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I certify that this is a true and correct copy of Bylaw No. 5-2002 passed by the Council of the Corporation of the City of Brantford at its meeting held on January 21, 2002.
CITY CLERK

BYLAW NO. 5-2002
-of-

THE CORPORATION OF THE CITY OF BRANTFORD

A Bylaw to designate the property located at 111 Dufferin Avenue as having architectural and historical value or interest.

WHEREAS Section 29 of the Ontario Heritage Act, Chapter 0.18, R.S.O. 1990, authorizes the Council of a municipality to enact bylaws to designate real property, including all of the buildings or structures thereon, to be of historic or architectural value or interest;

AND WHEREAS the Council of the Corporation of the City of Brantford, on the recommendation of the Brantford Heritage Committee, has carried out the required Notice of Intention to Designate 111 Dufferin Avenue;

AND WHEREAS no notice of objection to the said designation has been served upon the Clerk of the Municipality;

NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE CITY OF BRANTFORD ENACTS AS FOLLOWS:


1. **THAT** there is designated as being of architectural and historical value the real property known as 111 Dufferin Avenue in the City of Brantford, as described in Schedule 'B' attached hereto and forming part of this Bylaw;
2. **THAT** the City Solicitor is hereby authorized to cause a copy of the Bylaw to be registered against the property described in Schedule 'A' attached hereto in the proper land registry office;
3. **THAT** the Clerk is hereby authorized to cause a copy of this Bylaw to be served on the registered owner of the aforesaid property and the Ontario Heritage Foundation, and to carry out the public notice as required by Section 29 (6)(b) of the Ontario Heritage Act;
4. **THAT** the City shall enter into an agreement with the registered owner for the installation and maintenance of a plaque distinguishing the property as a designated structure.

READ A FIRST TIME January 21-2002

READ A SECOND TIME January 21-2002

PASSED January 21-2002


MAYOR


CLERK

THIS IS SCHEDULE "A" - By law 5-2002

DESCRIPTION:

In the City of Brantford, County of Brant and being composed of Plan 45, Blk A, part lot 10.

THIS IS SCHEDULE "B" TO BYLAW NO. 5-2002

STATEMENT OF THE REASONS FOR THE
DESIGNATION OF 111 DUFFERIN AVENUE, BRANTFORD

The house at 111 Dufferin Avenue was built Circa 1888 in the Gothic Revival style of architecture, popular during the period 1830 - 1900. The style is characterized often with features such as a simple lancet or pointed window located in the centre gable above the main door, bargeboard, hood-moulds, dormers, bay windows and verandahs.

The two storey dwelling has a brick exterior that has been painted white on all facades of the building. The gable on the upper storey is trimmed with bargeboard and contains a round window. The windows are double hung with segmental openings, brick voussoirs and have wooden shutters.

A veranda on the front facade enhances the front entrance to the house. The main entrance contains a single door with sidelights and multi light transom. The veranda is supported by columns with handrails and square spindles. To the right of the entrance are two windows with semi-circular openings. The double hung units have a one over one pane arrangement.

The right side facade of the house has a two storey, three- sided bay which is brick on the lower portion and has wooden siding has been added to the upper storey. The windows on the on the lower part of the bay are double hung units with a one over one pane arrangement, segmental openings and brick voussoirs. On the upper storey of the bay, the double hung windows have flat openings. The gable is similar to the one found on the front facade and has bargeboard and contains a round window. The gable is further decorated with strips of wood laid diagonally. There is also a single chimney located on this facade that has ornate brickwork at the top.

The left side facade also has double hung windows with segmental openings. A single brick chimney is located on this side of the dwelling.

According to information obtained from City Directories, one of the first occupants was Mr. J.R. Thompson, Accountant, Bank of Montreal. Other owners of the property included Mr. Herbert Eddy, owner of Eddy's grocery store on Brant Avenue and Mr. F. M. Foster, President of George Foster & Sons Ltd., Wholesale Grocers and Teas Importers. Mr. Foster was on the building committee that was established to plan for a new Baptist church when the existing church was destroyed by fire. A lot was purchase on the west side of West Street and plans for a new church, designed by John Turner, were adopted. In 1857, the basement of the new First Baptist Church, at 70 West Street, opened for public worship. Construction of the church continued until 1862, when the upper part of the chapel opened.