among several individuals of modest means – William F. Alloway, James H. Ashdown, Elisha F. Hutchings, Alex McIntyre, John C. Schultz, and Donald A. Smith – who came to Winnipeg in the 1860s or early 1870s and went on to establish highly prosperous careers.

A native of Perth, Ontario,⁵⁴ Ryan (Plate 6) was educated there and apprenticed at age 15 to a Robert Cookary. He also participated in the militia during a period of Fenian unrest in the mid to latter 1860s. After relocating to Winnipeg in 1874, he entered the shoe-making trade, first in a partnership known as McFarlane and Ryan, then as a sole proprietor. He began importing English and American products and building a regional retail-wholesale operation in boots, shoes, rubber goods, trunks, valises, and related items. Three of his brothers – Michael, James

and George – also eventually joined the business.

Thomas sold the retail branch to George in ca.1889. The latter remained at 492 Main until the turn of the century, then re-established a shop next door in the Clements Block (494 Main).

In the interim (1893), Thomas moved the wholesale division from 492 Main to Princess Street and Market Avenue.⁵⁵ In 1895, he built a warehouse at King Street and Bannatyne Avenue, followed in 1906-07 by relocation to even larger premises at Princess and Notre Dame Avenue (44 Princess).⁵⁶ Around that time as well, Thomas was rejoined in the wholesale operation by George. The enterprise was incorporated as Thomas Ryan and Co. Ltd., with Thomas as president, George as vice-president and, by the mid-1920s, Thomas's son Wesley W. Ryan as secretary.⁵⁷

Thomas was dubbed by his contemporaries as the "Shoe King" because of his pioneering efforts to establish a trade extending from the Lakehead to the West Coast,⁵⁸ supported by branches in Calgary and Edmonton and a staff of travelling salesmen. His energetic entrepreneurship was reflected in an 1883 advertisement in which he extolled the benefits of a low-margin, high-volume business strategy. "We would rather sell \$200,000 worth of goods yearly, with a profit of ten thousand, than to have the same profit on half the business," he proclaimed. "...There is lots of pleasure in doing a rushing trade, and making every one of our customers feel happy."⁵⁹

Ryan's other passions were religion and local politics. He openly integrated his religious adherence with other aspects of his life, as demonstrated by the inscription on the pediment of his 1883 building and by his performance as Winnipeg's mayor in 1889. He was one of the founders of Grace Methodist Church and an active supporter of mission and bible society activity at home and abroad. He also served as a president of the local Young Men's Christian Association, chairman of the Evangelical Committee of the Canadian Methodist Church, and a temperance advocate. While mayor, he was noted for enforcement of a strict by-law to curtail Sunday trading. He previously was an alderman for four terms (1885-88).

Ryan and his firm retired from business in 1928. George subsequently went into real estate.⁶⁰ Wesley was employed by the Ames Holden McCready Rubber Co., then by the Dominion government's annuities branch. Thomas Ryan was survived at his death in 1937 by nine children, only two of whom remained in Winnipeg.

Armine Frederick Banfield (1850-1908) was, like Thomas and George Ryan, a member of Grace Methodist Church. He held the post of Sunday School superintendent for some time and later was a warden.⁶¹ Born to a merchant family in Qu9bec City, he had come to Winnipeg during the boom of the early 1880s to open a dry goods and gents' furnishings enterprise with his brother-in-law Robert McKiechan.⁶² So successful was their 'Cheapside' shop in the Carruthers Block at southwest Main and Alexander Avenue that they had to build a large extension in the mid-1880s.

By the early 1890s, Banfield had a carpet and household furnishings business in the Carruthers/Cheapside Block, while McKiechan continued to run an adjacent dry goods outlet in conjunction with H. Lang.⁶³ In 1893, Banfield opened a second shop at 494 Main (Clements Block), then soon afterward made that site his headquarters. McKiechan, in turn, left the partnership with Lang and moved further north on Main (to #829) to sell dry goods, underwear, hosiery, notions, and gents' furnishings.

As noted previously, Banfield bought the Ryan Block in 1900. His business continued to flourish despite the setback of the 1903 fire and ill health in his later years. Twice a widower, he had remarried prior to his death and was survived by his third wife and a son.

He was succeeded in business by a younger brother, Jose Alexander Banfield, who apparently first entered Winnipeg in 1878.⁶⁴ J.A. Banfield later helped organize the Canadian operations of the National Cash Register Co., a firm with which he was associated for about 20 years in various capacities throughout Canada and the United States. On his return to Winnipeg in c.1903, he joined his ailing brother's furniture company.

The business eventually was known as J.A. Banfield Ltd. with the retail outlet remaining at 492 Main, supplemented at various points by a store on Notre Dame Avenue and warehouses on Henry Avenue and Young, McGee, Home, and Arthur streets.⁶⁵ Assisting with operations over time were Sigurdur W. Melsted as manager and later director and secretary-treasurer, and J.A. Banfield's son, William B. Banfield, as vice-president.

The firm's products included carpets, rugs, linoleums, oil cloths, curtains, draperies, furniture, sewing machines, radio and phonograph equipment, china, bedding, electrical appliances, and coal, wood and electric ranges. Expansion was facilitated by the promotion of credit purchases, as indicated by a 1919 advertisement stating, "We Furnish Your Home on Easy Payment Plan,"⁶⁶ and a 1926 slogan, "Banfield's, The Credit Furniture Store of Western Canada."⁶⁷

Among his other interests, J.A. Banfield was involved in the emerging field of outdoor commercial advertising as owner of Webb-Klar Display Co. Ltd. and later as president of the Hartley Outdoor Advertising Co. He was president of the Winnipeg, Manitoba and Canadian retail merchants' associations and the Conservative Association of Greater Winnipeg. He also was active in the Winnipeg Industrial Bureau, Manitoba Motor League, Winnipeg Automobile Club, and Motor Country Club.

The Banfield business ceased operations in c.1932, after which William was employed by the North American Life Assurance Co.⁶⁸ The T. Lesk Furniture Co. followed at 492 Main. Over the years, various tenants shared space with the principal occupants of the Ryan/Banfield Block. During Thomas Ryan's time, they included the Hingston Smith Arms Co., insurance agents, barristers, realtors, photographers, commercial agents, customs brokers, and jewellers.⁶⁹ George Ryan's co-occupants up to ca.1900 were dentists J.F. and W.F. Taylor, commercial agents, printers, dressmakers, tailors, physicians, barristers, architects, realtors, insurance firms, and watchmakers.⁷⁰ During A.F. and J.A. Banfield's tenure until World War I, space continued to be leased to the Taylors, plus barristers, insurance agents, Gauvin Gentzel and Co. photographers,

and grain companies, among others. Thereafter, the premises appear to have been devoted exclusively to the Banfield company.⁷¹

Upon or shortly after the building's 1933 reconstruction, the space was occupied by the Macdonald Shoe Store Ltd. which had been in the adjacent Clements Block since it was organized in 1925 under the management of T.J. Ainslie Macdonald.

Born in Russell, Manitoba, MacDonald served with the Royal Air Force during World War I, then spent some time in the Russell area and Edmonton before settling into the retail trade in Winnipeg in 1919.⁷² He was employed briefly as a clothier, but soon entered the shoe business. His own shop, which also had a mail order operation, became known for its stock of functional footwear in a large selection of sizes and widths.

Upon his death in 1963, Macdonald was succeeded as owner and president by his widow Edith, followed by a nephew, Jack L. MacDonald.⁷³ Also prominent were managers Gordon Ashcroft and subsequently Edward Masson.⁷⁴ The business was one of only a handful of independent shoe stores still operating in Winnipeg when it went into bank-appointed receivership in the fall of 1993 and the building and inventory were put up for sale.⁷⁵

Among occupants of the Albert Street side of the complex were:⁷⁶

1950s Madsen Red Lake Mines (employment manager); Factory Products Ltd. sales room; Norman F. Musgrave Ltd. manufacturers' agents; Sanders Supply Co. barber and hairdressing supplies.

