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2023/12/13
(YYYY/MM/DD)
Ontario Heritage Trust

Office of the City Clerk

December 12, 2023

Via mail

Maj Developments Inc.

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

Re: Kingston City Council Meeting, December 5, 2023 – Clause 1 of Report Number 04: Received from Kingston Heritage Properties Committee with respect to Notice of Intention to Designate under the Ontario Heritage Act

At the regular meeting on December 5, 2023, Council approved Clause 1 of Report Number 04: Received from Kingston Heritage Properties Committee with respect to Notice of Intention to Designate under the Ontario Heritage Act. The section of the resolution pertaining to your property is noted in bold:

That Council direct staff to serve a Notice of Intention to Designate the property located at 186 Wellington Street as a property of cultural heritage value or interest pursuant to Section 29 of the Ontario Heritage Act, attached as Exhibit A to Report Number HP-23-036; and

That should no Notice of Objection be received by the Clerk of The Corporation of the City of Kingston within thirty (30) days of the publication of the Notice of Intention to Designate, the Designation By-Law for 186 Wellington Street, attached as Exhibit B to Report Number HP-23036, be presented to Council for all three readings, and that staff be directed to carry out the requirements as prescribed under Section 29(8) of the Act; and

That Council direct staff to serve a Notice of Intention to Designate the property located at 227-229 Division Street, known as the Ellice Street Terrace, as a property of cultural heritage value or interest pursuant to Section 29 of the Ontario Heritage Act, attached as Exhibit A to Report Number HP-23-036; and

That should no Notice of Objection be received by the Clerk of The Corporation of the City of Kingston within thirty (30) days of the publication of the Notice of

The Corporation of the City of Kingston
216 Ontario Street, Kingston, ON K7L 2Z3

Phone: (613) 546-4291 extension 1207

cityclerk@cityofkingston.ca

Intention to Designate, the Designation By-Law for 227-229 Division Street, attached as Exhibit C to Report Number HP23-036, be presented to Council for all three readings, and that staff be directed to carry out the requirements as prescribed under Section 29(8) of the Act; and

That Council direct staff to serve a Notice of Intention to Designate the property located at 34 Ellice Street, known as the Ellice Street Terrace, as a property of cultural heritage value or interest pursuant to Section 29 of the Ontario Heritage Act, attached as Exhibit A to Report Number HP-23-036; and

That should no Notice of Objection be received by the Clerk of The Corporation of the City of Kingston within thirty (30) days of the publication of the Notice of Intention to Designate, the Designation By-Law for 34 Ellice Street, attached as Exhibit C to Report Number HP-23-036, be presented to Council for all three readings, and that staff be directed to carry out the requirements as prescribed under Section 29(8) of the Act; and

That Council direct staff to serve a Notice of Intention to Designate the property located at 36 Ellice Street, known as the Ellice Street Terrace, as a property of cultural heritage value or interest pursuant to Section 29 of the Ontario Heritage Act, attached as Exhibit A to Report Number HP-23-036; and

That should no Notice of Objection be received by the Clerk of The Corporation of the City of Kingston within thirty (30) days of the publication of the Notice of Intention to Designate, the Designation By-Law for 36 Ellice Street, attached as Exhibit C to Report Number HP-23-036, be presented to Council for all three readings, and that staff be directed to carry out the requirements as prescribed under Section 29(8) of the Act; and

That Council direct staff to serve a Notice of Intention to Designate the property located at 38 Ellice Street, known as the Ellice Street Terrace, as a property of cultural heritage value or interest pursuant to Section 29 of the Ontario Heritage Act, attached as Exhibit A to Report Number HP-23-036; and

That should no Notice of Objection be received by the Clerk of The Corporation of the City of Kingston within thirty (30) days of the publication of the Notice of Intention to Designate, the Designation By-Law for 38 Ellice Street, attached as Exhibit C to Report Number HP-23-036, be presented to Council for all three readings, and that staff be directed to carry out the requirements as prescribed under Section 29(8) of the Act; and

That Council direct staff to serve a Notice of Intention to Designate the property located 40 Ellice Street, known as the Ellice Street Terrace, as a property of cultural heritage value or interest pursuant to Section 29 of the Ontario Heritage Act, attached as Exhibit A to Report Number HP-23-036; and

