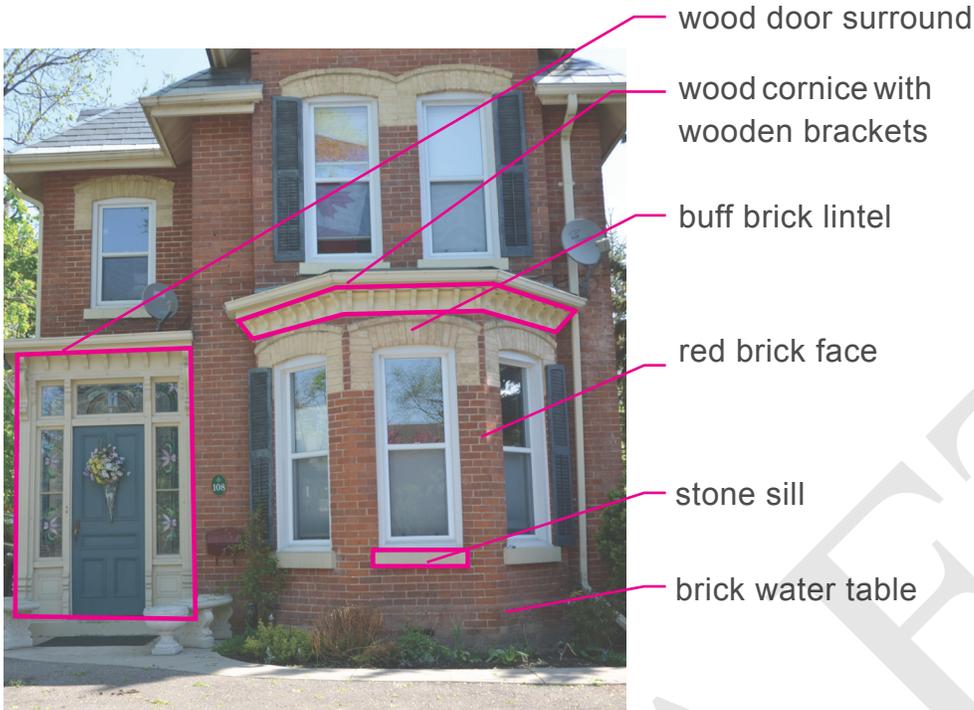


CONSERVATION BRIEF 1 | WALLS & CLADDING



Common cladding elements on a historic brick building

Appearance & Function

Brick, stone, wood siding, and stucco are common exterior wall materials found in the District. In addition to serving essential structural and weathering functions, they also help define the building's character and style. The repeated use of locally sourced cladding materials can add visual richness to a district. Brick, in particular, was widely used in downtown Brampton due to the plentiful clay in the area that resulted in local brick manufacturing. Masonry details such as the finish dressing, colour, texture, coursing pattern, and width and profile of the joints are also important in defining the character of historic buildings.

Conservation Rationale

If maintained properly, historic exterior walls are resistant to weathering and damage. They can often easily be rehabilitated using simple techniques, such as gentle washing. Where possible, historic exterior walls should be retained and repaired with traditional materials and methods. When repairing walls or cladding, be sure to identify the cause of any identified problem, rather than just remedying its symptoms.

Historic Brick

Extra care is needed when working with historic bricks, which are softer than modern ones. They absorb and release moisture, expanding and contracting in the process, thus requiring softer lime-based mortar.

Cement-based mortars are too hard and impermeable for use with historic brick, and can result in accelerated weathering, moisture problems, and damage.



Further Reading:

Mark Fram. *Well Preserved: The Ontario Heritage Foundation's Manual of Principles and Practice for Architectural Conservation*. **Pages 126-147.**

Parks Canada. *Standards & Guidelines for the Conservation of Historic Places in Canada: Masonry* (<http://www.historicplaces.ca/media/18072/81468-parks-s+g-eng-web2.pdf>) **Pages 222-228.**

National Parks Service, Technical Preservation Services. *Preservation Brief 2: Historic Masonry Buildings*. (<https://www.nps.gov/tps/how-to-preserve/briefs/2-repoint-mortar-joints.htm>)