1960s Norman F. Musgrave Ltd.; Sanders Supply Co.

1970s Sanders Supply Co.; interior decorator Chisholm Thane.

1980s Dutchy's Delicatessen, Face Productions, Old Market Square Association, Heritage Winnipeg Inc., The Floating Gallery.

EVENTS

As previously noted, 492 Main, the rear of which faced Winnipeg's Central Fire Hall, was subject to two spectacular blazes that occurred within a 30-year span in bitter winter weather.

The first began around 7:45 a.m. on February 17, 1903 among some paper and oil cloth in the basement.⁷⁷ It quickly spread to the main floor, fed by carpets, curtains, linoleums, and window blinds. Panic-stricken residents in the Clements Block began throwing belongings onto the street, convinced the fire would soon spread to their premises. By noon, however, ice-coated fire-fighters had managed to confine the blaze to the Ryan/Banfield Block.

The conflagration, fought in a temperature of -33°C (-28°F) and against a fierce north wind, was described as the hardest job for the local fire department since the destruction of the Manitoba Hotel at Main and Water Avenue in February 1899. The Ryan/Banfield Block was gutted; its caretaker, B.F. Thompson, was badly burned; Banfield's under-insured stock was written off; and tenants such as architect Joseph Greenfield, dentists J.F. and W.F. Taylor, a land company, and a branch of the Independent Order of Foresters also suffered losses.

Fire-fighters faced similar conditions on the evening of February 7, 1933 when a stubborn, three-alarm blaze again left 492 Main a mere shell of itself and also threatened the Clements Block.⁷⁸ One fireman was hospitalized after being overcome by smoke. At the time, the Lesk Furniture Co. was the building's only occupant.

CONTEXT

Thomas Ryan's investment in 492 Main took more than a little faith in his own prospects and those of Winnipeg. While 1883 was hardly a banner year for the city, the post-boom economy was about to undergo even more deflation to bring property values, rents, prices, development activity, and the number of businesses down to more sustainable levels. This shaking-out process continued into the mid-1880s, followed by a period in which recovery remained uncertain and confidence was weak.⁷⁹

One Winnipeg architect complained in 1888:⁸⁰

The difficulty here is that anyone having an idea of erecting new buildings will wait until later on in the year to see what is going to turn up to warrant the outlay, and generally before any decision is arrived at, the season is so far advanced that a great deal of valuable time is wasted getting ready; our actual building season being so very short.

Three years later, a group of leading businessmen supported distribution of a souvenir booklet which sought to reassure readers that Winnipeg was no longer a boom city but, rather, that its growth and prosperity had a sound economic base.⁸¹ The sponsors emphasized that property values were no longer fictitiously inflated and real estate investments were ruled by conservatism.

For wholesalers such as Ryan, the rewards were open for the taking from the mid-1890s onward when political and economic conditions in Europe and North America, coupled with aggressive Canadian policies to recruit immigrants for prairie settlement, resulted in a more consistent expansionary period through to World War I.⁸²

Ryan's 1883 investment also demonstrated something of his approach to business. This was not a spur-of-the-moment decision, nor was it one pursued solely in the heady days of the speculative boom. When the Manitoba government determined it would auction its Court House property on Main Street in 1881, investor John R. Clements reportedly came to an agreement with Ryan and tailor J.R. Cameron that he would bid on the site and, in turn, make available to each of them a 25-foot (7.62-metre) lot when the property's frontage was subdivided.⁸³ Clements was the successful bidder in June 1881,⁸⁴ but neither he nor Ryan rushed to redevelop the land.

LANDMARK

As the Ryan/Banfield Block, 492 Main was a prominent local fixture – physically, aesthetically

and functionally – for the half-century that it stood on this part of the avenue. After post-fire reconstruction in 1933, 492 Main became a two-storey remnant of its former self. It then drew its landmark status principally from its function of accommodating the Macdonald Shoe Store, an enterprise that established an historic presence in its own right and also maintained a long-standing use for this particular site as a place for shoe retailing.

ENDNOTES:

1. "The City of Winnipeg," The Commercial, February 2, 1886, pp. 361-362. Also: Ruben Bellan, Winnipeg First Century: An Economic History (Winnipeg: Queenston House Publishing Co. Ltd., 1978), pp. 25-38.
2. "The Progress of Winnipeg," The Commercial, August 7, 1883, p. 951.
3. "Winnipeg's Growth: A Year After the 'Boom'," Manitoba Daily Free Press, August 4, 1883, p. 1.
4. All figures are in current dollar values, and are period estimates by journalists, not official records.
5. "The Boom in Building," Winnipeg Daily Sun, December 31, 1883, p. 8.
6. "The Building Boom," Manitoba Daily Free Press, December 30, 1882, pp. 2-3.
7. Estimates collected by D. Lyon from various editions of The Commercial and Western World indicate that the value of annual construction activity fluctuated from a low of \$190,000 in 1885 to around \$500,000 in 1889, and did not again top \$1,000,000 until 1892 or 1893.
8. "The New Ryan Block," Winnipeg Daily Sun, August 25, 1883, p. 3; and "Winnipeg's Growth: A Year After the 'Boom'," Manitoba Daily Free Press, August 4, 1883, p. 1. The authors wish to thank R.R. Rostecki for the Daily Sun reference.
9. "Manitoba," The Commercial, April 28, 1900, p. 1081.
10. "Manitoba," The Commercial, September 29, 1900, p. 83.
11. "Bad Fire in Winnipeg," The Commercial, February 21, 1903, p. 571; and "Manitoba," The Commercial, February 28, 1903, p. 595.
12. "Main Street Block is Guttled," Winnipeg Free Press, February 8, 1933, pp. 1-2. The authors wish to thank Ted Kuryluk, President of the Firefighters' Historical Society, for information on the date of this fire.
13. "Winnipeg To Undertake Surface Drainage Project," Western Canada Contractor and Builder 30, 8 (August 1933), p. 13; and "Housing Situation in Winnipeg Being Investigated," Western Canada Contractor and Builder 30, 11/12 (November/December 1933), p. 14.
14. City of Winnipeg Building Permit #2753/1939 issued to Clements Investments Ltd.
15. "The New Ryan Block," Winnipeg Daily Sun, August 25, 1883, p. 3.
16. Leslie Maitland, Jacqueline Hucker and Shannon Ricketts, A Guide to Canadian Architectural Styles (Peterborough, Ont.: Broadview Press Ltd., 1992), pp. 58-63.

