



An agency of the Government of Ontario



Un organisme du gouvernement de l'Ontario

This document was retrieved from the Ontario Heritage Act Register, which is accessible through the website of the Ontario Heritage Trust at **[www.heritagetrust.on.ca](http://www.heritagetrust.on.ca)**.

---

Ce document est tiré du registre aux fins de la *Loi sur le patrimoine de l'Ontario*, accessible à partir du site Web de la Fiducie du patrimoine ontarien sur **[www.heritagetrust.on.ca](http://www.heritagetrust.on.ca)**.



Centre Wellington

February 3, 2025



RE: Notice of Passing of a Designation By-law, 250 Union Street East, Fergus

Dear 

Please take notice that the Council of the Corporation of the Township of Centre Wellington passed a by-law designating the following property to be a property of cultural heritage value or interest under Part IV of the Ontario Heritage Act, R.S.O. 1990 (Ch.O.18, Sec. 29):

**250 Union Street East  
Fergus, ON**

Attached is a copy of the notice regarding the passing of the by-law including the last date to appeal. A copy of the by-law is also attached. Please let me know if you have any questions.

Yours truly,



Deanna Maiden, MCIP, RPP  
Senior Development Planner

Encl.

*Copy: Ontario Heritage Trust, via email only*

**NOTICE OF THE PASSING OF A HERITAGE DESIGNATION BY-LAW  
BY THE CORPORATION OF THE TOWNSHIP OF CENTRE WELLINGTON**

**TAKE NOTICE** that the Council of the Corporation of the Township of Centre Wellington passed By-law 2025-05 on January 27, 2025 to designate the property at 250 Union Street East, in the Township of Centre Wellington, as a property of cultural heritage value or interest under Part IV of the Ontario Heritage Act, R.S.O. 1990, c.O.18.

Any person who objects to the by-law may appeal to the Ontario Land Tribunal (OLT) and the Clerk of the Township within 30 days after the date of this publication, on or before March 5, 2024. The notice of appeal must set out the objection to the by-law and the reasons in support of the objection, accompanied by the fee charged by the OLT.

For additional information, including a statement explaining the cultural heritage value or interest of the property and a description of the heritage attributes of the property please contact Deanna Maiden, Senior Development Planner (519-846-9691 x292).

Dated at the Township of Centre Wellington this 3<sup>rd</sup> day of February, 2025.

Kerri O’Kane,  
Municipal Clerk  
1 MacDonald Square  
Elora, Ontario  
N0B 1S0

**The Corporation of the Township of Centre Wellington**

**By-law 2025-05**

A By-law to designate the lands at 250 Union Street East  
to be of cultural heritage value or interest

**Whereas** the *Ontario Heritage Act*, R.S.O. 1990, Chapter O.18, Section 29 (the “Act”), as amended, authorizes the Council of a municipality to enact by-laws to designate real property including all buildings and structures thereon, to be of cultural value or interest;

**Whereas** on the advice of the municipal heritage committee, the Council of the Corporation of the Township of Centre Wellington has caused to be served upon the owners of the lands and premises known municipally as 250 Union Street East (“the Property”) and upon the Ontario Heritage Trust notice of intention to designate the aforesaid real property and has caused such notice of intention to be published in a newspaper having a general circulation in the municipality;

**Whereas** the statement of cultural value or interest of the Property are set out in Schedule “B”;

**Whereas** the description of Heritage Attributes are set out in Schedule “C”;

**Whereas** no notice of objection to the proposed designation has been served upon the clerk of the municipality;

**Now Therefore the Council of the Corporation of the Township of Centre Wellington hereby enacts as follows:**

1. The real property municipally known as 250 Union Street East and more particularly described in Schedule “A”, is designated as being of cultural heritage value or interest under Part IV of the *Act*.
2. The Township’s legal representative is hereby authorized to cause a copy of this By-law to be registered against the property described in Schedule “A” in the proper land registry office.
3. Township staff is hereby authorized to cause a copy of this By-law to be served upon the owner of the property and upon the Ontario Heritage Trust and to cause notice of this By-law to be published in a newspaper having general circulation in the Township.
4. This By-law shall come into force and take effect upon its final passing.

**Read a first, second and third time and finally passed** this 27<sup>th</sup> day of January, 2025.



Mayor – Shawn Watters



Clerk – Kerri O'Kane

## **Schedule “A”**

### Legal Description

250 Union Street East, legally described as:

Plan 55, Lots 172 and 173; Township of Centre Wellington

PIN: 71395-00007 (LT)

## Schedule “B”

### Statement of Cultural Heritage Value or Interest

#### Description of Property

250 Union Street East is located on Plan 55, Lots 172 and 173, in the Township of Centre Wellington, County of Wellington (former Town of Fergus). The property is located on the southeast side of Union Street East, northeast of St. David Street South. The property is approximately 0.66 acres and supports a two-storey dwelling and a small shed at the back southeast corner of the property, as well as many mature trees. It is surrounded by single detached dwellings and is located across the street from the former Groves Memorial Hospital site.

***Statement of Cultural Heritage Value or Interest:*** The cultural heritage value of 250 Union Street East lies in its design/physical value, its historical/associative value, and its contextual value.