That should no Notice of Objection be received by the Clerk of The Corporation of the City of Kingston within thirty (30) days of the publication of the Notice of Intention to Designate, the Designation By-Law for 40 Ellice Street, attached as Exhibit C to Report Number HP-23-036, be presented to Council for all three readings, and that staff be directed to carry out the requirements as prescribed under Section 29(8) of the Act; and

That Council direct staff to serve a Notice of Intention to Designate the property located at 5307 Highway 15, known as St. Barnaby's Church and Cemetery, as a property of cultural heritage value or interest pursuant to Section 29 of the Ontario Heritage Act, attached as Exhibit A to Report Number HP-23-036; and

That should no Notice of Objection be received by the Clerk of The Corporation of the City of Kingston within thirty (30) days of the publication of the Notice of Intention to Designate, the Designation By-Law for 5307 Highway 15, attached as Exhibit D to Report Number HP-23-036, be presented to Council for all three readings, and that staff be directed to carry out the requirements as prescribed under Section 29(8) of the Act; and

That Council direct staff to serve a Notice of Intention to Designate the property located at 80 Chatham Street – Unit 1, known as the Gallinger Terrace, as a property of cultural heritage value or interest pursuant to Section 29 of the Ontario Heritage Act, attached as Exhibit A to Report Number HP-23-036; and

That should no Notice of Objection be received by the Clerk of The Corporation of the City of Kingston within thirty (30) days of the publication of the Notice of Intention to Designate, the Designation By-Law for 80 Chatham Street – Unit 1, attached as Exhibit E to Report Number HP-23-036, be presented to Council for all three readings, and that staff be directed to carry out the requirements as prescribed under Section 29(8) of the Act; and

That Council direct staff to serve a Notice of Intention to Designate the property located at 80 Chatham Street – Unit 2, known as the Gallinger Terrace, as a property of cultural heritage value or interest pursuant to Section 29 of the Ontario Heritage Act, attached as Exhibit A to Report Number HP-23-036; and

That should no Notice of Objection be received by the Clerk of The Corporation of the City of Kingston within thirty (30) days of the publication of the Notice of Intention to Designate, the Designation By-Law for 80 Chatham Street – Unit 2, attached as Exhibit E to Report Number HP-23-036, be presented to Council for all three readings, and that staff be directed to carry out the requirements as prescribed under Section 29(8) of the Act; and

That Council direct staff to serve a Notice of Intention to Designate the property located at 80 Chatham Street – Unit 3, known as the Gallinger Terrace, as a

property of cultural heritage value or interest pursuant to Section 29 of the Ontario Heritage Act, attached as Exhibit A to Report Number HP-23-036; and

That should no Notice of Objection be received by the Clerk of The Corporation of the City of Kingston within thirty (30) days of the publication of the Notice of Intention to Designate, the Designation By-Law for 80 Chatham Street – Unit 3, attached as Exhibit E to Report Number HP-23-036, be presented to Council for all three readings, and that staff be directed to carry out the requirements as prescribed under Section 29(8) of the Act; and

That Council direct staff to serve a Notice of Intention to Designate the property located at 80 Chatham Street – Unit 4, known as the Gallinger Terrace, as a property of cultural heritage value or interest pursuant to Section 29 of the Ontario Heritage Act, attached as Exhibit A to Report Number HP-23-036; and

That should no Notice of Objection be received by the Clerk of The Corporation of the City of Kingston within thirty (30) days of the publication of the Notice of Intention to Designate, the Designation By-Law for 80 Chatham Street – Unit 4, attached as Exhibit E to Report Number HP-23-036, be presented to Council for all three readings, and that staff be directed to carry out the requirements as prescribed under Section 29(8) of the Act; and

That Council direct staff to serve a Notice of Intention to Designate the property located at 80 Chatham Street – Unit 5, known as the Gallinger Terrace, as a property of cultural heritage value or interest pursuant to Section 29 of the Ontario Heritage Act, attached as Exhibit A to Report Number HP-23-036; and