17. Alan Gowans, Looking at Architecture in Canada (Toronto: Oxford University Press, 1958), pp. 111-183. Also: M.S. Osborne, "The Architectural Heritage of Manitoba," in Manitoba Essays, R.C. Lodge, ed. (Toronto: The Macmillan Company of Canada Ltd., 1937), pp. 77-81.
18. Maitland et al., A Guide to Canadian Architectural Styles, pp. 107-110, 132-151.
19. Ibid., pp. 84-92. Also: Manitoba Culture, Heritage and Citizenship, Historic Resources Branch, Identifying Architectural Styles in Manitoba, How-to Series 5 (Winnipeg: The authors, 1991), pp. 14-15.
20. Maitland et al., A Guide to Canadian Architectural Styles, pp. 158-160.
21. See, for example:
 - "A New Enterprise," Winnipeg Daily Times, January 4, 1883, p. 8;
 - "City and Province," Manitoba Daily Free Press, January 10, 1883, p. 8;
 - "The New Ryan Block," Winnipeg Daily Sun, August 25, 1883, p. 3.
 The Free Press stated that the new store "will be the first structure built entirely of this material [stone] in the city."
22. Thomas Ryan called for separate or bulk tenders for excavating the cellar, cutting and laying stone, and carpentry. See: Winnipeg Daily Times, February 15-16, 1883, p. 5.
23. Western Canada Fire Underwriters' Association, Plan Department, Fire Insurance Plans of the City of Winnipeg, Manitoba, Volume 2 ([Winnipeg]: The authors, 1917-18), Plate #202.
24. "A New Enterprise," Winnipeg Daily Times, January 4, 1883, p. 8; and "The New Ryan Block," Winnipeg Daily Sun, August 25, 1883, p. 3. The Times reported that the facility would have four storeys, with frontage of 7.62 metres (25 feet), staggered depths of 30.48 to 15.24 m (100 to 50 ft.) between the ground floor and top flat, and ceiling heights ranging from seven to 3.05 m (23 to 10 ft.), ground to top flat. A fire insurance plan from the mid-1890s also described 492 Main as a four-storey building. [See: Goad's Fire Insurance Plan of Winnipeg, 1895, partially updated 1901-05 (Toronto/Montreal: Charles E. Goad, n.d.), Sheet 6.]
25. Western Canada Fire Underwriters' Association, Fire Insurance Plans of the City of Winnipeg, Volume 2, Plate #202.
26. City of Winnipeg Assessment Records, Roll No. 608330, Ward 2, PC 33.
27. City of Winnipeg, Archives and Records Control Branch. Plans by architects Northwood and Chivers, dated July 26 and September 11, 1933, associated with City of Winnipeg Building Permit #3608/1933.
28. Winnipeg Daily Times, August 3, 1883, p. 8.
29. "Wall mural underway in Old Market Square," The Downtowner, August 24, 1983, p. 1; and Ilana Simon, "Clients Find Shoes to Fit," Winnipeg Sun, April 12, 1987, p. 18.

30. Based on City of Winnipeg Assessment Records, plus a review of: City of Winnipeg, Inspector/Commissioner of Building(s), Record of Building Permits, 1900-1955.
31. David G. Holt, compiler, A Souvenir of the Province of Manitoba and the City of Winnipeg (Winnipeg: H. Buckle and Sons, Printers, 1886), p. 26.
32. City of Winnipeg Building Permit #2726/1905. Also see: Dorothy Garbutt, "The Bijou Passes," Winnipeg Tribune, January 16, 1956, found in: University of Manitoba, Department of Archives and Special Collections, Winnipeg Tribune: Subject Clipping Research Files, Microfilm Roll #136.
33. Ric Littlemore, "Three businesses razed, 7 damaged in overnight blazes," Winnipeg Tribune, April 5, 1979, found in: Winnipeg Tribune: Subject Clipping Research Files.
34. Winnipeg Core Area Initiative, 1986-1991 Core Area Agreement: Status Report of Programs and Projects to September 30, 1989 (Winnipeg: The authors, 1989), p. 2-9.
35. City of Winnipeg Permit #262/1975. Also see: George Jacob, "Two firemen hurt in morning blaze," Winnipeg Tribune, December 11, 1974, found in: Winnipeg Tribune: Subject Clipping Research Files.
36. "A Fierce Fire," Manitoba Daily Free Press, January 21, 1886; and "The Late Fire," Manitoba Daily Free Press, January 22, 1886. Also: The Commercial, January 26, 1886, p. 345.
37. Based on a review of Henderson's Winnipeg Directory, 1880-1912 (every second year), 1916, and 1920-1990 (every fifth year).
38. Ibid. Also refer to:
 - City of Winnipeg Historical Buildings Committee, 1986 - The Year Past: Report of the City of Winnipeg Historical Buildings Committee (Winnipeg: Department of Environmental Planning, n.d.), pp. 35-36;
 - City of Winnipeg Historical Buildings Committee, 1992-1993 - The Year Past: Report of the City of Winnipeg Historical Buildings Committee (Winnipeg: Planning Department, n.d.), pp. 51-58;
 - George B. Elliott, Winnipeg As It Is in 1874 and As It Was in 1860 (Ottawa: Free Press Office, 1875), p. 7;
 - Goad's Fire Insurance Plan of Winnipeg, 1895, Sheet 6;
 - Main Street, City of Winnipeg, Manitoba, 1881 (Winnipeg: H.A. Strong [?], 1881);
 - McPhillips Insurance Plans, City of Winnipeg, 1880 (Winnipeg: G. McPhillips), Sheet 11; Western Canada Fire Underwriters' Association, Fire Insurance Plans of the City of Winnipeg, Vol. 2, Plate 202.
39. "The New Ryan Block," Winnipeg Daily Sun, August 25, 1883, p. 3. Also: "Winnipeg To Undertake Surface Drainage Project," Western Canada Contractor and Builder 30, 8 (August 1933), p. 13.

40. From a review of LaRiviere & Gauvin's Manitoba Directory for 1876-1877; the Manitoba Directory Publishing Co.'s Manitoba Directory for 1877-1878 and 1878-1879; James Henderson's Directory of the City of Winnipeg for 1880-1884 and 1892-1894; and Steen & Boyce's 1883 Winnipeg City Directory.
41. City of Winnipeg, Inspector of Buildings, Record of Building Permits, 1903, information associated with the listing for City of Winnipeg Building Permit #122/1903 to rebuild the Banfield Block.
42. Refer to advertisement by Edward McCoskrie and Joseph Greenfield in the Henderson's Winnipeg Directory, 1880, p. 84.
43. Harold Kalman, A History of Canadian Architecture, Volume 2 (Toronto: Oxford University Press, 1994), pp. 599-600.
44. Compiled from:
 - City of Winnipeg Historical Buildings Committee, 1983 - The Year Past: Report of the City of Winnipeg Historical Buildings Committee (Winnipeg: Department of Environmental Planning, n.d.), pp. 29-30;
 - City of Winnipeg Historical Buildings Committee, 1986 - The Year Past, pp. 31-32;
 - City of Winnipeg, Inspector of Buildings, Record of Building Permits, 1900-1910 (search focused on Main Street projects only);
 - "City and Provincial," Manitoba Daily Free Press, June 10, 1881, p. 1;
 - "Dominion Official Dies in Winnipeg," Manitoba Morning Free Press, November 4, 1910, found in: Legislative Library of Manitoba, Manitoba Biography Scrapbooks, B4, p. 158;
 - "Personal," Canadian Architect and Builder XVIII, 209 (May 1905), p. x.
45. "The New Ryan Block," Winnipeg Daily Sun, August 25, 1883, p. 3.
46. "City and Province," Manitoba Daily Free Press, June 14, 1883, p. 8.
47. Winnipeg Daily Times, February 15-16, 1883, p. 5.
48. "City and Province," Manitoba Daily Free Press, March 20, 1883, p. 8.
49. Ibid., May 22, 1883, p. 8. The newspaper reported that into the cavity of the cornerstone "was placed a leather bag containing dust from the valley of the river Jordon (*sic*), a stone from Solomon's Temple, and some leaves from the banks of the Pool of Siloam."
50. Winnipeg Daily Times, December 19 and 20, 1883, p. 8; and December 21, 1883, p. 1.
51. City of Winnipeg Building Permits #25/1901 and #122/1903.