CONSERVATION BRIEF 1 | WALLS & CLADDING

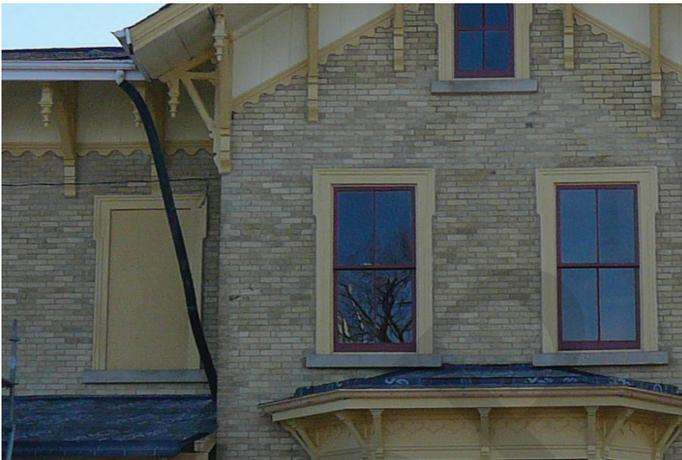
Examples of Historic Walls and Cladding Commonly Found in the District:



Red brick



Siding



Buff brick



Polychrome brick



Natural stone



Stucco

CONSERVATION BRIEF 2 | ROOFS



cross gable

bargeboard

ridgeline

finial

gabled dormer

roofing material
(e.g. slate, wood
shingles)

pitched roof

eaves

Appearance & Function

Roofs are among the most important features of historic buildings and come in a wide variety of shapes, proportions, materials and finishes. In addition to serving essential functions such as protection from the elements and structural support, they also help define the building's character and style. As such, alterations to the roof, including the placement or alteration of dormers, should be carried out after considering the building as a whole.

Conservation Rationale

Conserving the roof form and details of heritage buildings has both practical and aesthetic benefits. Traditional materials tend to be more durable, with lower long-term maintenance costs. Roofs often contain decorative elements that are key features of the architectural character of the building and contribute to the area's rich roofscape. They often also feature traditional construction methods and materials. When conducting roof repairs, be sure to identify the cause of the identified problem, rather than just remedying its symptoms.

Further Reading:

Mark Fram. *Well Preserved: The Ontario Heritage Foundation's Manual of Principles and Practice for Architectural Conservation*. **Pages 122-124.**

Parks Canada. *Standards & Guidelines for the Conservation of Historic Places in Canada: Roofs*. (<http://www.historicplaces.ca/media/18072/81468-parks-s+g-eng-web2.pdf>) **Pages 139-145.**

National Parks Service, Technical Preservation Services. ***Preservation Brief 4: Roofing for Historic Buildings***. (<https://www.nps.gov/tps/how-to-preserve/briefs/4-roofing.htm>)

CONSERVATION BRIEF 2 | ROOFS

Examples of Historic Roofs Commonly Found in the District:



