



An agency of the Government of Ontario



Un organisme du gouvernement de l'Ontario

This document was retrieved from the Ontario Heritage Act Register, which is accessible through the website of the Ontario Heritage Trust at **www.heritagetrust.on.ca**.

Ce document est tiré du registre aux fins de la *Loi sur le patrimoine de l'Ontario*, accessible à partir du site Web de la Fiducie du patrimoine ontarien sur **www.heritagetrust.on.ca**.



Office of the City Clerk

ONTARIO HERITAGE TRUST

NOV 06 2017

RECEIVED

November 1, 2017

Katherine Kilpatrick
Princess and Nelson Realty Corp.
635 Princess Street
Kingston, ON K7L 1E2

Dear Ms. Kilpatrick:

Re: Heritage Designation – Carter's Grocery at 635 Princess Street

Pursuant to section 29 of the *Ontario Heritage Act*, attached please find the following:

1. By-Law Number 2017-144 entitled "A By-Law to Designate the Carter's Grocery at 635 Princess Street to be of Cultural Heritage Value and Interest pursuant to the Provisions of the Ontario Heritage Act (R.S.O. 1990, 0.18)", registered on title October 31, 2017, as Instrument Number FC250857.

If you have any questions please do not hesitate to contact Ryan Leary, Senior Heritage Planner, Planning & Development Department at 613 546 4291, extension 3233, or at rleary@cityofkingston.ca during regular business hours.

Sincerely,



John Bolognone
City Clerk

/s/
Enclosure

cc: P. Agnew, Director, Planning & Development
R. Leary, Senior Heritage Planner
M. Kimm, Planner

Ontario Heritage Trust

The applicant(s) hereby applies to the Land Registrar.

yyyy mm dd Page 1 of 6

Properties

PIN 36072 - 0243 LT
Description PT LT 553-555 PL A12 KINGSTON CITY PT 1 TO 3, 13R15104; S/T FR706253;
KINGSTON ; THE COUNTY OF FRONTENAC
Address KINGSTON

Applicant(s)

This Order/By-law affects the selected PINs.

Name THE CORPORATION OF THE CITY OF KINGSTON
Address for Service 216 Ontario Street, Kingston, ON K7L 2Z3

This document is being authorized by a municipal corporation Bryan Paterson, Mayor and John Bolognone, City Clerk.

This document is not authorized under Power of Attorney by this party.

Statements

This application is based on the Municipality By-law See Schedules.

Signed By

| | | | | |
|------------------|---|----------------------------|--------|------------|
| Katie A. Donohue | 216 Ontario Street Kingston K7L 2Z3 | acting for Applicant(s) | Signed | 2017 10 31 |
| Tel | 613-546-4291 | | | |
| Fax | 613-546-6156 | | | |

I have the authority to sign and register the document on behalf of the Applicant(s).

Submitted By

| | | |
|------------------|---|------------|
| CITY OF KINGSTON | 216 Ontario Street Kingston K7L 2Z3 | 2017 10 31 |
| Tel | 613-546-4291 | |
| Fax | 613-546-6156 | |

Fees/Taxes/Payment

| | |
|-----------------------------------|---------|
| Statutory Registration Fee | \$63.35 |
| Total Paid | \$63.35 |

File Number**Applicant Client File Number :** LEG-C01-002-2017



I, **John Bolognone**, hereby certify this to be a true and correct copy of **By-Law Number 2017-144 "A By-Law to Designate the Carter's Grocery at 635 Princess Street to be of Cultural Heritage Value and Interest pursuant to the Provisions of the Ontario Heritage Act (R.S.O. 1990, 0.18)"**, which was passed by the Council of The Corporation of the City of Kingston on September 5, 2017.

Dated at Kingston, Ontario
this 6th day of September, 2017

John Bolognone, City Clerk
The Corporation of the City of Kingston

By-Law Number 2017-144

A By-Law To Designate the Carter's Grocery at 635 Princess Street to be of Cultural Heritage Value and Interest pursuant to the Provisions of the *Ontario Heritage Act* (R.S.O. 1990, 0.18)

Passed: September 5, 2017

Whereas Section 29 of the *Ontario Heritage Act*, R.S.O. 1990, Chapter 0.18 authorizes the Council of a Municipality to enact by-laws to designate real property, including all buildings and structures thereon, to be of cultural heritage value or interest; and

Whereas Council has consulted with its Municipal Heritage Committee and has approved the designation of the property located at 635 Princess Street, also known as the Carter's Grocery (Part Lots 553-555, Plan A12, Being Parts 1 to 3 on Reference Plan 13R-15104; S/T FR706253; City of Kingston, County of Frontenac) on July 5, 2017; and

Whereas a notice of intention to designate the property was published in The Kingston Whig-Standard, which is a newspaper having general circulation in the Municipality, on July 25 2017; and

Whereas no notice of objection to the proposed designation was served to the Clerk of The Corporation of the City of Kingston.