52. During a review of the annual Record of Building Permits (1900-1955) maintained by the City of Winnipeg's Inspector (Commissioner) of Building(s), it was noted that the Fraser-MacDonald partnership was listed among active contractors in 1905. However, the review was not done for the purpose of gathering detailed information on the pair's projects. Other biographical and project information has been drawn from the files of the City's Heritage Planner, Henderson's Winnipeg Directory, and selected issues of the Western Canada Contractor and Builder, 1920-1937.
53. "Short Lengths," Western Canada Contractor and Builder 32, 9/10 (September/October 1935), p. 22.
54. Compiled from:
- Rev. William Cochrane, editor, The Canadian Album. Men of Canada; or, Success by Example, in Religion, Patriotism, Business, Law, Medicine, Education and Agriculture, Volume III (Brantford, Ont.: Bradley, Garretson & Co., 1894), p. 180;
 - Holt, A Souvenir of the Province of Manitoba and the City of Winnipeg, p. 21;
 - Henry James Morgan, editor, The Canadian Men and Women of the Time: A Hand-book of Canadian Biography of Living Characters, Second Edition (Toronto: William Briggs, 1912), p. 987;
 - Steen [James E.] and Boyce [W.D.], compilers, Winnipeg, Manitoba and her Industries (Chicago/Winnipeg: Steen and Boyce, January 1882), p. 45;
 - Winnipeg Daily Tribune, Souvenir Publication - City of Winnipeg, Manitoba - Special Illustrated Edition (Winnipeg: J.C. Miller, 1891), p. 17;
 - "Thomas Ryan, 89, Former Mayor Of City, Is Dead," Winnipeg Tribune, November 24, 1937, found in: Legislative Library of Manitoba, Manitoba Biography Scrapbooks, B9, p. 59;
 - "Thomas Ryan, Once Mayor of City, Dies," Winnipeg Free Press, November 25, 1937, p. 4;
 - "Proprietor Of Early City Shoe Store George Ryan Dies At Age Of 89," Winnipeg Tribune, July 19, 1948, found in: Legislative Library of Manitoba, Manitoba Biography Scrapbooks, B10, p. 24.
55. "Manitoba," The Commercial, May 1, 1893, p. 921.
56. City of Winnipeg Historical Buildings Committee, 1990 - The Year Past: Report of the City of Winnipeg Historical Buildings Committee (Winnipeg: Planning Department, n.d.), pp. 47-48.
57. Henderson's Winnipeg Directory, 1919-1921, 1926-1929.
58. "Thos. Ryan, Once Mayor of City, Dies," Winnipeg Free Press, November 25, 1937, p. 4.
59. Winnipeg Daily Times, February 23, 1883.
60. Henderson's Winnipeg Directory, 1930-1934, 1938, 1942.

61. Compiled from:
- Manitoba Library Association, compilers, Pioneers and Early Citizens of Manitoba: A Dictionary of Manitoba Biography from the earliest times to 1920 (Winnipeg: Peguis Publishers, 1971), p. 10;
 - "A.F. Banfield Dies as Result of Long Illness," Winnipeg Morning Telegram, May 29, 1908, found in: Legislative Library of Manitoba, Manitoba Biography Scrapbooks, B3, p. 12;
 - "Unexpected Death Of A.F. Banfield," Manitoba Daily Free Press, May 30, 1908, p. 6.
62. G.H. Ham, "The City of Winnipeg: The Half-Way House of the Dominion of Canada," Toronto Daily Mail, January 8, 1887, p. 13.
63. Henderson's Winnipeg Directory, 1892-1895; and Souvenir: The City of Winnipeg, Canada 1901 (publication data unavailable; photocopy held in Legislative Library of Manitoba), p. 29.
64. Compiled from:
- B.M. Greene, editor, Who's Who in Canada 1927 (Toronto: International Press Ltd., 1927), p. 182;
 - B.M. Greene, editor, Who's Who in Canada 1930-31 (Toronto: International Press Ltd., 1932), p. 14;
 - C.W. Parker, editor, Who's Who and Why, Volumes 6 and 7, 1915-16 (Toronto: International Press Ltd., 1914), p. 15;
 - Who's Who and Why 1917-18 (Toronto: International Press Ltd., n.d.), p. 134;
 - "Conservatives Elect Banfield to Presidency," Winnipeg Tribune, February 18, 1925, found in: Legislative Library of Manitoba, Manitoba Biography Scrapbooks, B8, p. 41.
65. Henderson's Winnipeg Directory, 1919-1921, 1926-1934.
66. *Ibid.*, 1919, p. 167.
67. *Ibid.*, 1926, p. 105.
68. *Ibid.*, 1932-1934, 1938, 1942.
69. *Ibid.*, 1884-1894 (every second year).
70. *Ibid.*, 1896-1900 (every second year).
71. *Ibid.*, 1902-1912 (every second year), 1916, 1920, 1925, 1930.
72. From the obituary for T.J. Ainslie MacDonald (*sic*) in the Winnipeg Free Press, March 25, 1963, found in: Legislative Library of Manitoba, Manitoba Biography Scrapbooks, B13, p. 89.
73. Ilana Simon, "Clients Find Shoes to Fit," Winnipeg Sun, April 12, 1987, p. 18.
74. Henderson's Winnipeg Directory, 1962-1994 (every fourth year).

75. Rene Pollett, "Downtown shoe store bankrupt," Winnipeg Sun, December 16, 1993, p. 18; and "Independent footwear store goes out of business," Winnipeg Free Press, December 17, 1993, p. D7.
76. Henderson's Winnipeg Directory, 1934-1990 (every fourth year).
77. "The Banfield Block Is Burned," Manitoba Morning Free Press, February 18, 1903, p. 19.
78. See:
 - "Fire Destroys Old Landmark on Main St.," Winnipeg Tribune, Feb. 8, 1933, p. 1;
 - "Main Street Block is Guttled," Winnipeg Free Press, February 8, 1933, pp. 1-2;
 - "Banfield Block Swept by Fire," Winnipeg Free Press, February 9, 1933, p. 6.
79. See, for example: "The City of Winnipeg," The Commercial, Eighth Annual Supplement, February 14, 1893, pp. 637-638, 641.
80. "Winnipeg - Correspondence of The Canadian Architect and Builder," The Canadian Architect and Builder I, 1 (January 1888), p. 6.
81. Souvenir of Winnipeg, the Capital of Manitoba (Winnipeg: The Stovel Company, 1891), pp. 31-33.
82. Bellan, Winnipeg First Century, pp. 59-129.
83. "Under the Hammer - The Old Jail and Court House Knocked Down for \$1,125," Manitoba Daily Free Press, January 22, 1883, p. 8; and "City and Province," Manitoba Daily Free Press, January 23, 1883, p. 5, and January 24, 1883, p. 8.
84. "The Real Estate Boom - The Court House Property Sold," Winnipeg Daily Times, June 27, 1881, n.p.

APPENDIX I

George W. Northwood and Cyril W.U. Chivers¹

When George William Northwood and Cyril W.U. Chivers formed a partnership in ca.1928, it was not the first time they had been professionally associated. They briefly (1905) were in a firm known as Noffke, Northwood and Chivers of Ottawa and Winnipeg.² Their careers then followed separate, yet parallel paths, including distinguished military service overseas during World War I. Once reunited in a more enduring business relationship, Northwood and Chivers were among a small group of architects who dominated the local scene from the latter 1920s through the 1940s.

Those years of depression and war were lean ones for designers and builders given that the period was one of relative stasis between Winnipeg's pre-1914 and post-1945 development booms. It also was a time of intergenerational transition in the architectural profession. A number of key personalities of the early 1900s either left Winnipeg, retired or died – e.g., John D. Atchison, Max Blankstein, James and Colin Campbell Chisholm, Frank R. Evans, William Fingland, Lewis H. Jordan, James McDiarmid, Alex Melville, J.B. Mitchell, W. Percy Over, S. Frank Peters, John H.G. Russell, and John Woodman. However, others who would become prominent in the 1940s and 1950s initiated their careers in the inter-war years -- e.g., Cecil N. Blankstein, Lawrence J. Green, Herbert Moody, R.E. Moore, G. Leslie Russell, and Norman C.H. Russell. Indeed, at least two members of the latter group, Green³ and Moore,⁴ served stints as draughtsmen with Northwood and Chivers.

