

NEILSEN RESIDENCE, 112 MORAY STREET, PORT MOODY: HERITAGE UPDATE 2021



Neilsen Residence, 112 Moray Street, East Façade, 2021

The following is a review of the current condition, and an update of existing research documentation of 112 Moray Street, Port Moody, which is listed on the City of Port Moody Heritage Register.

HISTORY: One of a series of five acre lots, this site was owned by the Port Moody Steel Works Ltd., but no improvements were recorded before the City acquired it, presumably for non-payment of taxes, in the late 1920s. In 1934 the west half of Lot 23 was subdivided and sold to Axel Kristian Nielsen, a Danish immigrant who worked for the Flavelle Cedar Mill; minor improvements were recorded at the time, indicating that a modest pioneer cottage had been constructed. Nielsen had been married in 1931 to Alice May Sweet (1913-1987) in New Westminster; they were both living in Port Mann at the time. Small jumps in improvements over the next few years indicate that the house have been added to. In 1938 the property was acquired by Anastazia Pinda (née Medus, 1896-1949), the wife of Anton Pinda (1896-1968); both emigrants from Czechoslovakia. The Pinda family owned the property for many years.

CONDITION ASSESSMENT: A site visit was conducted on March 19, 2021 to determine overall exterior condition. Generally, there has not been much change to the resource, and there is no significant settling or failure that is evident. All heritage character-defining elements remain intact. The windows have been boarded up, and the house is secure at this time. It is assumed that it is not heated, and therefore an interior review will be required to determine overall structural condition.

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Above: South Façade, 2021. Below; North Façade, 2021.



Donald Luxton & Associates Inc, March 2021

STATEMENT OF SIGNIFICANCE

UPDATED MARCH 2021

Description of Historic Place

The Nielsen Residence is a one-storey, wood-frame cottage situated on the east side of Moray Street, east of the historic core of Port Moody, in the residential neighbourhood of Moody Centre. This modest dwelling is notable for its front-gabled roof and partial-width front porch.

Heritage Value of Historic Place

Built circa 1933, the Nielsen Residence is a good example of the type of housing constructed in the interwar era for Port Moody's working population. The house reflects the ongoing development of Moody Centre, the residential neighbourhood situated north of the historic area of commercial and institutional buildings located at the junction of the railway and the working waterfront. The house on which this property sits was one of a series of five-acre lots originally owned by Port Moody Steel Works Limited that was repossessed by the City of Port Moody for non-payment of taxes during the Depression. In 1933, the lot was subdivided, and part was sold to Axel Kristian Nielsen, who was employed by the Flavelle Cedar Mills, one of the major local saw mills in the area. Nielsen constructed this modest house in stages, as his resources allowed. His connection with the mill demonstrates the importance that local resource industries played in the growth and economic development of Port Moody.

The construction of this house during the early 1930s is a representation of renewed confidence in the continued growth of trade and commerce in the area, and there are vernacular references to the traditional Period Revival motifs that were popular during that era. The house is of modest vernacular form, with basic massing and floor plan. True to its mill town origins, it was built of wood-frame construction and clad in wood.

Character-Defining Elements

Key elements that define the heritage character of the Nielsen Residence include its:

- location at the corner of Moray Street and St. Johns Street in Moody Centre;
- vernacular residential form, scale and massing as expressed by its one-storey height with full basement, rectangular plan with front-gabled roof and partial-width verandah;
- wood-frame construction with corner boards, lapped wooden siding at the foundation level, shingle siding on the main body of the house, and a wood-shingled roof;
- windows such as its multi-paned casement windows and 1-over-1 double-hung wooden sash windows with horns;
- internal red-brick chimney; and
- associated landscape features such as coniferous and deciduous trees.

CONSOLIDATED RESEARCH

BC VITAL EVENTS:

- Groom: Axel Kristian Nielsen; Bride: Alice May Sweet; Event Type: Marriage; Registration Number: 1931-09-393702; Event Date: 1931-10-03; Event Place: New Westminster.
- Person: Alice Mary Nielsen; Event Type: Death; Registration Number: 1987-09-021584; Event Date: 1987-12-19; Event Place: Sechelt; Age at Death: 74.
- Person: Anastazia Pinda; Event Type: Death; Registration Number: 1949-09-010060; Event Date: 1949-10-31; Event Place: New Westminster; Age at Death: 53.
- Person: Anton Pinda; Event Type: Death; Registration Number: 1968-09-001709; Event Date: 1968-01-14; Event Place: New Westminster; Age at Death: 71.

DIRECTORIES:

- 1933 *Greater Vancouver and New Westminster Directory*, page 640:
Nelson [sic] Axel h RR1 N Westr
- 1934 *Sun British Columbia Directory*, page 555:
PORT MOODY: Neilsen A mlwkr Thurston-Flavelle
- 1938 *British Columbia and Yukon Directory*, page 461:
PORT MOODY: Neilsen Axel emp Thurston-Flavelle
- 1939 *British Columbia and Yukon Directory*, page 250:
PORT MOODY: Neilsen Axel
- 1940 *British Columbia and Yukon Directory*, page 279:
PORT MOODY: Neilsen /Pinda not listed
- 1941 *British Columbia and Yukon Directory*, page 268:
PORT MOODY: Nielsen [sic] Axel C saw ftr TF Ltd
- 1945 *British Columbia and Yukon Directory*, page 277:
PORT MOODY: Nielsen Axel C emp TF Ltd
PORT MOODY: Pinda Annon [sic] emp TF Ltd

CITY OF PORT MOODY ASSESSMENT SEARCH

ADDRESS: 112 Moray Street

ORIGINAL LEGAL DESCRIPTION: Lot W 1/2 of 23 Plan 1145 DL 233

YEAR: 1919

OWNER: Port Moody Steel Works [Lot 23 - 4.954 acres]

LAND: \$1,980

IMPROVEMENTS: \$0

YEAR: 1923

ROLL #: various

OWNER: Port Moody Steel Works Ltd.

LAND: part of a larger parcel

IMPROVEMENTS: part of large combined value

YEAR: 1924:

Same as 1923

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YEAR: 1928

OWNER: City of Port Moody [assumed taken back for non-payment of taxes]

LAND: \$1,166

IMPROVEMENTS: \$0

YEAR: 1931

OWNER: City of Port Moody [no assessed values]

YEAR: 1932

Same as 1931

YEAR: 1933

Same as 1932

YEAR: 1934 [first improvements]

OWNER: W 1/2 subdivided; Axel Nielsen [written in] (2.477 acres)

LAND: \$370

IMPROVEMENTS: \$50

YEAR: 1935

OWNER: Axel Nielsen

LAND: \$370

IMPROVEMENTS: \$50

YEAR: 1936

OWNER: Axel Nielsen

LAND: \$370

IMPROVEMENTS: \$100

YEAR: 1937

OWNER: Axel Nielsen

LAND: \$370

IMPROVEMENTS: \$200

YEAR: 1938

OWNER: Axel Nielsen [crossed out] Anastasia Pinda [written in]

LAND: \$370

IMPROVEMENTS: \$200

YEAR: 1939

OWNER: Anastasia Pinda

LAND: \$310

IMPROVEMENTS: \$200

YEAR: 1943

OWNER: Anastasia Pinda

LAND: \$310

IMPROVEMENTS: \$750