That should no Notice of Objection be received by the Clerk of The Corporation of the City of Kingston within thirty (30) days of the publication of the Notice of Intention to Designate, the Designation By-Law for 80 Chatham Street – Unit 5, attached as Exhibit E to Report Number HP-23-036, be presented to Council for all three readings, and that staff be directed to carry out the requirements as prescribed under Section 29(8) of the Act; and

That Council direct staff to serve a Notice of Intention to Designate the property located at 80 Chatham Street – Unit 6, known as the Gallinger Terrace, as a property of cultural heritage value or interest pursuant to Section 29 of the Ontario Heritage Act, attached as Exhibit A to Report Number HP-23-036; and

That should no Notice of Objection be received by the Clerk of The Corporation of the City of Kingston within thirty (30) days of the publication of the Notice of Intention to Designate, the Designation By-Law for 80 Chatham Street – Unit 6, attached as Exhibit E to Report Number HP-23-036, be presented to Council for all three readings, and that staff be directed to carry out the requirements as prescribed under Section 29(8) of the Act; and

That Council direct staff to serve a Notice of Intention to Designate the property located at 80 Chatham Street – Unit 7, known as the Gallinger Terrace, as a property of cultural heritage value or interest pursuant to Section 29 of the Ontario Heritage Act, attached as Exhibit A to Report Number HP-23-036; and

That should no Notice of Objection be received by the Clerk of The Corporation of the City of Kingston within thirty (30) days of the publication of the Notice of Intention to Designate, the Designation By-Law for 80 Chatham Street – Unit 7, attached as Exhibit E to Report Number HP-23-036, be presented to Council for all three readings, and that staff be directed to carry out the requirements as prescribed under Section 29(8) of the Act; and

That Council direct staff to serve a Notice of Intention to Designate the property located at 80 Chatham Street – Unit 8, known as the Gallinger Terrace, as a property of cultural heritage value or interest pursuant to Section 29 of the Ontario Heritage Act, attached as Exhibit A to Report Number HP-23-036; and

That should no Notice of Objection be received by the Clerk of The Corporation of the City of Kingston within thirty (30) days of the publication of the Notice of Intention to Designate, the Designation By-Law for 80 Chatham Street – Unit 8, attached as Exhibit E to Report Number HP-23-036, be presented to Council for all three readings, and that staff be directed to carry out the requirements as prescribed under Section 29(8) of the Act; and

That Council direct staff to serve a Notice of Intention to Designate the property located at 80 Chatham Street – Unit 9, known as the Gallinger Terrace, as a property of cultural heritage value or interest pursuant to Section 29 of the Ontario Heritage Act, attached as Exhibit A to Report Number HP-23-036; and

That should no Notice of Objection be received by the Clerk of The Corporation of the City of Kingston within thirty (30) days of the publication of the Notice of Intention to Designate, the Designation By-Law for 80 Chatham Street – Unit 9, attached as Exhibit E to Report Number HP-23-036, be presented to Council for all three readings, and that staff be directed to carry out the requirements as prescribed under Section 29(8) of the Act; and

That Council direct staff to serve a Notice of Intention to Designate the property located at 82 Beverley Street as a property of cultural heritage value or interest pursuant to Section 29 of the Ontario Heritage Act, attached as Exhibit A to Report Number HP-23-036; and

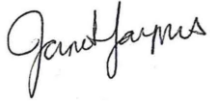
That should no Notice of Objection be received by the Clerk of The Corporation of the City of Kingston within thirty (30) days of the publication of the Notice of Intention to Designate, the Designation By-Law for 82 Beverley Street, attached as Exhibit F to Report Number HP-23036, be presented to Council for all three

readings, and that staff be directed to carry out the requirements as prescribed under Section 29(8) of the Act; and

That Council direct staff to serve a Notice of Intention to Designate the property located at 888 Montreal Street as a property of cultural heritage value or interest pursuant to Section 29 of the Ontario Heritage Act, attached as Exhibit A to Report Number HP-23-036; and

That should no Notice of Objection be received by the Clerk of The Corporation of the City of Kingston within thirty (30) days of the publication of the Notice of Intention to Designate, the Designation By-Law for 888 Montreal Street, attached as Exhibit G to Report Number HP-23036, be presented to Council for all three readings, and that staff be directed to carry out the requirements as prescribed under Section 29(8) of the Act.