As indicated by the list below, Northwood and Chivers had a hand in several of the era's significant commercial and institutional contracts, including government-sponsored projects such as the Winnipeg Civic Auditorium and Dominion Public Building where a premium was placed on the use of local materials and labour to provide economic relief during the Great Depression.⁵ Their firm continued into the latter 1950s, eventually adding as principals Cyril's son, John A. Chivers, and Philip M. Casey.⁶

Northwood (1876-1959) was born and educated in Ottawa, then attended McGill University in Montréal. He took his final examinations with the Province of Québec Association of Architects in July 1900⁷ and spent most of his early career in partnership with Werner E. Noffke (1878-1964) of Ottawa.⁸ In 1905, he opened a branch of their firm in Winnipeg, an enterprise with which Chivers became briefly associated. Very soon after, however, it was Northwood's name that gained the most local prominence, although he maintained a connection with Noffke until ca.1907.⁹

Northwood undertook some projects with W.W. Blair in 1906, followed by several years in a solo practice designing houses and apartment blocks in the Crescentwood area, plus commercial and warehouse projects. He was engaged by such notable clients as the Bell Telephone Co., Northern Crown and Dominion banks, Telegram Printing (Publishing) Co., shoe wholesaler Thomas Ryan, jeweller D.R. Dingwall, banker and militia commander John Waller de Courcy O'Grady, grocery wholesalers S.C. Richards and A.H. Brown, and various property developers (e.g., Robinson and Black, J.C. Hicks and Edward Cass).

Northwood was active in the 90th Regiment (Winnipeg Rifles), served with the Eighth Battalion of the Canadian Expeditionary Force during World War I, and spent some time as a prisoner-of-war in Germany. He emerged from the service with the rank of major and a Military Cross. Upon resuming his architectural career, he entered a partnership with Raymond Carey (1919-22), then later was on his own for a time before joining with Chivers.

In 1931, Northwood was appointed superintendent of unemployment relief for Manitoba.¹⁰ Five years later, he was made a fellow of the Royal Architectural Institute of Canada.¹¹ He also served as a provincial representative to national discussions on post-World War II economic adjustment programs, was on the boards of the Manitoba Association of Architects, Manitoba Club and Sanatorium Board of Manitoba, and at his death was president of the Northern Canadian Mortgage Co. Ltd.¹²

The English-born Chivers (1879-1969) studied at the London Polytechnic Institute. After moving to Winnipeg in 1898, he apprenticed with architects S. Frank Peters and George Browne

Jr., then was employed in the Canadian Pacific Railway's construction and engineering department (1900-10), spending stints in field engineering and as chief draughtsman. He also undertook some freelance commissions, mainly in the residential sector, before opening his own office in 1910.

Chivers, who was an officer in the 34th Regiment, Fort Garry Horse, spent World War I overseas with the First Canadian Mounted Rifles and, like Northwood, was awarded the Military Cross. After returning to Winnipeg, he was a building inspector with the Soldiers' Settlement Board¹³ and resumed a solo professional practice. He was a long-standing member of the Engineers' Institute, Royal Architectural Institute of Canada and Manitoba Association of Architects.

Partial Inventory of Portfolios¹⁴

(Notes: The following information is not complete in terms of demolished structures. Street names are recorded, and clients' names are spelled, as found in the source.)

NORTHWOOD and CHIVERS

1928	Extension & new façade, St. Ignatius Parish Church, 255 Stafford at Jessie	
1928-29	Wheat Pool Building, 423 Main	\$400,000
1929	Ground-floor alterations, including new entrance, Great West Saddlery Factory/ Warehouse, 112-14 Market	
	Addition to River Heights (Robert H. Smith) School, 500 Kingsway	\$118,931
1929-30	Second Assiniboine Park Pavilion (principally designed by Chivers)	
1930	Dining room addition, Manitoba Club, Broadway & Fort	
	Addition to Riverbend Girls' School (now Balmoral Hall), Assiniboine River at foot of Young & Langside	

1930 (continued)	Royal Exchange Corporation Building to be leased to the Winnipeg Stock Exchange, East Main bet. McDermot & Bannatyne	\$ 16,000
	Canadian General Electric Building, 265 Notre Dame	\$225,000
	Addition to Selkirk General Hospital, Selkirk, Manitoba	
1930-31	Women's Tribute Memorial Lodge, 200 Woodlawn	\$ 32,000
1931	Addition to Children's Hospital, Aberdeen	\$ 40,000
	Children's clinic, to be built by the Manitoba government on Bannatyne	\$ 25,000 - 30,000
	10-room school at Kenora, Ontario	
1931-32	Winnipeg Civic Auditorium, St. Mary & The Mall (with Pratt & Ross and J.N. Semmens)	
1932	Imperial Bank of Canada, St. Mary's & St. Anne's	
1934	Alterations, ground floor, Paris Building, Portage & Garry	
	Supervision, new Post Office in Elmwood (principally by Northwood)	\$ 40,000
	Supervision, addition to Deer Lodge Hospital, for the Dominion Department of Public Works, Portage Avenue	
1934-35	Winnipeg Post Office addition, Portage & Garry (with Herbert Moody)	(demolished)
1934-37	Dominion Public (Federal) Building, SE Main & Water	
1935	Renovations to 324 Main, for the Canadian Fairbanks Morse Co.	(demolished)
1937	X-Ray Building, Winnipeg General Hospital (principally by Chivers)	
	Addition to Manitoba Cold Storage Co. Ltd. plant, Higgins (principally by Northwood)	\$250,000
	Remodelling of nurses' residence, for the Kenora (Ontario) General Hospital Board	\$ 11,000

1939	Singer Sewing Machine Co. Building, 590 Main	\$ 39,000
1946-47	Addition to St. John's Telephone Exchange, 405 Burrows	
1951-52	Toronto-Dominion Bank, 215 Portage at Fort (with W. & W.R.L. Blackwood & Craig of Toronto)	(demolished)

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BLAIR and NORTHWOOD

1906	Brick, stone & concrete warehouse & offices, for Thomas Ryan & Co., 44 Princess	\$ 65,000
	Brick warehouse & offices, for Henderson Directory Co., East Garry bet. Portage & Graham	\$ 25,000
	Metal-clad warehouse, for Beckett Can & Co., North Henry opposite Nena	\$ 8,000
	Frame dwelling, for Capt. Cape, North Wellington Crescent	\$ 2,500

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NORTHWOOD, G.W.