Pitched with cross-gables



Hipped



Hipped with cross-gable



Soffit and eaves detail

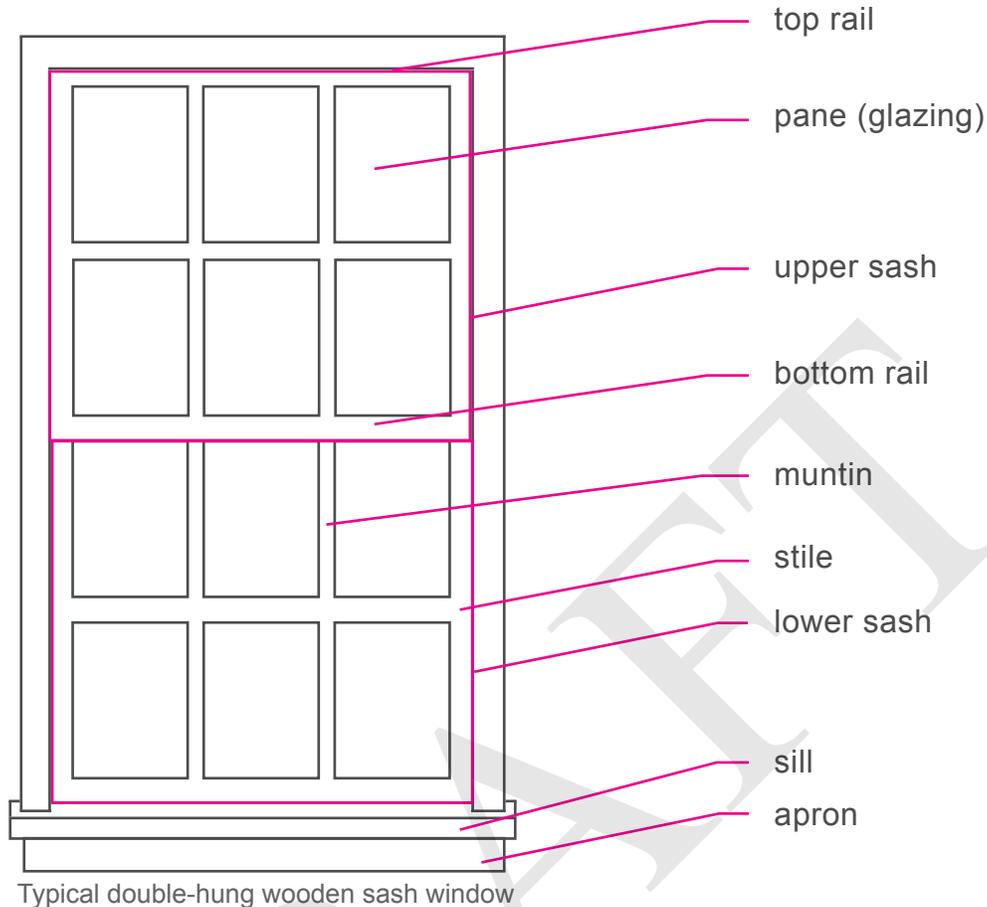


Pitched with gabled dormers



Bargeboard and finial details

CONSERVATION BRIEF 3 | WINDOWS



Appearance & Function

Windows contribute to a building's character and style through their type, arrangement, size and detailing. They control the proportions of the main façade and help define how a building appears within a streetscape. They also provide important functions such as insulation and weather protection, security, lighting and ventilation.

Conservation Rationale

Conserving traditional windows in heritage buildings maintains both the function and character of the building. Traditional windows can have a prolonged service life because individual components can be refurbished, repaired or replaced. In contrast, contemporary window systems tend to be manufactured as sealed units that are typically replaced in their entirety. When repairing traditional windows, be sure to first identify the cause of the identified problem, rather than just remedying its symptoms.

Further Reading:

Mark Fram. *Well Preserved: The Ontario Heritage Foundation's Manual of Principles and Practice for Architectural Conservation*. **Pages 148-155.**

Parks Canada. *Standards & Guidelines for the Conservation of Historic Places in Canada: 4.3.5. Windows, Doors & Storefronts*. (<http://www.historicplaces.ca/media/18072/81468-parks-s+g-eng-web2.pdf>) **Pages 153-159.**

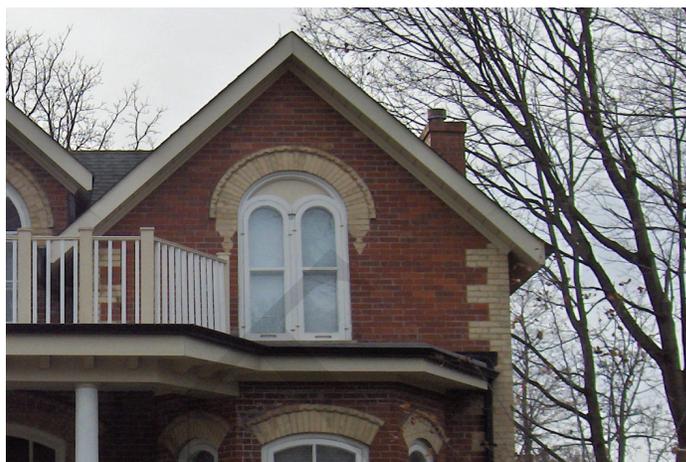
National Parks Service, Technical Preservation Services. **Preservation Brief 9: Historic Wooden Windows**. (<https://www.nps.gov/tps/how-to-preserve/briefs/9-wooden-windows.htm>)