Yours sincerely,



Janet Jaynes
City Clerk
/nb

Encl. Notice of Intention to Designate
C.C. Ontario Heritage Trust
Ryan Leary, Heritage Planner

**Notice of Intention to Pass By-Laws to Designate
the following properties to be of Cultural Heritage Value and Interest Pursuant to
the Provisions of the *Ontario Heritage Act* (R.S.O. 1990, Chapter 0.18)**

Take Notice that the Council of The Corporation of the City of Kingston intends to pass By-Laws under Section 29 of the *Ontario Heritage Act*, R.S.O. 1990, Chapter 0.18, to designate the following lands to be of cultural heritage value and interest:

186 Wellington Street (Part Lot 189 Original Survey Kingston City; Part Lot 198 Original Survey Kingston City; Parts 2, 4, 5, 6 & 9 13R13520; S/T FR657645; City of Kingston, County of Frontenac):

Situated on a 200 square metre commercial property on the west side of the street, just south of Princes Street in downtown Kingston, the property contains a representative example of an early-19th century Georgian commercial building. Its simple three-storey massing restrained architectural detailing low-pitched gable roof with parapets and the overall impression of balance and rhythm is typical of 19th century Georgian commercial rows on downtown main streets in Ontario. Heritage attributes include the limestone building, original window openings, and arched carriageway.

34 Ellice Street (Part Lot 58 RCP 1624 Kingston City Part 5 & 11, 13R808; S/T & T/W FR464494; City of Kingston, County of Frontenac), known as the Ellice Street Terrace; and

36 Ellice Street (Part Lot 58 RCP 1624 Kingston City Part 4 & 10, 13R808; S/T & T/W FR327133; City of Kingston, County of Frontenac), known as the Ellice Street Terrace; and

38 Ellice Street (Part Lot 58 RCP 1624 Kingston City Part 3 & 9, 13R808; S/T & T/W FR721054; City of Kingston, County of Frontenac), known as the Ellice Street Terrace; and

40 Ellice Street (Part Lot 56 RCP 1624 Kingston City, S/T & T/W FR724490; City of Kingston, County of Frontenac), known as the Ellice Street Terrace; and

227-229 Division Street (Lot 55 RCP 1624 Kingston City; S/T & T/W FR433113; City of Kingston, County of Frontenac), known as the Ellice Street Terrace:

Located on the southeast corner of Division and Ellice Streets, the two-and-a-half storey brick terrace spans five separate properties. The Ellice Street Terrace is a rare example of a Second Empire style residential terrace in the Inner Harbour neighbourhood of Kingston. Despite its bell curved mansard roof, which is the most distinctive element of the Second Empire architectural style, the Ellice Street Terrace is a relatively restrained example. The Terrace is historically linked to the former Picardville neighbourhood and supports the historic character of the area.

Its heritage attributes include its massing and bi-coloured brick and limestone construction, mansard roof, and various stone and wooden details.

5307 Highway 15 (Part Lots 26-27 Concession 8 Pittsburgh Part 1 13R7325 & as in FR174248, Part A405, Except Part 1 13R3659 & FR372898 (PCL 2); City of Kingston, County of Frontenac), known as St. Barnaby's Church and Cemetery:

St. Barnaby's Church (also known as the Church of St. Barnaby) and Cemetery is located on an approximately 3-hectare parcel on the east side of the road in the hamlet of Brewers Mills. It contains a single-storey rectangular-plan sandstone church, built in 1873, and a single-storey sandstone vault with a cruciform facade, all surrounded by a cemetery. The church building is a representative example of a late 19th century rural church with Gothic influences and a rare example in Kingston for its use of sandstone. The property displays a high degree of craftsmanship particularly with its prominent central tower and mature tree-lined driveway leading to the church's main doors. St. Barnaby's has direct association with the Roman Catholic Church in the Brewers Mills areas and has been a landmark in the community for over 150 years. Heritage attributes include the two sandstone buildings (church and vault), the various grave markers and mature tree plantings lining a central driveway.

