



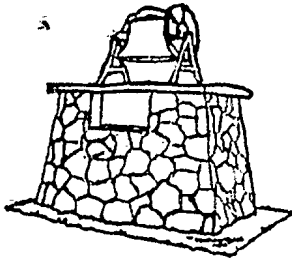
An agency of the Government of Ontario



Un organisme du gouvernement de l'Ontario

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RM of Niagara
Grimsby LACAC

Local Architectural
Conservation Advisory Committee

160 Livingston Ave. P.O. Box 159
Grimsby, Ont. L3M 4G3
tel. (416) 945-9634

October 20, 1993

REGISTERED

HR-87-3

Ontario Heritage Foundation
10 Adelaide Street East
Toronto, Ontario
M5C 1J3

RECEIVED OCT 26 1993

Dear Sir/Madam:

Re: 252 Lake Street, Grimsby, Heritage Designation

On October 18th, 1993, Grimsby Council passed By-law No. 93-112, a by-law to designate the property at 252 Lake Street, Grimsby, as being of architectural and historical value and interest under Part IV of the Ontario Heritage Act.

Enclosed is a copy of By-law No. 93-112, together with the reasons for designation.

Yours truly,

Keith Vogl, MCIP
Planning Administrator

KV/vm

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The Corporation of the Town of Grimsby

By-law No. 93-112

A BY-LAW TO DESIGNATE THE PROPERTY KNOWN
MUNICIPALLY AS 252 LAKE STREET, AS
BEING OF ARCHITECTURAL AND/OR HISTORICAL
VALUE OR INTEREST

WHEREAS Section 29 of The Ontario Heritage Act, R.S.O. 1990, Chapter O.18, authorizes the Council of a municipality to enact by-laws to designate real property, including buildings and structures thereon, to be of architectural or historic value or interest; and

WHEREAS the Council of The Corporation of the Town of Grimsby has caused to be served on the owners of the lands and premises known municipally as 252 Lake Street, and upon the Ontario Heritage Foundation, notice of intention to so designate the aforesaid real property and has caused such notice of intention to be published in the same newspaper having general circulation in the municipality once for each of three consecutive weeks; and

WHEREAS the reasons for designation are set out in Schedule 'B' hereto; and

WHEREAS no Notice of Objection to the proposed designation has been served on the Town Administrator of the municipality; and

THEREFORE THE COUNCIL OF THE CORPORATION OF THE TOWN OF GRIMSBY ENACTS AS FOLLOWS:

1. There is designated as being of architectural and/or historical value or interest the real property known municipally as 252 Lake Street more particularly described in Schedule 'A' attached hereto and including the exterior features of all buildings and structures thereon.
2. The Town Clerk is hereby authorized to cause a copy of this by-law to be registered against the property described in Schedule 'A' attached hereto in the proper land registry office.
3. The Town Clerk is hereby authorized to cause a copy of this by-law to be served on the owner of the aforementioned property and on the Ontario Heritage Foundation and to cause notice of the passing of this by-law to be published in the same newspaper having general circulation in the municipality once for each of three consecutive weeks.

READ A FIRST TIME this 18th day of October, 1993.

READ A SECOND AND THIRD TIME AND FINALLY PASSED this 18th day of October, 1993.


MAYOR


TOWN ADMINISTRATOR


SCHEDULE "A"

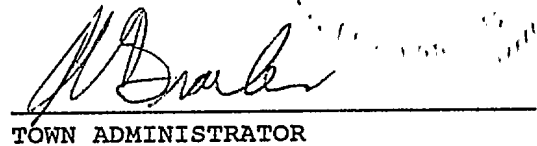
252 LAKE STREET, GRIMSBY, ONTARIO

Part of Lot 302 and part of Lot 305, Plan 64, and part of Lot 393, Plan 144, and parts of Fifth Street, Sixth Street and Phelps Avenue, designated as Parts 1 to 6, inclusive, Plan 30R-2646, in the Town of Grimsby, Regional Municipality of Niagara, formerly in the Township of North Grimsby, County of Lincoln.

THIS IS SCHEDULE "A" TO
BY-LAW NO. 93-112 PASSED
THE 18TH DAY OF OCTOBER,
1993.

SIGNATURES OF SIGNING OFFICERS:


MAYOR


TOWN ADMINISTRATOR

SCHEDULE "B"

252 LAKE STREET, GRIMSBY, ONTARIO

Two Hundred and Fifty-two Lake Street known locally as Ledingham Cottage, was constructed in 1879 within the Grimsby Beach Area which served as a methodist meeting ground from the mid 1800's to the early 1900's. By an act of parliament the Ontario Methodist camp ground officially became the Ontario Methodist Camp Ground Company and was chartered in 1875. It was this company that subdivided the land and built the first picturesque cottages on former tent sites. The Ledingham Cottage was leased to two ministers before an ancestor of the Ledingham family Charles Gillard Hardie, a successful entrepreneur from Hamilton, first leased the cottage in 1910. The cottage was passed onto this son-in-law, [REDACTED], a methodist minister, who in turn passed it on to his daughter, [REDACTED], who married into the Ledingham family. The Ledinghams became the longest and best known summer residents of the cottage. [REDACTED] was a graduate of the University of Toronto with a degree in chemical engineering at a time when women were not expected to enter into this male dominated profession. In a sense, she was a pioneer for the future advancement of women's equality.

Ledingham Cottage is an excellent existing example of the victorian architectural style that was once prevalent throughout the Grimsby Park Area. These cottages were characterized by board and batten siding and gingerbread fretwork. They were originally built using a "balloon framing" construction method where the outer walls were raised first and the floors were added later. The construction of Ledingham Cottage lacked many amenities such as insulation and proper footings. Interior modifications have been made to modernize and improve its year round livability such as insulation. This cottage, however, has retained many of the finer external design details which have since been removed or covered on other cottages in the area. The most prominent victorian attribute is the decorative fretwork trim. The barge board, decorative railings and other intricately detailed trim add to the appearance of opulence. The barge boards serve to conceal exposed rafters and the ornate trims adorn what is in reality a relatively plain and simple structure.

THIS IS SCHEDULE "B" TO

SIGNATURES OF SIGNING OFFICERS:

BY-LAW NO. 93-112 PASSED

THIS 18TH DAY OF OCTOBER,

1993.


MAYOR


TOWN ADMINISTRATOR