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January 3, 2012

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

**Re: Registration of Heritage By-laws  
Municipality of Chatham-Kent**

At the Council Meeting held November 21, 2011, Chatham-Kent Council passed the following By-laws designating the indicated properties under Part IV of the *Ontario Heritage Act* for their cultural heritage value and interest. The By-laws have been registered on title of the respective properties:

Property Address	Legal Description	By-law Number	Instrument Number	Registration Date
9 Park Street	Part of Lots 10 to 13 and all of Lot 14, Block 48, Plan 14	190-2011	00504-0238	20-Dec-11
14 King Street West	Part of Lot 81, Old Survey	191-2011	00504-0082	20-Dec-11
10 1/2 King Street West	Part of Lot 81, Old Survey	192-2011	00504-0265	20-Dec-11
6-8 King Street West	Part of Lot 81, Old Survey	193-2011	00504-0080	20-Dec-11
2-4 King Street West	Part of Lot 81, Old Survey	194-2011	00504-0079	20-Dec-11
14 William Street North	Lot 60, Old Survey	197-2011	00504-0069	23-Dec-11
20-26 William Street South	Part of Lots 79 and 80, Old Survey	195-2011	00504-0078	23-Dec-11
40-48 William Street South	Part of Lots 79 and 80, Old Survey	196-2011	00504-0074	23-Dec-11
383-395 King Street West	Lot 11 and Part of Lot 12, Block F, Old Survey	198-2011	00505-0004	23-Dec-11
367 Wellington Street West	Part of Lot 111, Old Survey	199-2011	00505-0043	23-Dec-11
325 Wellington Street West	Part of Lot 107, Old Survey	200-2011	00505-0036	23-Dec-11
788 North Street	Part of Block A, Plan 134	201-2011	00602-0004	07-Dec-11
6974 St. Philippes Line	Concession 8, Part of Lot 11	202-2011	00773-0032	14-Dec-11
7823 Bay Line	Concession 13, Part of Lot 18, RP24R-609, Part 1	203-2011	00764-0010	14-Dec-11

Copies of the By-laws are attached for your file.

Sincerely,

*Brian Nagata*

For Ryan Jacques  
Planner

C: Municipal Heritage Committee

Attachment(s)

BY-LAW NUMBER 198-2011  
OF THE CORPORATION OF THE MUNICIPALITY OF CHATHAM-KENT

A By-law to designate the property known as **383-395 King Street West, Community of Chatham**, as being of historical and architectural value or interest.

FINALLY PASSED the 21<sup>st</sup> day of **November, 2011**.

WHEREAS the Ontario Heritage Act, R.S.O. 1990, Chapter 0.18 as amended, provides that the Council of the Municipality of Chatham-Kent may designate a property within the boundaries of the Municipality to be of cultural heritage value or interest;

AND WHEREAS Council of the Corporation of the Municipality of Chatham-Kent has appointed the Heritage Chatham-Kent Advisory Committee and the said committee has recommended that the Municipality designate the hereinafter described property pursuant to The Ontario Heritage Act;

AND WHEREAS given Council of the Corporation of the Municipality of Chatham-Kent has given Notice of Intention to Designate the hereinafter described property to be of cultural heritage value and interest pursuant to the Ontario Heritage Act;

AND WHEREAS no Notice of Objection to the proposed designation has been received by the Corporation of the Municipality of Chatham-Kent;

AND WHEREAS the reasons for designation are set out in Schedule "B" annexed hereto;

NOW THEREFORE the Municipality of Chatham-Kent enacts as follows:

1. That the property more particularly described in the attached Schedule "A" be designated to be of cultural heritage value and interest pursuant to The Ontario Heritage Act.
2. The Clerk be authorized register the by-law against the property described in Schedule "A" hereto in the proper land registry office.
3. The Clerk be directed to cause a copy of this by-law to be served on the owner of the aforesaid property and on the Ontario Heritage Foundation and cause notice of the passing of this by-law to be published in a newspaper having general circulation in the municipality.

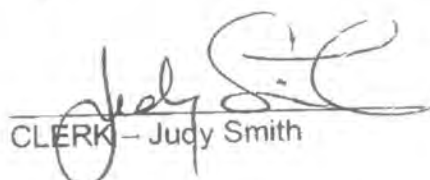
THIS By-law shall come into full force and effect upon the final passing thereof.