1905	Brick dwelling, for H.A. Naylor, Broadway at Shore	\$ 6,000
1906	Brick store, for Moore & Pitblado, West Hargrave bet. Portage & Ellice	\$ 500
1907	Frame dwelling, Northwood as owner-architect, Wellington & Wardlaw	\$ 4,500
	Brick exchange building, for Bell Telephone Co., Corydon at John	\$ 40,000
	Frame dwelling, Robert Watson owner & contractor, East Erin	\$ 1,000
	Frame dwelling, H. Burbidge, Ethel opposite #207	\$ 4,500
1908	Frame dwelling, for A.E. Gibson, South Wellington bet. Helen & Hugo	\$ 7,500
	Brick dwelling, for J.W. de C. O'Grady, Evergreen Place	\$ 25,000

1908 (continued)	Northern Crown Bank, Portage & Sherbrook	(demolished)
1909	Frame dwelling, for Dudley Realty Co., North Dudley between Helen & Aynsley	\$ 14,400
	Frame dwelling, for F.H. Bole, Southeast Gertrude & John	\$ 4,500
	Frame & stone veneer dwelling, for S.C. Richards, North Yale bet. Stafford & Wentworth	\$ 15,000
	Brick veneer dwelling, for S.M. Burbidge, North Harvard bet. Guelph & Harrow	\$ 8,000
	Brick apartment block, Lancaster Apartment Co., North Spadina at Rose	\$ 35,000
	Frame dwelling, for C.H. Mansur(?), South Wellington at Gertrude	\$ 6,000
	Brick dwelling, R. Watson owner & contractor, West Balmoral Place	\$ 9,000
	Brick apartment block, for D. Kirkerod, Southeast Qu'Appelle & Carlton	\$ 35,000
	Frame dwelling, for A.H. Brown, South Dorchester bet. Harrow & Stafford	\$ 5,000
	Interior repairs, Northern Crown Bank, Portage & Fort	\$ 800
	Addition, for J.W. de C. O'Grady, 175 Mayfair	\$ 2,500
	Brick dwelling, for Mrs. F.M. McDonald, Wellington opposite Academy	\$ 15,000
	Frame dwelling, for J.F. Carmichael, North Yale bet. Guelph & Wilton	\$ 7,000
	Frame apartment block, for J.C. Hicks, Wellington at Helen	\$ 16,000
	Addition to Guest Block, for Robinson & Black, 596 Main	\$ 5,500

1909 (continued)	Brick apartment block, for H. & H. Co., Southeast Qu'Appelle & Carlton	\$ 28,000
1910	Fireproof offices, Telegram Printing Co., West Adelaide between McDermot & Notre Dame	\$ 22,000
	Frame apartment block, for J.C. Hicks, Southwest McMillan & Helen	\$ 12,000
	Brick stores & offices, for J. McGreevy or McCreavy, Southwest Princess & Notre Dame	\$ 70,000
	Brick apartment block, for Wellington Apartment Co., South Wellington between Hugo & Helen	\$100,000
	Brick and rough-cast dwelling, for T. Webb, Stradbrook Place at Nassau	\$ 11,000
	Dominion Bank, Southeast Sherbrook & Notre Dame	\$ 25,000
	Major addition & alterations, Northern Crown Bank, Southwest Portage & Fort	\$ 80,000
	Stone veneer dwelling, for C.H. Whitaker, Northeast Harvard & Wilton	\$ 17,000
	Frame dwelling, for D.R. Dingwall, North Harvard bet. Wilton & Rockwood	\$ 8,400
	Brick apartment building, for Sharpe & Machray, East Main between Jarvis & Sutherland	\$ 60,000
	Printing office alterations, Telegram Printing Co., Southwest Albert & McDermot	\$ 7,000
	Frame apartment block, for J.C. Hicks, Northwest McMillan & Lilac	\$ 12,000
	Brick warehouse extension, Davidson Manufacturing Co., East May opposite Heaton	\$ 17,000
	Brick apartment block, for C.S. Shipman, Northeast Bannatyne & Kate	\$ 50,000
1911	Brick warehouse, for Richards & Brown, 132-34 James	\$ 30,000
	Brick dwelling & addition, for D.L. Mather, East Evergreen Place	\$ 7,000

1911 (continued)	Dwelling addition, for H.A. Burbidge, 208 Kingsway	\$ 3,500
	Frame dwelling, for G. Turner(?), East Lipton bet. Westminster & Portage	\$ 4,200
	Brick dwelling, for P. Ulrich, West Balmoral Place	\$ 13,500
	Brick veneer & stucco dwelling, for S. Richards, South Wellington bet. Harrow & Academy	\$ 19,000
	Frame garage, for Capt. W. Robinson, 264 Roslyn	\$ 600
	Brick dwelling, for J.M. Black, West Wilmot Place	\$ 24,000
1912	Finnie Murray Block, 321 McDermot	\$ 81,500
	Notre Dame Investment Co. (Commercial) Building, fireproof offices, 169 Pioneer	\$150,000
	Brick office addition, Telegram Publishing Co., Adelaide bet. McDermot & Notre Dame	\$ 4,000
	Brick veneer dwelling & garage, for A. Benard, West Assiniboine bet. Blanchard & Cornish	\$ 26,000
	Brick warehouse addition, for Richards & Brown, 132-34 James	\$ 30,000
	Dwelling addition, for E.E. Sharpe, 144 Roslyn	\$ 5,500
	Dwelling addition & garage, for J. Fisher, 68 Yale	\$ 6,500
	Brick veneer dwelling, for Mrs. R.J. White, North Yale between Harrow & Stafford	\$ 19,000
	Brick veneer & stucco dwelling, for A.H. Brown, East Oxford bet. Godfrey & Colquhoun	\$ 10,000
	Commercial building, for J. Fisher, 201-05 Main	(demolished)
	Bank of Ottawa addition, 363 Main	(demolished)
	Brick bank & store, for Robinson & Black, Northeast Portage & Arlington	\$ 16,000
1913	Brick apartment block, for W.B. Lawrence, North Spadina bet. Scott & Clark	\$ 60,000

1913 (continued)	Remodelling of warehouse, for G.F. & J. Galt, Southeast Bannatyne & Princess	\$ 25,000
	Brick dwelling, for Rev. C.W. Gordon (University Women's Club), 54 West Gate	\$ 25,000
	Swimming pool (open air), City of Winnipeg, North Sargent bet. Wall & Downing	(replaced)
	Brick drill hall (Minto Armouries), Dominion Dept. of Public Works, Northeast Livinia (St. Matthews) at Minto*	\$520,000
	Alterations to Moss House, 218 Roslyn**	\$ 3,500
1913-14	Pantages Theatre, South Market bet. Main & Rorie (with B. Marcus Priteca of Seattle, Washington)	\$210,000
1914	Addition to 201-05 Main, for J. Fisher	(demolished)
	Brick & stucco dwelling, Frid-Lewis Co. owner & contractor, Southwest Harvard & Harrow	\$ 17,000
1920	Frame dwelling, Northwood as architect-owner, Northeast Academy & Cambridge	\$ 5,500
	Brick dwelling, for B.M. Armstrong, Southeast Kingsway & Guelph	\$ 20,000
1923	Brick nurses' residence, Winnipeg General Hospital, McDermot	\$113,650
	Alter block, for First National Investment, Southeast Sherbrook & William	\$ 5,000
1924	Brick addition, All Saints Church, Osborne & Broadway	\$ 4,000
1925	Brick Polish church, 846 Burrows	\$ 20,000
	Warehouse alterations, for M. Bull, 157 Portage	\$ 4,500
1927	Theatre, for J.E. Bailey, Marion bet. Tache & Kenny	
??	C.C. Henback(?) house (Tuxedo Park)	

* Need to confirm whether Northwood designed this building or was the supervising architect.

**From previous research on the Moss House prepared for the City of Winnipeg.

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NORTHWOOD and CAREY

1919	Dominion Bank alterations, Southeast Portage & Sherbrook	\$ 4,000
	Addition & alterations, Winnipeg Paint and Glass Co. Building, 179 Pioneer	(demolished)
	Brick commercial building, for J.K.L. Ross, Southeast Lombard & Rorie	(demolished)
1920	Alterations to Hudson's Bay Co. office building, 208 Main	\$ 12,000
1921	Redevelopment of the White & Manahan store, 500 Main, into the Union Bank Savings Annex	\$120,000
1922	Bank alterations, for Toronto General Trusts Corp., 363 Main	(demolished)
	Brick veneer dwelling, for R.A. Rogers, 64 Nassau	\$ 9,000
	Alterations, Dominion Bank, Southwest Redwood & Main	\$ 850
??	Soldiers' Pavilion & Reception Hospital for the Insane, Selkirk, Manitoba	

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CHIVERS, C.W.U

(Note: The following list is very incomplete. It is known from a review of the City's annual permit ledgers that Chivers had commissions in 1905, 1907, 1910, 1912, 1914, 1922, and 1925, but the details of these projects have yet to be compiled.)