CONSERVATION BRIEF 3 | *WINDOWS*

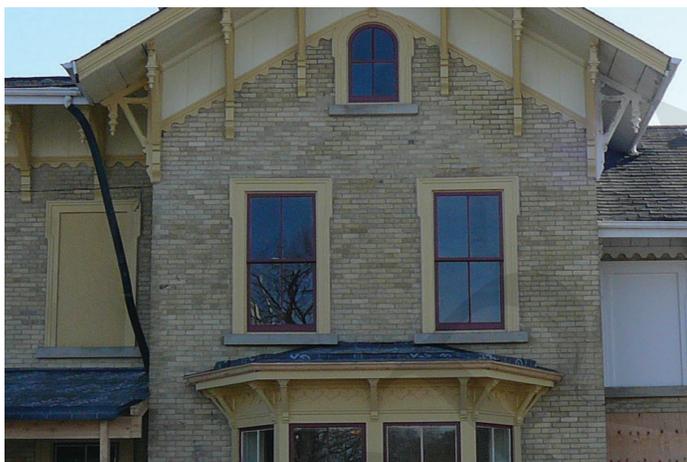
Examples of Historic Windows Commonly Found in the District:



Wooden Box Sash



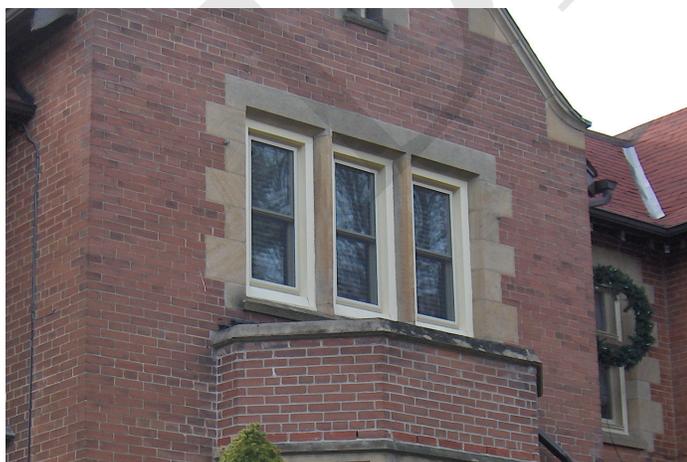
Round-headed



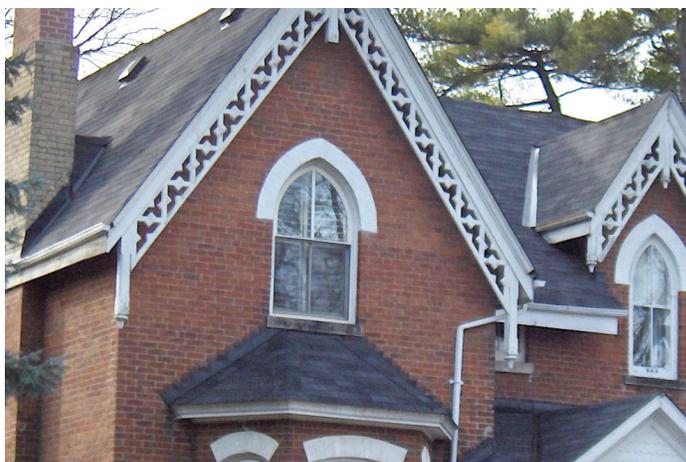
2/2 (two panes over two panes) with surrounds