READ A FIRST, SECOND AND THIRD TIME this **21<sup>st</sup>** day of **November, 2011**.

**I hereby certify this to be a true copy of By-law Number 198-2011 passed by Municipality of Chatham-Kent Council at its' meeting held on Nov 21, 2011, and the same is now in full force and effect.**



**The Corporation of the Municipality  
of Chatham-Kent**

  
ACTING MAYOR – Steve Pinsonneault  
CLERK – Judy Smith

SCHEDULE 'A'

LT 11 BLK F PL OLD SURVEY W/S KING ST; PT LT 12 BLK F PL OLD  
SURVEY W/S KING ST AS IN 630564; CHATHAM-KENT.

PIN No. 00505-0004

SCHEDULE 'B'

REASONS FOR DESIGNATION

**Canadian Register of Historic Places Nomination**  
**383-395 King Street West, Municipality of Chatham-Kent**

\*any field that appears in grey is mandatory

**Identification**

<b>Historic Place Name</b>	383-395 King Street West		
<b>Other Names</b>	<b>#</b>	<b>Type:</b>	<b>Name:</b>
	1	Other	n/a

**Recognition**

<b>Authority:</b>	Local Government (ON)
<b>Recognition Type:</b>	Municipal Heritage Designation Part IV
<b>Recognition Date:</b>	2011-11-21



Location

Location

Building Number:	383-395
Street Name:	King Street West
Postal Code:	N7M 1G3
Locality:	Chatham
Community:	Municipality of Chatham-Kent
Upper Tier:	n/a

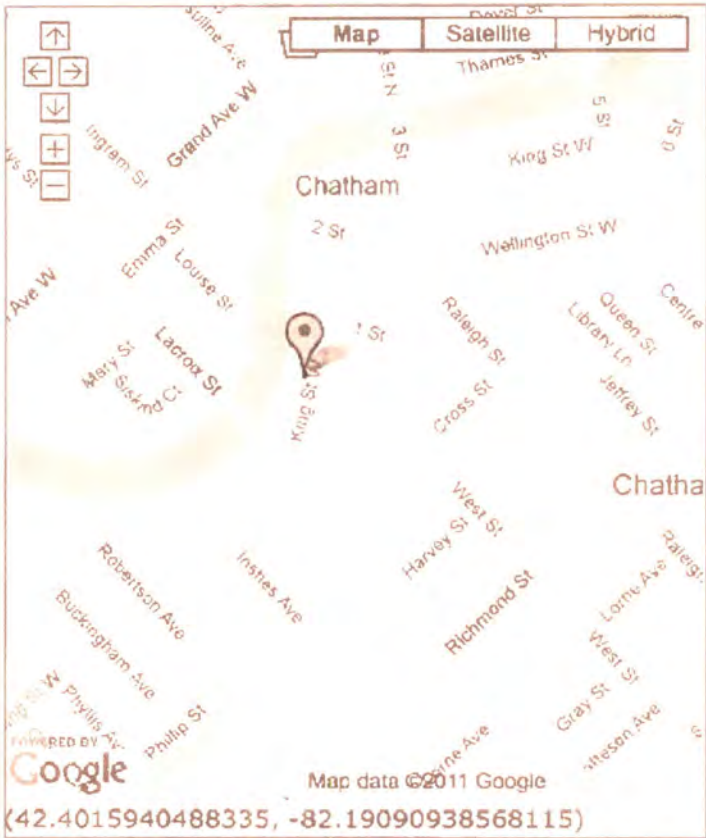
Coordinates

UTM		Latitude/Longitude	
Determination:	n/a	Determination:	Geocoding
Datum:	n/a	Datum:	NAD83
Zone:	n/a	Latitude:	42.401984
Northing:	n/a	Longitude:	-82.191963
Easting:	n/a		
Borden #:	n/a	Borden #:	n/a

Boundaries

Boundary Description:	Survey Old Block F, Lot 11 & 12, Municipality of Chatham-Kent.
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Map