1909	McMurray (McGowan) House, 127 Rupertsland	
1926	Winnipeg School District school, Borrowman & Jamison	
??	G.R. Crowe house Col. Thompson house Mr. Dobell house A. Reid house Cumberland Block Hugo Apartments Ninette Sanatorium Allan Morrison house (Tuxedo Park) William A. Smith house (Tuxedo Park)	

1. Unless otherwise noted, the following information is based on biographical and building profile data accumulated by researchers over the years and maintained in the files of the City of Winnipeg's Heritage Planner.
2. In the Winnipeg Morning Telegram of April 4, 1905 (p. 11), the classified advertising list of architects included Northwood and Noffke, architects and structural engineers, Ottawa and Winnipeg. By April 11, 1905 (p. 11), the same list identified the firm as Northwood, Noffke and Chivers, architects and structural engineers, Ottawa and Winnipeg.
3. Henderson's Winnipeg Directory, 1931.
4. Ibid., 1935.
5. See, for example: "Dominion Public Building will be Notable Addition to Winnipeg's Skyline; Estimated that 80% of total cost goes to labour -- Manitoba materials used," Winnipeg Magazine IX, 1 (September 1935), pp. 6, 12.
6. The firm continued to be listed in Henderson's Winnipeg Directory up to 1958. As of the 1959 edition, however, John Chivers was on his own.
7. "Province of Quebec Association of Architects," Canadian Architect and Builder XIII, 8 (August 1900), p. 152.
8. According to one early biographical sketch, Northwood initially associated with a K. Arnoldi of Ottawa. [See: C.W. Parker, editor, Who's Who in Western Canada, Volume I, 1911 (Vancouver: Canadian Press Association Ltd., 1911), p. 299; and Parker, ed., Who's Who and Why, Volume 3, 1913 (Vancouver: International Press Ltd., 1913), p. 623.] If this was so, Northwood soon (i.e., still in 1900) joined with W.E. Noffke. [See Noffke biography in: Charles G.D. Roberts and Arthur L. Tunnel, editors, The Canadian Who's Who, Volume II, 1936-1937 (Toronto: Trans-Canada Press, 1936), p. 831.]
9. Northwood, Noffke and Chivers were attributed with at least one 1905 project -- the addition of a storey to a brick building at Portage and Fort for J.W. de C. O'Grady (City of Winnipeg Building Permit #2351/1905). Shortly thereafter, however, Northwood alone was listed as architect of the Naylor House on Broadway (City of Winnipeg Building Permit #2416/1905) and no further projects were identified with the partnership. [See: City of Winnipeg, Inspector of Buildings, Record of Building Permits, 1905.] Northwood, Noffke and Chivers were belatedly noted in the 1906 edition of Henderson's Winnipeg Directory. A listing for Northwood and Noffke reappeared in the 1908 edition, reinforcing information from another source to the effect that some type of professional relationship between the two men lasted until 1907 although the partnership was not identified as such in the Record of Building Permits. [Refer to Noffke biography in: Roberts and Tunnel, eds., The Canadian Who's Who, Volume II, 1936-1937, p. 831.]
10. "Heads Manitoba Relief," Western Canada Contractor and Builder 28, 10 (October 1931), p. 10. Also refer to: George W. Northwood, "Only employment can cure unemployment," Western Canada Contractor and Builder 30, 8 (August 1933), p. 14.
11. "Geo. W. Northwood Elected Fellow (*sic*) of the Royal Architectural Society," Western Canada Contractor and Builder 33, 1/2 (January/February 1936), p. 13. Also: "The Twenty-Ninth

General Annual Meeting[,] Royal Architectural Institute of Canada," The Journal (Royal Architectural Institute of Canada) XIII, 3 (March 1936), pp. 54, 59.

12. "George W. Northwood Dead at 83," Winnipeg Free Press, December 15, 1959, p. 38.
13. Henderson's Winnipeg Directory, 1920.
14. Drawn principally from:
 - City of Winnipeg Historical Buildings Committee, The Year Past - Report of the City of Winnipeg Historical Buildings Committee, selected issues, 1980-1992/93;
 - City of Winnipeg, Inspector/Commissioner of Building(s), Record of Building Permits, 1900-April 1925 (names of architects no longer recorded after that point);
 - Jill Wade, compiler, Manitoba Architecture to 1940: A Bibliography (Winnipeg: University of Manitoba Press, 1976);
 - Western Canada Contractor and Builder, selected issues, 1920-1937;
 - Biographical sketch of C.W.U. Chivers in: C.W. Parker, editor, Who's Who and Why, Volume 5, 1914 (Vancouver: International Press Ltd., 1914), p. 205.

492 MAIN STREET – FORMER MACDONALD SHOE STORE

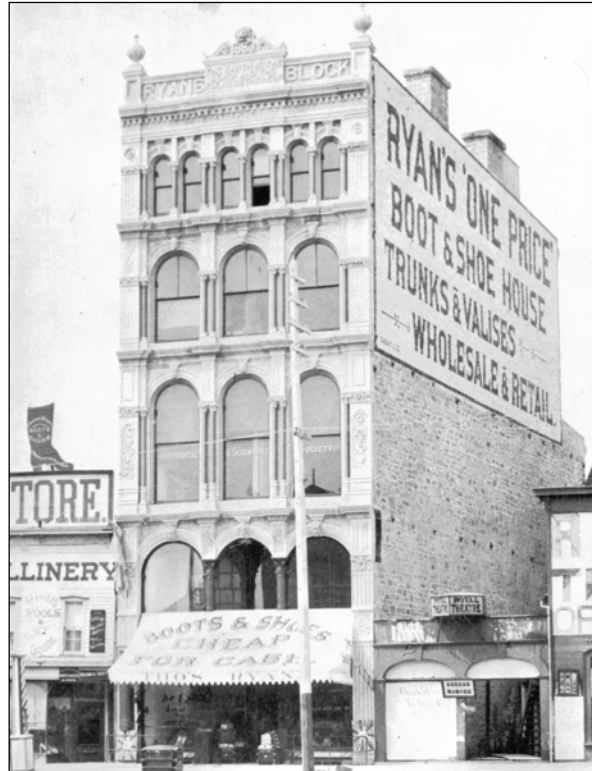


Plate 1 – Ryan Boot and Shoe House, 492 Main Street, n.d. (Provincial Archives of Manitoba, Gisli Goodman Collection, #390.)



Plate 2 – West side of Main Street between Bannatyne and William avenues, June 21, 1919. (Provincial Archives of Manitoba, Foote Collection #1698.)