Decorative window surrounds and shutters

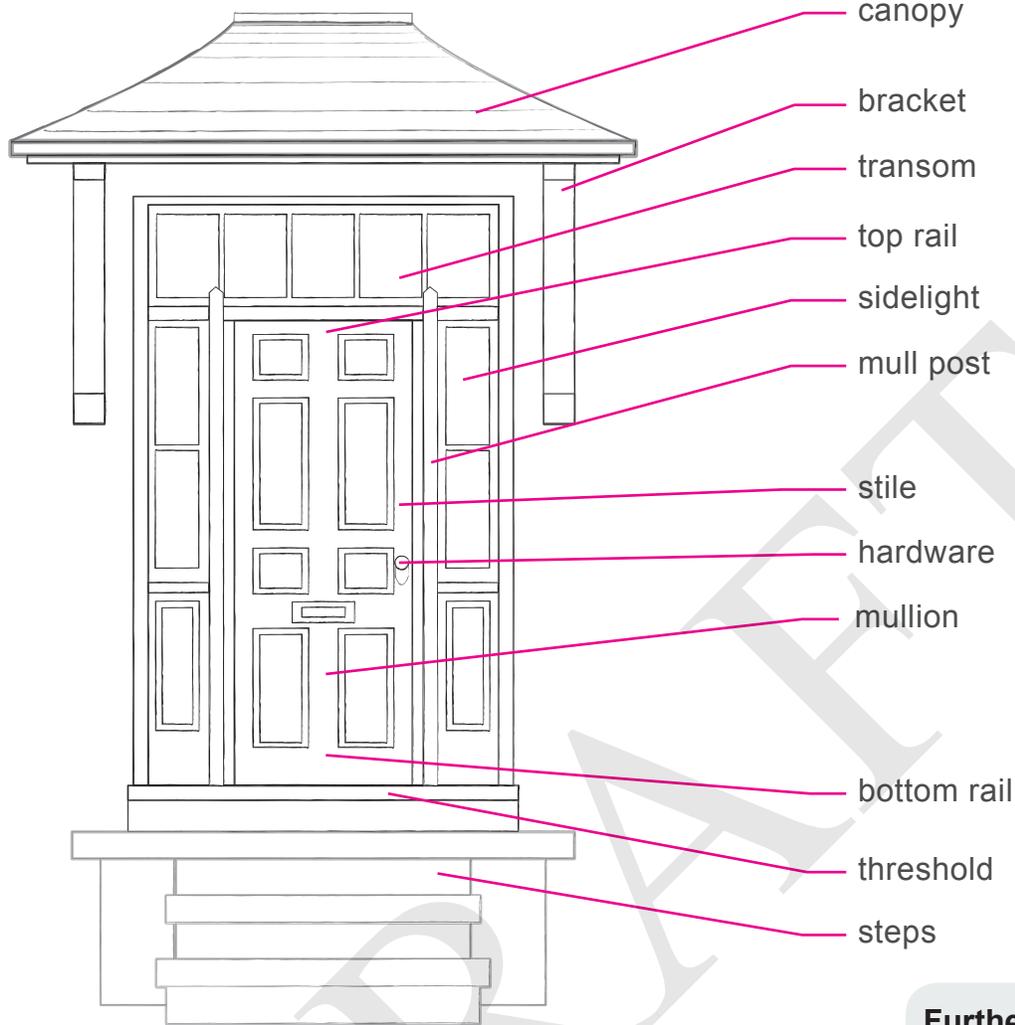


Flat-headed windows with stone surrounds



Pointed-arch headed

CONSERVATION BRIEF 4 | DOORS



Appearance & Function

Doors and entrances are among the most conspicuous features of a building and often central to its design and function. The arrangement of doors, their materials and details contribute to the architectural character of buildings and districts.

Conservation Rationale

Conserving historic doors is important to maintaining the character of a building. Traditional door components can be refurbished, repaired or replaced, providing long-term cost savings over door replacement. Be sure to identify the cause of any problem, rather than just remedying the symptoms. Where replacement is necessary, careful consideration should be given to materials, finishes and details.

Further Reading:

Mark Fram. *Well Preserved: The Ontario Heritage Foundation's Manual of Principles and Practice for Architectural Conservation*. Pages 156-159.

Parks Canada. *Standards & Guidelines for the Conservation of Historic Places in Canada: Windows, Doors & Storefronts*. (<http://www.historicplaces.ca/media/18072/81468-parks-s+g-eng-web2.pdf>) Pages 153-166.