## Description

### Statement of Significance

<b>Description of Historic Place:</b> i.e. Description of Property	383-395 King Street West is located on the north side of King Street West between Lacroix Street and First Street in the City of Chatham, Municipality of Chatham-Kent. The row of seven, two-storey red-brick residential townhouses were constructed circa 1895.
<b>Heritage Value:</b> i.e. Statement of Cultural Heritage Value or Interest	<p><i>Historical or Associative Value:</i></p> <p>383-395 King Street West is associated with Sylvester Hadley and his son, William, both members of a prominent Chatham family. Sylvester moved to Chatham from Toronto in 1848 after being involved in public improvements, such as building the Yonge Street road through the Holland Landing. After arriving in Chatham he established a lumber mill, the successful S. Hadley Lumber Co., and his extensive purchases of lumber were made on the shores of Lake Huron and Georgian Bay and sold chiefly in Kent County. The success of his planning mill and ample wharfage allowed him to carry on his extensive business. He also served on Town Council for over 30 years and as Mayor from 1884 to 1885. Through Sylvester's influence in both Chatham's industry and politics he was able to involve his ten children in his success. Sylvester's son William was integral in the operation of S. Hadley Lumber Co. and it was through his position there that he was able to secure the means to construct 383-395 King Street West.</p> <p>Maps indicate that in 1875 the Howard &amp; Northwood Brewery and Malthouse was located on the property, however it burnt down in the 1890s. It is believed that William Hadley built these structures in 1895, after the fire. There is some speculation that the row houses on King Street West were built upon the foundation of the Howard &amp; Northwood Brewery malthouse.</p> <p>Since its construction and through to present day the structure has been occupied as residential rental units. In 1956, Judge Clarence Arnold purchased the row houses and split each unit into two, creating the opportunity for more rental space, with the exception of 395 King Street West, which he lived in himself. To date the property has changed hands very few times, having only four owners.</p> <p><i>Design or Physical Value:</i></p> <p>383-395 King Street West is an exceptional example of the Queen Anne style of architecture. Early row housing of this style is rarely found in the Municipality of Chatham-Kent, more commonly seen in larger, cosmopolitan centres. Each townhouse has two floors and an attic, as well as a cellar. The façade of each unit has a bay section with three windows and dormers on the third floor that provide a notable silhouette to the roof line. Their separate front entrances with small front lawns make for unique entranceways. The last unit, 395 King Street West is indicative of the interior floor plan of the row houses. It has a double dormer as the unit had to be built in a mirror image to the others in order to provide a termination to the row of housing.</p> <p><i>Contextual Value:</i></p> <p>Located prominently on the north side of King Street West, 383-395 King Street West is located in close proximity to Chatham's downtown core and surrounded by a rich array of architectural styles that reflect the era and quality of its construction. The west side of the property is flanked by the Thames River, providing picturesque views for its tenants of the natural landscape.</p> <p><i>Sources:</i></p> <p><i>A Cyclopaedia of Canadian Biography: Being Chiefly Men of a Time</i>, 1886.  Chatham Driving Tour  Municipality of Chatham-Kent Land Registry Records  <i>Windfall</i>, 1979.</p>
<b>Character-Defining Elements:</b> i.e. Description of Heritage Attributes	<p><i>Exterior character defining elements that contribute to the value of 383-395 King Street West include its:</i></p> <ul style="list-style-type: none"> <li>- row of seven two-storey townhouses</li> <li>- red-brick exterior</li> <li>- series of conjoined gable roofs</li> <li>- three-paned attic windows, painted the original red colour</li> <li>- dormer windows</li> <li>- decorative wooden shingles and brackets on the gable</li> <li>- typical Queen Anne style corner brackets above the side windows of the bay</li> <li>- original doors with transom</li> <li>- later Colonial Revival trim with broken pediment and finial above the doors</li> <li>- rod iron fencing spanning the width of the property</li> </ul> <p><i>Characteristics that contribute to the contextual value of 383-395 King Street</i></p>



Images

	Image 1:	Image 2:	Image 3:
File Path:	n/a	n/a	n/a
Image Type:	Contemporary Photograph	Contemporary Photograph	Contemporary Photograph
Caption:	Southern View of 383-395 King Street West	Detailed View of the Façade of 383-395 King Street West	Detailed View of a Front Door of 383-395 King Street West
Description:	View looking south down King Street West at the row of seven Queen Anne style townhouses, 2011.	Featured is the series of conjoined gable roofs with three-paned attic windows and dormers, 2011.	Featured is an original door with transom and later Colonial Revival trim, 2011.
Copyright:	Kayla Jonas, 2011.	Kayla Jonas, 2011.	Kayla Jonas, 2011.
Miscellaneous Info:	n/a	n/a	n/a



Image 1



Image 2



Image 3