#### Historical or Associative Value:

The subject property has historical and associative value because it has direct association with the Presbyterian church community and the history of the matriarchal community of Fergus. It is directly linked to the local Melville Church and Presbyterian community in Fergus. The Melville Church trustees purchased the property in 1890 and had a church manse built that same year. It was the second manse constructed for the Melville Church, the first manse being nearby at 420 Union Street West. Only four ministers lived in the dwelling on the property, as it was sold in 1929 after the formation of the United Church of Canada, which brought together the Melville Presbyterian and Wesley Methodist churches. It is further linked to the Wellington County House of Industry and Refuge, as Christina Allan, who purchased the property from the United Church, was the matron of the facility and has association with the women of Fergus because Allan ran the Home for Elderly Ladies out of the subject property. Christina Allan is related to the Allan Farmstead, next to the present-day Wellington County Library and Archives, which is a National Historic Site of Canada, designated in 1995.

#### Design or Physical Value:

The subject dwelling was originally constructed in 1890 and is significant because it is a representative example of the Italianate architectural style with its two storey asymmetrical red brick facades, yellow brick quoins and voussoirs above the windows and doors. The roof is a combination of hip and gable styles, with multiple slopes and a complex shape, including a widow's walk on the very top (former iron cresting has been removed), which exemplifies the Italianate style. It has overhanging eaves and wooden soffits, providing shade and adding ornamental design. The original ornamental brackets have since been removed, as evidenced by archival photographs.

The front facade features a large, covered porch (replacement) with a roof supported by decorative wooden brackets that are adorned with intricate trim and a large two-storey bay on the right side, which extends from the main structure and includes several windowpanes. All of the windows are arched with voussoirs above, which are a distinctive element of Italianate architecture. These windows, as typical of the architectural style, are large, allowing for ample natural light.

#### Contextual Value:

The property has contextual value because it is physically, functionally, and historically linked to the growth of the local Presbyterian congregation and the general community. The dwelling was built as a manse for the Melville Presbyterian Church, which directly links it to the history of the disruption of the Presbyterian Church, the establishment of the Melville Presbyterian Church as well as the formation of the Melville United Church upon its merging with the Wesley Methodist Church. It is also linked to the history of the nearby Wellington County House of Industry and Refuge via Christina Allan, who was the matron of the facility, and to the women of Fergus through her establishment of the Home for Elderly Ladies which she ran out of the subject property.

The property has contextual value because it is important in defining, maintaining and supporting the character of this area because of its size (double lot that has never been severed) and how it aligns with the local vernacular of the neighbourhood, in terms of setbacks and mature landscaping. It has high aesthetic value along the streetscape. The majority of the surrounding dwellings and structures were also constructed between the mid-19<sup>th</sup> century and early 20<sup>th</sup> century in similar, closely related architectural styles, such as, Italianate, Regency, Victorian, Gothic Revival, and Queen Anne.

## Schedule “C”

### Description of Heritage Attributes

- Two-storey asymmetrical Italianate-style dwelling with two-storey projecting bay
- Yellow brick quoins and arched voussoirs over all windows and doors, except rear door that led to a former summer kitchen (since been removed)
- Single horizontal yellow brick band across the top of the second storey extending over lintels
- Fenestration pattern of door and window openings and the wooden surrounds/framing in their current sizes and locations
- Existing building footprint (summer kitchen removed)
- Combination of hip and gable style roof, including widow's walk (iron work removed) with wooden soffits (wooden brackets removed) and projecting eaves (eavestroughs are modern replacements)
- Front door surround including transom (decorative etched glass with construction date of 1890), sidelights, wooden trim and decorative glass door insert (not original to the door)
- Original one-over-one wooden window sashes (glass has been replaced in all except the central second storey window)
- One-over-one storm windows that were added in the 1980s
- Eyebrow window in third storey attic on the west facade
- Covered wooden porch, including decorative wooden fretwork and detailing (replicated in the 1980s using archival photographs)
- Wooden side porch with shed roof and decorative wooden fretwork and detailing
- Side porch extension with two steps and pergola attached to shed-roof porch, including decorative wooden fretwork and detailing
- Set of 2 wooden doors with glass inserts and rounded arch transom above, which exit onto the side porch from the rear dining room wall (replacement door/transom and reinstated opening, based on research)
- Rear door exiting onto side porch from the kitchen (original)
- Decorative picket fence including four large entrance posts (replicated in 1994 from archival photographs)
- Interior elements:
  - Original cherry wood hand-carved staircase with newel post
  - Two sets of large pine interior swing doors on the main floor (replicated exactly based on existing pocket door, found in home)
  - One set of pine interior pocket doors on the main floor (one original, one replicated exactly)
  - Two wood and cast-iron fireplace inserts with tile surround on the main floor (mantle surrounds original to the house, one cherry wood in parlor, one oak in library)
  - Original moldings, plaster, trim, baseboards, and ceiling medallions
  - Cast-iron air registers/returns

### Excluded from Designation

- Two wire-cut brick chimneys (replacements, non-original)
- Door on rear façade, exiting from kitchen (replacement)
- Side porch extension with two steps and pergola attached to shed-roof porch, including decorative wooden fretwork and detailing