Therefore be it resolved that the Council of The Corporation of the City of Kingston hereby enacts as follows:

1. To designate as being of cultural heritage value and interest the following property in the City of Kingston: 635 Princess Street, also known as the Carter's Grocery, more particularly described in Schedule "A" attached hereto and forming part of this By-Law;
2. A copy of the designating By-Law shall be registered against the property affected in the Land Registry Office. The City Clerk is hereby authorized to cause a copy of this By-Law to be served on the owner of the land described in Schedule "A" hereto and on The Ontario Heritage Trust and to cause notice of the passing of this By-Law to be published in The Kingston Whig-Standard;
3. For the purpose of interpretation, the term 'Maintenance' will include the following definition (or as otherwise defined in the City's Procedural By-Law for Heritage):
"Maintenance means routine, cyclical, non-destructive actions, necessary to slow the deterioration of a Protected Heritage Property, including the following: periodical inspection; property cleanup; gardening and repair of landscape features; replacement of glass in broken windows; minor exterior repairs, including replacement of individual asphalt shingles where there is little or no change in colour or design; repainting where there is little or no change in colour; re-pointing areas of wall space under 1.5 square metres; caulking and weatherproofing."

4. The City reserves the right to install a designated property plaque or interpretive panel; and

5. This By-Law shall come into force and take effect on the date of its passing.

Given First and Second Readings July 11, 2017

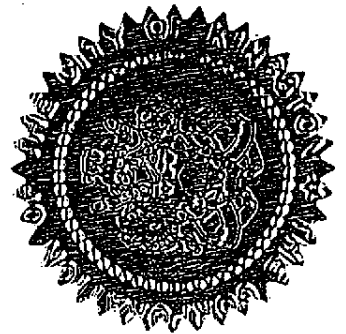
Given Third Reading and Passed September 5, 2017



John Bolognone
City Clerk



Bryan Paterson
Mayor



Schedule "A"

Description and Reasons for Designation

Carter's Grocery

Civic Address: 635 Princess Street
Legal Description: (36072-0243 LT) Part Lots 553-555, Plan A12, Being Parts 1 to 3 on Reference Plan 13R-15104; S/T FR706253; City of Kingston, County of Frontenac
Property Roll Number: 1011050030031000000

Introduction and Description of Property

This property is located at the northeast corner of the intersection of Nelson and Princess Streets in the heart of historic Williamsville. The key resource is a two-storey, gable-roofed, stone building with rooftop dormers. Built circa 1875, it fronts directly onto Princess Street and is connected to the adjacent building to the east.

Statement of Cultural Heritage Value

The stone building at 635 Princess Street illustrates a key stage of development in the history of Williamsville. It was built circa 1875 by Thomas Carter, a former penitentiary guard who, with his wife Margaret Carter, operated a grocery store here from circa 1881 until 1913. The property was originally part of the Ordnance lands, which were subdivided by the government in 1873 and sold to individual purchasers, significantly increasing the amount of land available for development in the area and the potential for the community of Williamsville to grow.

The property is representative of late 19th century, vernacular, stone construction in Kingston and among several examples of this type throughout the city. It was likely built using limestone quarried from the nearby penitentiary quarries.

Because of its stone construction and 19th century origins, the building serves as a landmark along this stretch of Princess Street.

Cultural Heritage Attributes

The heritage attribute essential to the cultural heritage value or interest of this property is the two-storey stone building. Key elements of the building include:

- its location at the corner of Princess and Nelson streets;
- its siting directly abutting the sidewalks along the two street frontages;
- the stone construction of its walls and foundations, using evenly coursed, locally sourced, limestone with flat-arched voussoirs over openings;

- its proportions and massing;
- the proportions and placement of surviving original window and door openings;
- its gabled roof, gabled dormers on front and rear roof slopes, prominent brick chimneys and parapet firewall; and
- the visibility and legibility of its heritage attributes when viewed from Princess and Nelson Streets.