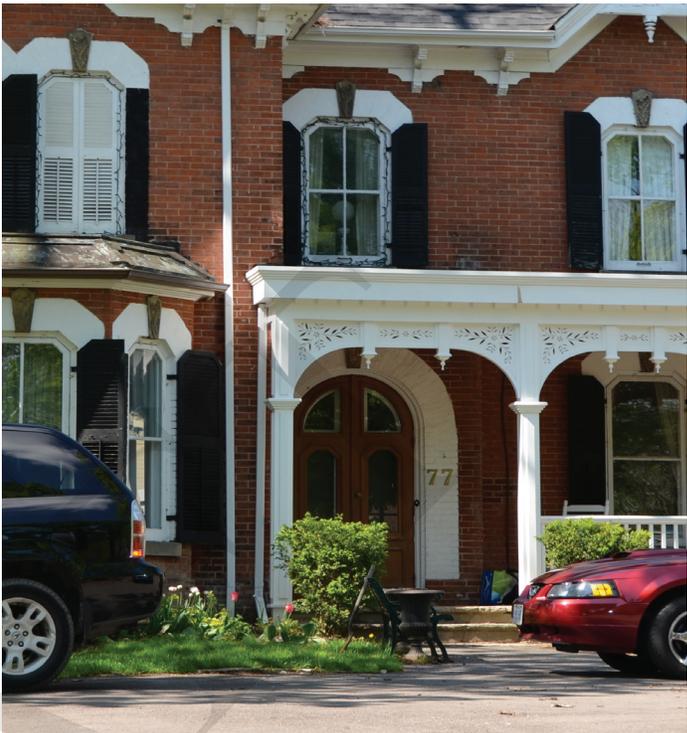
National Parks Service, Technical Preservation Services. *Preservation Brief 45: Historic Wood Porches* (<https://www.nps.gov/tps/how-to-preserve/briefs/45-wooden-porches.htm>)

CONSERVATION BRIEF 4 | DOORS

Examples of Historic Doors Commonly Found in the District:



Panelled door with sidelights and transom



Round-headed panelled door in brick arch



Glazed panelled door in segmental arch



Panelled door with ornamental wood surround

CONSERVATION BRIEF 5 | PORCHES



- 1 entablature
- cornice
- architrave
- column
- 2 balustrade
- top rail
- balusters
- hand rail
- newel post
- steps

Appearance & Function

Front porches, verandas and porticos contribute to the character of historic buildings and the rhythm of streetscapes while providing protection from the elements. Historically, porches, verandas and porticos were features used to embellish the style of a building by adding detailed woodwork, columns, or brackets, and expressive roofs or roof-top decks.

Conservation Rationale

Porch conservation is important to retaining architectural character. With basic maintenance, historic porches are resistant to weathering and damage. They can often easily be rehabilitated using simple techniques, such as painting and gentle washing. Where possible, porches should be retained and repaired with traditional materials and methods; be sure to identify the cause of any problem, rather than just remedying the symptoms. Where replacement is necessary, careful consideration should be given to using materials, finishes and details which closely match the original.

Further Reading:

Mark Fram. *Well Preserved: The Ontario Heritage Foundation's Manual of Principles and Practice for Architectural Conservation*. **Pages 156-159.**

Parks Canada. *Standards & Guidelines for the Conservation of Historic Places in Canada: Entrances, Porches & Balconies* (<http://www.historicplaces.ca/media/18072/81468-parks-s+g-eng-web2.pdf>) **Pages 160-166.**

National Parks Service, Technical Preservation Services. **Preservation Brief 45: Historic Wood Porches** (<https://www.nps.gov/tps/how-to-preserve/briefs/45-wooden-porches.htm>)

CONSERVATION BRIEF 5 | *PORCHES*

Examples of Porches Commonly Found in the District:



CONSERVATION BRIEF 6 | LANDSCAPE



Appearance & Function

Historically, the District's buildings and landscape design responded to opportunities and constraints created by natural topographical features, including the Etobicoke floodplain. A mature tree canopy comprising a variety of species is central to the area's character. Other plantings and natural surfaces of the area surrounding buildings are part of the landscape experience of the place as a whole. The arrangement of trees, bushes, grass, walls, fences, terraces, paths and pavings all contribute to the heritage value of individual properties and the combined streetscape.

Conservation Rationale

If well maintained, historic paving and boundary treatments are resistant to weathering and damage. Thoughtful and harmonious additions to the existing landscape are encouraged. Careful consideration should be given to changes to grading and topography, as these affect the historic siting, visibility and usability of historic buildings and landscapes.

New Tree Planting:

Planting new trees is encouraged on properties along Main Street South to continue to support the "green procession" character of the District.

When planting new trees, select native species so that they have the best chance of survival and success in the local climate and ecosystem.

Select 60-70mm caliper trees to plant, which will be most likely to grow to the full maturity consistent with the District's character tree canopy.

Disperse your tree plantings and locate them away from hardscaping to allow space for their roots to extend, so they can grow to full maturity.

