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THE CORPORATION OF THE CITY OF BRANTFORD

Brant

DIRECTOR'S OFFICE
OCT 27 1992
HERITAGE POLICY BRANCH

October 20, 1992

Ms. Dorothy Duncan, Chair
The Ontario Heritage Foundation
10 Adelaide Street East
TORONTO, Ontario
M5C 1J3

Dear Ms. Duncan:

RE: DESIGNATION OF 24 RICHMOND STREET

Please be advised that Bylaw 149-92 (certified copy enclosed) of the City of Brantford, being a bylaw to designate the house at 24 Richmond Street, Brantford, Ontario, was adopted on September 21, 1992. A copy of this Bylaw, along with an agreement regarding the mounting of a heritage plaque, will be registered at the Land Registry Office. Following this action, the designation process will be complete under the Ontario Heritage Act.

Yours truly,


W. COULSON
CITY CLERK

Encl.

cc: Matthew Reniers, Senior Planner, Policy & Programs

MA1X10202

BYLAW NO. 149-92

-of-

THE CORPORATION OF THE CITY OF BRANTFORD

SEPT 21 1992


CITY CLERK

A Bylaw to designate the property located at 24 Richmond Street 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 24 Richmond Street;

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 24 Richmond Street 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	<u>SEP 21 1992</u>
READ A SECOND TIME	<u>SEP 21 1992</u>
PASSED	<u>SEP 21 1992</u>


MAYOR


CLERK

THIS IS SCHEDULE "A" TO BYLAW NUMBER 149-92

Legal Description - 24 Richmond Street

In the City of Brantford, in the County of Brant and Province of Ontario, and being composed of part of Lot Number Twenty-one (21) on the West side of William Street in the said City of Brantford, described as follows:

COMMENCING at the Northeast corner of said lot;

THENCE Northwesterly along the Westerly limit of William Street Sixty-six feet (66') to the Northwest corner of said lot;

THENCE Southwesterly along the Northwesterly limit of said lot Sixty-six feet and seventy-five one-hundredths of a foot (66.75');

THENCE Southeasterly parallel with William Street to Richmond Street;

THENCE Northeasterly along the Southeasterly limit of said lot Sixty-six feet and seventy-five one-hundredths of a foot (66.75') to the place of beginning.

THIS IS SCHEDULE "B" TO BYLAW NUMBER 149-92

STATEMENT OF THE REASONS FOR THE DESIGNATION OF
24 RICHMOND STREET

The estimated date of construction of this cottage-style residence is 1873. The front facade of this residence is one storey in height, and is composed of three bays. The main entrance to the residence is centrally located in the middle bay. Windows are symmetrically located in each of the side bays. The front facade, as are all other facades of the original building, is finished with a buff brick laid in the common running bond pattern. Quoins are found at each corner of the front facade, and there is a brick frieze under the roof.

The fenestration consists of wood double-hung units, which are primarily arranged with a 2/2 glazing pattern. One window on the side left facade has a 6/6 glazing pattern. The windows also have segmental heads and brick voussoirs.

The main entrance, including the porch, dominates the front facade. The wood porch is one storey in height, and has a flat roof. The roof structure, which includes a valance with a simple moulding, is supported by Doric columns, and two half-piers located against the building wall. The columns and posts sit on small wood pedestals. The main entrance has a semi-elliptical head, with a shaped double-light transom above the door. The entrance also has sidelights to each side of the doorway.

The residence has a medium-hip roof. The eaves have plain wood fascia and soffits. A narrow moulding strip is located along the edge of the soffit against the brick frieze.

The stone foundation is evident along the William Street facade. The original brick chimney located on this facade is still in place.

In contrast to the front of the residence, the rear facade is almost two storeys in height. The windows on this facade are smaller than those found elsewhere on the building. The upper storey has three windows that are centrally-located. These windows have a flat arch. They are double-hung, and the two outer windows have a 6/6 glazing pattern. The window on the first storey has a brick voussoir which is not as pronounced as those on the other facades. This window is double-hung with single panes. The rear wing has a gable roof and is of board-and-batten construction. The rear wing was originally constructed at the same time as the main building, although it has been significantly altered over the years.