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P.O. Box 1030,
66 Front Street South,
Campbellford, ON K0L 1L0
t 705.653.1900 f 705.653.5203
www.trenthills.ca

November 1, 2011

ONTARIO HERITAGE TRUST

NOV 07 2011

RECEIVED

Ontario Heritage Trust
10 Adelaide Street East
Toronto, ON
M5C 1J3

Dear Sir or Madam:

Please be advised that on October 4, 2011 the Council of the Municipality of Trent Hills passed By-law 2011-95.

The purpose of this by-law was to designate 29 Front Street East, Hastings as being of cultural heritage value or interest.

Please find enclosed a copy of the by-law for your records.

If you have any questions or require further information, please contact me.

Yours truly,

A handwritten signature in cursive script that reads "Jim Peters".

Jim Peters, MCIP, RPP
Director of Planning

JP:slg
Encl:

CORPORATION OF THE MUNICIPALITY OF TRENT HILLS

BY-LAW 2011-95

being a by-law to designate the lands and premises
known municipally as 29 Front Street East, Hastings,
as being of cultural value or interest

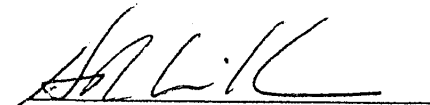
WHEREAS the Ontario Heritage Act, RSO 1990, Ch. O.18, Section 29, as amended, authorizes the council of a municipality to enact by-laws to designate real property, including all buildings and structures thereof, to be of cultural value or interest;

AND WHEREAS the Council of the Corporation of the Municipality of Trent Hills has provided notice to the owner of the lands and premises known as 29 Front Street East, Hastings and upon the Ontario Heritage Trust, intention to designate the property and has published notice in a newspaper having general circulation within Trent Hills;

NOW THEREFORE THE COUNCIL OF THE MUNICIPALITY OF TRENT HILLS ENACTS AS FOLLOWS:

1. That 29 Front Street East, Hastings, is designated as a property of cultural heritage value or interest for the reasons outlined in Schedule "A" attached hereto and forming part of this by-law.
2. That the Municipal Clerk is hereby authorized to cause a copy of this by-law together with the reasons for designation attached hereto as Schedule "A" be registered on title of the property described above in the proper Land Registry Office;
3. That the Clerk is hereby authorized to cause a copy of this by-law to be provided to the owner of the aforesaid property and to the Ontario Heritage Trust and to cause notice of the passing of this by-law to be published in a newspaper having general circulation in the Municipality.

By-law 2011-95 be introduced and deemed to be read a first, second and third time, passed and properly signed and sealed this 4th day of October, 2011.


Hector Macmillan (Mayor)


Margaret Montgomery (Clerk)

SCHEDULE "A"
TO BY-LAW 2011-95
STATEMENT OF CULTURAL HERITAGE VALUE OR INTEREST
OF
29 FRONT STREET EAST, HASTINGS

DESCRIPTION OF PROPERTY

29 Front Street East, Hastings, is a commercial building on the north side of Front Street East in the Village of Hastings, now part of the Municipality of Trent Hills.

STATEMENT OF CULTURAL HERITAGE VALUE OR INTEREST

The cultural heritage value of this building lies in the existence of the front porch circa 1880. It is the last remaining porch in the business district of the Village of Hastings. The porch is comprised of wooden shingles, tongue and groove ceiling and turned posts and spindles.

It also features a six panel front door framed by inset sidelights and glazed transom. The building is constructed of red clay brick of triple wall construction in a pattern of common bond.

The cultural heritage value also lies in its association with the commercial history of the Village. Commissioned by Henry Fowlds and built by McDonnell and Bartley, it originally served as the Albion Hotel, a boarding house for lumbermen who worked along the Trent River. It later became the home and office of Richard Coughlan, Hastings' first medical doctor. It later served as a bakery, Legion hall, antique shop and artist studio. It is now used as a guest house.

DESCRIPTION OF HERITAGE ATTRIBUTES

- Random rough limestone foundation
- Red clay brick in common bond with header course
- Six panel front door with inset sidelights
- Glazed transom with three pieces of original glass and red detailing
- Porch with wooden shingles, tongue and groove ceiling and turned posts