NEIGHBOURHOOD DESCRIPTION

In 1912, Edmonton was in the midst of a real estate boom. The Hudson Bay Company, after having paved two miles of Portage (Kingsway) Avenue, offered parts of its large land holdings in Central McDougall for sale. Shortly thereafter, the boom collapsed and many subdivisions lay vacant for years. The Prince of Wales Armoury was built in 1915. In later years the building not only housed military groups but cadets and various other organizations. The Central McDougall Community League was formed in 1923.

By the 1950s most of Central McDougall was developed and by the 1960s it was being redeveloped. Many of the single-family homes south of 108 Avenue have been replaced with low rise apartments and commercial land uses have spread throughout the neighbourhood. The small amount of industrial land found in the blocks immediately north of the 105 Avenue properties is the result of the downtown warehouse district spilling over into the neighbourhood. Two schools and the Royal Alexandra Hospital account for a large proportion of the institutional land in the neighbourhood.

The neighbourhood is named after John Alexander McDougall (1854-1928) who was an early Edmonton businessman, real estate developer and city mayor (1908). He also served as an MLA and on the Senate of the University of Alberta. McDougall was born in Ontario and came to Edmonton in 1879. He opened the first general store on Jasper Avenue and a replica of his store is located in Fort Edmonton Park. Central McDougall is located between 111 Avenue and 105 Avenue, and 101 Street and 109 Street. Kingsway Avenue bisects the north half of the neighbourhood.