(City of Brampton Deciduous and Coniferous Tree Planting Details)

Further Reading:

Mark Fram. *Well Preserved: The Ontario Heritage Foundation's Manual of Principles and Practice for Architectural Conservation*. **Pages 104-107.**

Parks Canada. *Standards & Guidelines for the Conservation of Historic Places in Canada: Vegetation & Landforms* (<http://www.historicplaces.ca/media/18072/81468-parks-s+g-eng-web2.pdf>) **Pages 78-85.**

National Parks Service, Technical Preservation Services. **Preservation Brief 36: Protecting Cultural Landscapes** (<https://www.nps.gov/tps/how-to-preserve/briefs/36-cultural-landscapes.htm>)

CONSERVATION BRIEF 6 | *LANDSCAPE*

The mature and diverse tree canopy is significant to the District's character.



CONSERVATION BRIEF 7 | ADDITIONS



The addition at left is: subordinate to and set back from the host building; uses complementary materials (board-and-batten cladding) consistent with materials used in the District; and has a similar roof shape and fenestration pattern.

Conservation Rationale

Buildings and districts evolve over time to provide additional space and accommodate new patterns of use. New additions to historic buildings can help historic buildings address changing circumstances while conserving their cultural heritage value and the character of the district. Successful additions to historic buildings respect their context and conserve key characteristic features, historic materials, and spatial relationships.

Additions that are distinctive yet complementary to the historic architecture are encouraged; they use the historic building as a starting point and work cohesively with it, reflecting contemporary uses while respecting the original design. Harmonious designs can be achieved by understanding the design of the historic building, identifying opportunities and limitations for new construction, and paying close attention to materials, building form, landscape and site planning.

Further Reading:

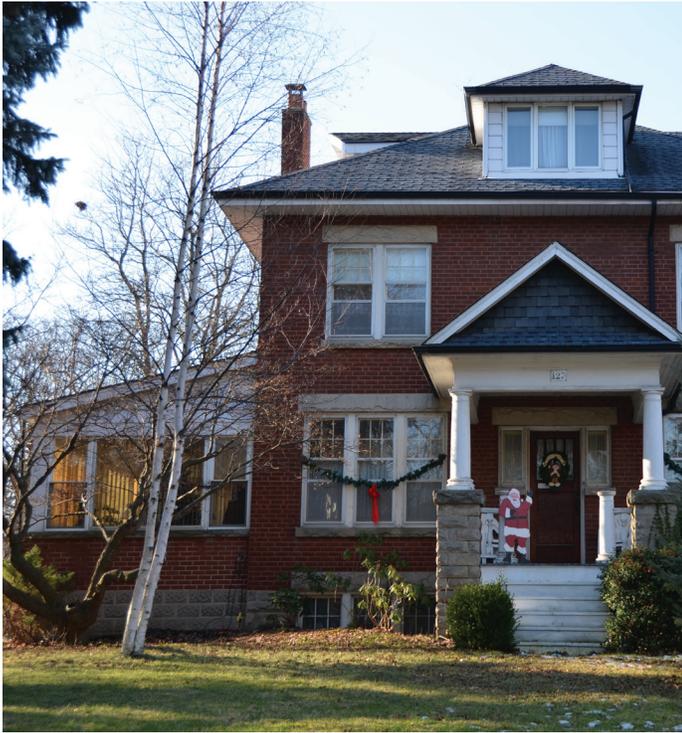
Mark Fram. *Well Preserved: The Ontario Heritage Foundation's Manual of Principles and Practice for Architectural Conservation*. **Pages 186-189.**

Parks Canada. *Standards & Guidelines for the Conservation of Historic Places in Canada: Exterior Form* (<http://www.historic-places.ca/media/18072/81468-parks-s+g-eng-web2.pdf>) **Pages 129-133.**

National Parks Service, Technical Preservation Services. **Preservation Brief 14: New Exterior Additions** (<https://www.nps.gov/tps/how-to-preserve/briefs/14-exterior-additions.htm>)

CONSERVATION BRIEF 7 | *ADDITIONS*

Examples of Successful Additions in the District:



Flank addition in complementary materials



Rear addition in complementary materials



Small bay window addition using similar palette



Subordinate rear addition with similar detailing