492 MAIN STREET – FORMER MACDONALD SHOE STORE

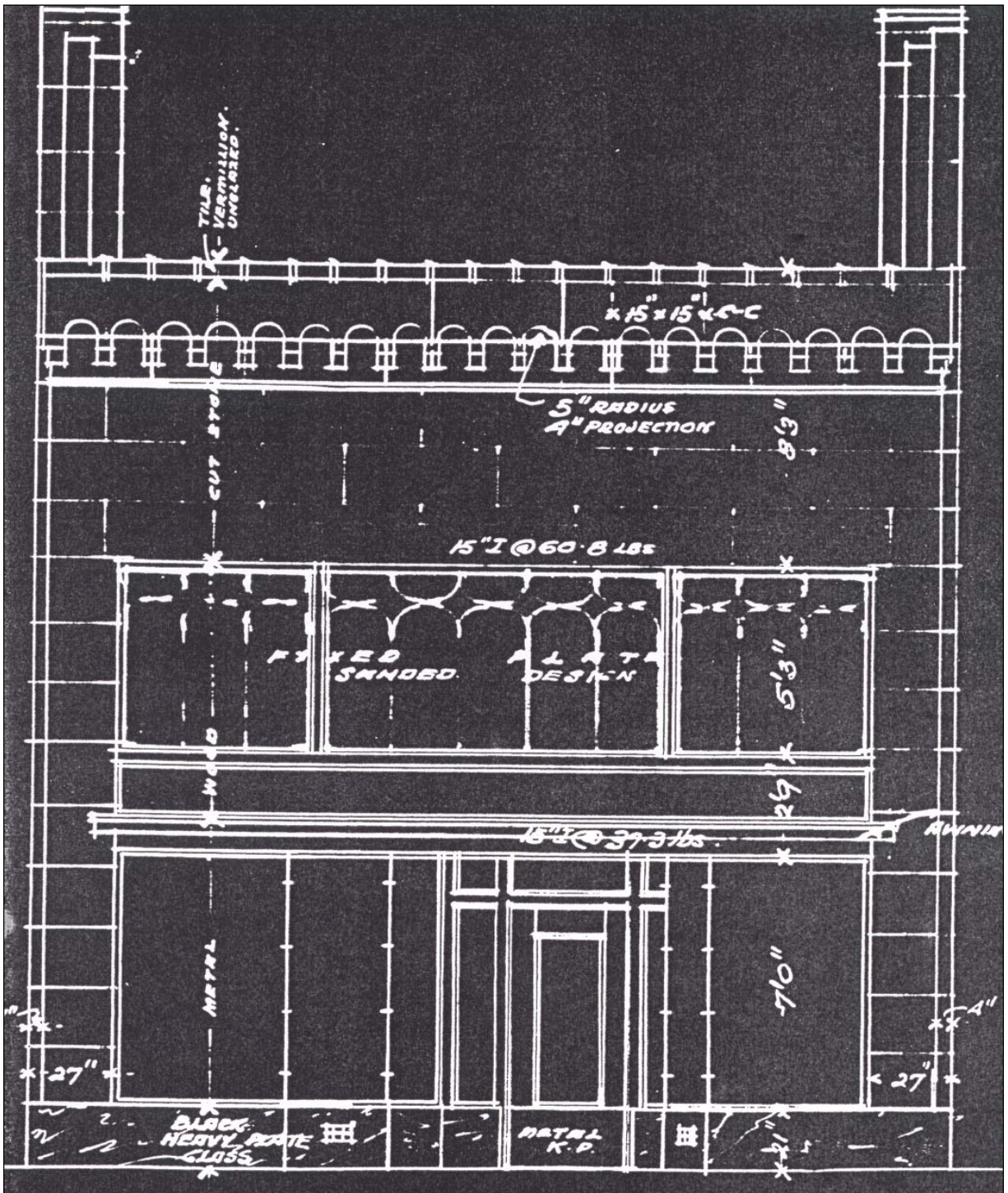


Plate 3 – 492 Main Street, "New Main Street Elevation," 1933. (City of Winnipeg Archives, Architects' Plans, #3608/1933.)

492 MAIN STREET – FORMER MACDONALD SHOE STORE



Plate 4 – West side of Main Street after the fire at the Clements Block, April 24, 1979.
(Winnipeg Free Press Collection, Western Canada Pictorial Index, #1074-32179.)

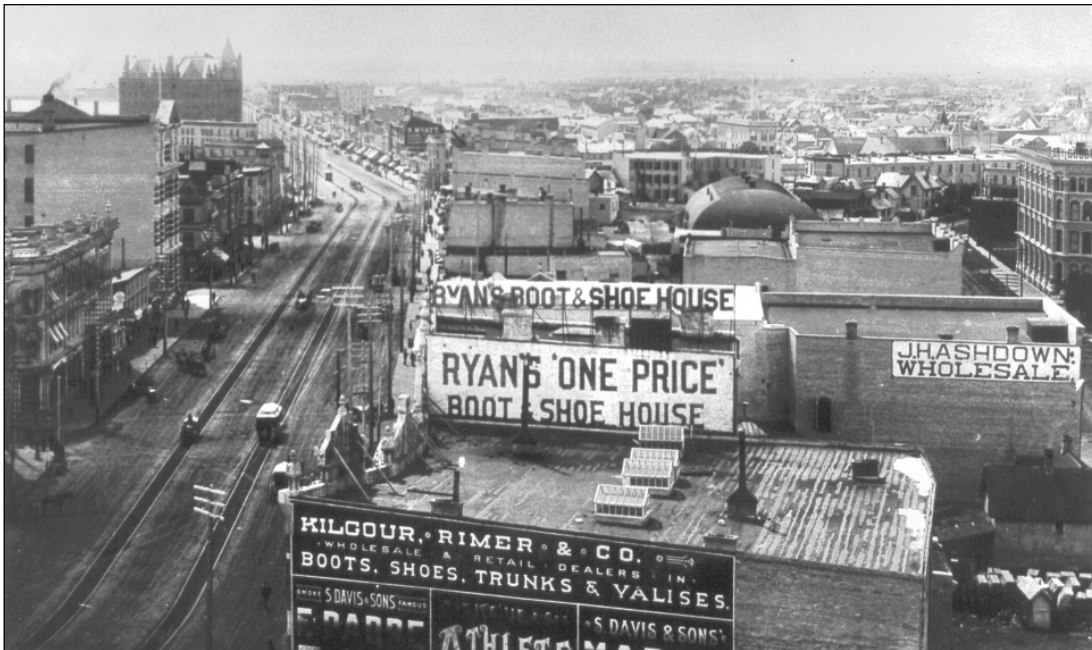


Plate 5 – Main Street looking south from City Hall, Ryan Block in foreground, ca. 1895.
(Provincial Archives of Manitoba, Winnipeg - Views c1895, #2.)

492 MAIN STREET – FORMER MACDONALD SHOE STORE

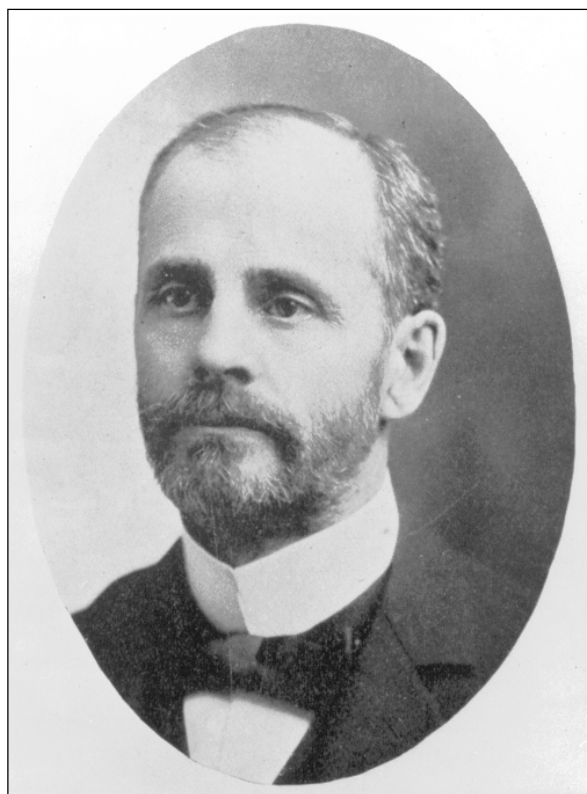


Plate 6 – Thomas Ryan (1849-1937), 1902. (Provincial Archives of Manitoba, Collective Personalities 2/41-3).