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THE CORPORATION OF THE COUNTY OF PRINCE EDWARD

BY-LAW NO. 2134-2008

A BY-LAW TO DESIGNATE THE ALEXANDER SHANNON HOUSE TO BE OF CULTURAL HISTORIC VALUE AND INTEREST PURSUANT TO PART IV OF THE ONTARIO HERITAGE ACT.

**WHEREAS** pursuant to the Ontario Heritage Act, R.S.O. 1990 c.0.18 the Council of a municipality may by by-law designate a property including buildings and structures thereon to be of cultural historic value and interest;

**AND WHEREAS** the County Planning Committee, at their March 4, 2008 meeting recommended to County Council to designate the Alexander Shannon House as a building of cultural historic value;

**AND WHEREAS** Notice of Intention to designate the property known as the Alexander Shannon House has been published and served in accordance with the provisions of the Ontario Heritage Act, R.S.O. 1990 and no notice of objection to the proposed designation has been received;

**NOW THEREFORE, UNDER THE AUTHORITY OF SECTION 29 OF THE ONTARIO HERITAGE ACT, R.S.O. 1990, THE COUNCIL OF THE CORPORATION OF THE COUNTY OF PRINCE EDWARD ENACTS AS FOLLOWS:**

1. **THAT** the property known as the Alexander Shannon House and more particularly described in Schedule 'A' attached hereto and forming part of this by-law is hereby designated as being of cultural historic value and interest for the reasons set out in Schedule 'B' attached hereto and forming part of this by-law.
2. **THAT** the Clerk is hereby authorized to cause a copy of this By-law to be served on the owner of the property, [REDACTED] and on the Ontario Heritage Trust.
3. **THAT** the property be added to the Municipal Register referred to in Section 27(1) of the Ontario Heritage Act, R.S.O. 1990.
4. **THAT** notice of this By-law be published in a newspaper having general circulation in the municipality.
5. **THAT** the County Solicitor is hereby authorized to register a copy of this By-law against the real property as described in the foregoing in the Land Registry Office.
6. **THAT** the provisions of this by-law shall come into force and effect on the day of final passing thereof.

**THIS BY-LAW READ A FIRST, SECOND AND THIRD TIME AND FINALLY PASSED THIS 10 TH DAY OF March, 2008.**



Victoria Leskie, Clerk



Leo Finnegan, Mayor

ONTARIO HERITAGE TRUST  
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**SCHEDULE 'A' TO BY-LAW NO. 2134-2008**

**Property Description:**

The subject lands are described as Part of Lot 2, Concession Waupoos Island, Ward of North Marysburgh, in the Municipality of the County of Prince Edward.

## SCHEDULE 'B' TO BY-LAW NO. 2134-2008

### Reasons for Designation:

#### HISTORY

Waupoos Island was first granted to the Chippewas by the Crown. The Chippewas in return leased the land to the farmers who eventually bought it from them. Oral histories gathered from the Shannon family indicate that Alexander Shannon, his wife Martha Pierce, and their 4 children moved into this then empty stone house on Lot 2 around 1836. The Chippewas ceded Waupoos Island to the crown in 1855, and Lot 2 was deeded to Alexander Shannon in 1856.

A house appears on this lot on both the 1863 Tremaine map and on the 1878 Belden map. There is some conjecture that parts of this house may date from the 18<sup>th</sup> Century and that it may be the oldest house in Prince Edward County. However, more research is required in order to ascertain a more accurate history of the building.

#### ARCHITECTURE

Viewed from the fields to the east of the house, this appears to be a very modest one-and-a-half storey 3-bay stone cottage with a gabled roof. However, when viewed from the shore of Waupoos Island, this house takes on the appearance of a much grander home. The house is two-and-a-half storeys when viewed from the water side. It appears the main entrance was on the second floor facing the water. While the second floor main entrance is now only a doorway to a balcony, the original porch probably included one or two large staircases. Old photographs show the porch extending across the entire second storey of the house. The present porch with its four very tall but modestly sized pillars was constructed around 1918.

The upper level facing the water is a 5 bay façade with the door in the centre flanked by side lites but lacking the usual transom lite. The lintel of the doorcase has a peculiar slant which may be an indication of a shifting foundation; however there is no other evidence of such a structural defect. Examination of the interior of the house reveals that the floor in front of this doorcase transitions from one height to another indicating that one side of the second floor of the house could have been built at a very different time than the other side. The lower level is a 3 bay façade with the unornamented door set off-centre. The 2 chimneys appear to have been rebuilt in recent years and add to the original character of the house.

The stone for the house was probably quarried locally. There is evidence of the foundations of a barn behind the house and of a lime kiln a short distance to the south where, it is said, the mortar for this house was manufactured.

The general form of the house indicates that it was probably constructed in the early 19<sup>th</sup> Century.

#### HERITAGE VALUE

The house has physical value because it is an early example of a 19<sup>th</sup> stone dwelling. In addition, it is the only stone house on Waupoos Island and therefore is unique.

The house has historical value as it was the residence of an early family of Waupoos Island settlers and retains many of its original characteristics.

The house has contextual value because it is important in maintaining the character of Waupoos Island.

#### Heritage Attributes

- Size and form of the 2.5 storey stone house
- Roofline (with the exception of the 2 shed dormers and 1 gabled dormer which are early 20<sup>th</sup> Century additions and which could be removed without any detrimental effect on the heritage character of the house)
- Orientation of the house toward the shore
- Front (water side) 5-bay upper level and 3-bay lower level
- Front (water side) upper level doorcase with its side lites
- Rear 3-bay configuration – door centred between 2 windows
- Size and shape and position of the windows and lintels situated in the stone walls
- Size and shape and position of the south side lower level door and door well
- Size and shape and position of the 2 chimneys
- Exterior stone walls
- Front (water side) 2 storey high porch (although this porch is not original to the early 19<sup>th</sup> Century structure, it is a distinctive architectural feature and adds to the heritage value of the house)