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IN THE MATTER OF THE ONTARIO HERITAGE ACT, 1974,
1974 S.O. CHAPTER 122

AND IN THE MATTER OF THE DESIGNATION OF THE
PROPERTY KNOWN AS SOMERSET HOUSE AT NO.27
WELLESLEY STREET EAST

NOTICE OF PASSING OF BY-LAW

To:



✓ Ontario Heritage Foundation.

Take notice that the Council of The Corporation of
the City of Toronto has passed By-law No.240-77 to designate
the above property. (File 1237).

DATED at Toronto this 3rd day of June, 1977.

Roy V. Henderson
Roy V. Henderson
City Clerk

No. 240-77. A BY-LAW

To designate Somerset House at No. 27 Wellesley Street East of architectural value.

(Passed April 25, 1977.)

WHEREAS The Ontario Heritage Act, 1974, authorizes the Council of a municipality to enact by-laws to designate real property, including all the buildings and structures thereon, to be of historic or architectural value or interest; and

WHEREAS the Council of The Corporation of the City of Toronto has caused to be served upon the owners of the lands and premises known as Somerset House at No. 27 Wellesley Street East and upon the Ontario Heritage Foundation notice of intention to so 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 once for each of three consecutive weeks; and

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

WHEREAS no notice of objection to the said proposed designation has been served upon the clerk of the municipality;

THEREFORE, the Council of The Corporation of the City of Toronto enacts as follows:

1. There is designated as being of architectural value or interest the real property more particularly described in Schedule "A" hereto, known as Somerset House at No. 27 Wellesley Street East.
2. The City Solicitor is hereby authorized to cause a copy of this by-law to be registered against the property described in Schedule "A" hereto in the proper land registry office.

SCHEDULE "A"

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Toronto, in the Municipality of Metropolitan Toronto, formerly in the County of York and Province of Ontario, being composed of parts of Lots Numbers 3, 4 and 5 on the south side of Wellesley Street East according to a Plan registered in the Registry Office for the Registry Division of Toronto, as Number D-235 all more particularly described as follows:

COMMENCING at a point in the southerly limit of Wellesley Street, distant eighteen feet measured westerly therealong from the north-east angle of the said Lot Number 5, being the point where the westerly limit of the land heretofore conveyed to one, Marie Williams, intersects the southerly limit of Wellesley Street;

THENCE SOUTHERLY parallel with the easterly limit of said Lot Number 5 a distance of one hundred and fifty-five feet eight inches, more or less, to the northerly limit of a lane shown on a Plan registered in the Registry Office for the Registry Division of Toronto as Number 257-E;

THENCE WESTERLY along the northerly limit of said lane a distance of one hundred and six feet seven inches more or less, to a point in said northerly limit distant twenty-five feet measured westerly from and at right angles to the easterly limit of said Lot Number 3;

THENCE NORTHERLY, parallel with the said easterly limit of said Lot Number 3, a distance of one hundred and fifty-five feet two inches more or less, to the southerly limit of Wellesley Street;

THENCE EASTERLY along the last-mentioned limit a distance of one hundred and six feet seven inches more or less, to the point of commencement.

SCHEDULE "B"

Reasons for the designation of Somerset House at No. 27 Wellesley Street East.

Somerset House at No. 27 Wellesley Street East is designated on architectural grounds and for its significance as an important element in the local streetscape. Built in 1873 it is a good example, in its form, of the development of residential design during the latter half of the nineteenth century.