80 Chatham Street – Unit 1 (Part Lot 24 Block NN Con 1 Kingston Parts 1 & 18, 13R13532; S/T & T/W FR658516; City of Kingston, County of Frontenac), known as the Gallinger Terrace; and

80 Chatham Street – Unit 2 (Part Lot 24 Block NN Con 1 Kingston Parts 2 & 17, 13R13532; S/T & T/W FR733748; City of Kingston, County of Frontenac), known as the Gallinger Terrace; and

80 Chatham Street – Unit 3 (Part Lot 24 Block NN Con 1 Kingston Parts 3 & 16, 13R13532; S/T & T/W FR658524; City of Kingston, County of Frontenac), known as the Gallinger Terrace; and

80 Chatham Street – Unit 4 (Part Lot 24 Block NN Con 1 Kingston Parts 4 & 15, 13R13532; S/T & T/W FR658522; City of Kingston, County of Frontenac), known as the Gallinger Terrace; and

80 Chatham Street – Unit 5 (Part Lot 24 Block NN Con 1 Kingston Parts 5 & 14, 13R13532; S/T & T/W FR663471; City of Kingston, County of Frontenac), known as the Gallinger Terrace; and

80 Chatham Street – Unit 6 (Part Lot 24 Block NN Con 1 Kingston Parts 6 & 13, 13R13532; S/T & T/W FR658474; City of Kingston, County of Frontenac), known as the Gallinger Terrace; and

80 Chatham Street – Unit 7 (Part Lot 24 Block NN Con 1 Kingston Parts 7 & 12, 13R13532; S/T & T/W FR658502; City of Kingston, County of Frontenac), known as the Gallinger Terrace; and

80 Chatham Street – Unit 8 (Part Lot 24 Block NN Con 1 Kingston Parts 8, 11 & 21, 13R13532; S/T & T/W FR733272; City of Kingston, County of Frontenac), known as the Gallinger Terrace; and

80 Chatham Street – Unit 9 (Part Lot 24 Block NN Con 1 Kingston Parts 9, 10, 20 & 22, 13R13532; S/T & T/W FR658533; S/T Execution 01-000343, if enforceable; City of Kingston, County of Frontenac), known as the Gallinger Terrace:

Situated on the west side of the street and spanning nine (9) separate properties and the entire city block of Chatham Street between Elm Street and Linton Street, in the Williamsville area, the Gallinger Terrace consists of eight attached two storey red brick residential buildings and a two-storey red brick residential (formerly commercial at grade) building at the corner of Elm Street. The building is a rare example of an architect-designed red brick residential terrace with a corner commercial unit. The Terrace was designed by well-known local architect William Newlands in 1890. Newlands is best known for his works at 169 King Street East, the former Pittsburgh Town Hall on Regent Street in Barriefield Village, the Victoria School (now Queen's School of Business) on Union Street and the Newlands Pavilion along the waterfront in Macdonald Park. Known for his work on brick buildings, Newlands added decorative touches to a simple row-house design, such as the steeply pitched gables with floral detailing and fish scale bargeboard, and a decorative brick belt course around the entire building. The small setback of the terrace from the public right-of-way, use of rear lanes for vehicle parking and evidence of the former commercial unit fronting Elm Street, expresses its late-19th century working-class housing style and supports the historic character and land-use of the area. Heritage attributes includes the two-storey massing and brick and limestone construction, steeply pitched gables, original openings and various wooden and brick detailing.

82 Beverley Street (Lot 51, Plan 131 and Part of Lot 50, Plan 131, as in FR336578; City of Kingston, County of Frontenac):

Located on the west side of the street, south of Union Street, just west of Queen's University, this 735 square metre residential property contains a representative example of an early 20th century two-storey Georgian Revival style dwelling. Constructed in 1915, several elements of this building reflect this style including its: simple box-like massing; combined use of stone, wood and dark brick; centralized entrance, symmetrical fenestration, hipped roof; and limited ornamentation. The building also supports and maintains the character of the streetscape and is visually linked to its surroundings, which include a number of similarly designed buildings from the early 20th century as well as large estate properties from the mid-19th century. Heritage attributes include the massing and design of the brick and limestone dwelling with symmetrical fenestration pattern, limited ornamentation and enclosed roughcast front entrance porch.

888 Montreal Street (Part Farm Lot 5 Con West Great Cataraqui River Kingston as in FR372716; City of Kingston, County of Frontenac):