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# THE CORPORATION OF THE CITY OF LONDON



DEPARTMENT OF THE CITY CLERK  
K.W. SADLER, CITY CLERK

## REGISTERED

September 6, 1991

Ontario Heritage Foundation  
2nd Floor, 77 Bloor St. W.  
Toronto, Ontario  
M7A 2R9

Re: Designation of 511-513 Maitland Street  
The Ontario Heritage Act, R.S.O. 1980, c. 337

Please find enclosed, a certified copy of By-law No. L.S.P.-3126-277, entitled "A by-law to designate 511-513 Maitland Street to be of architectural value", passed by the Municipal Council of The Corporation of the City of London on September 3, 1991 and registered as Instrument No. 895951 on September 6, 1991.

*for*   
R.J. Tolmie  
Assistant City Clerk

/ds

Enc.



By-law No. L.S.P.-3126-277

A by-law to designate 511-513 Maitland Street to be of architectural value.

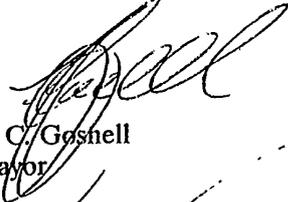
WHEREAS pursuant to The Ontario Heritage Act, R.S.O. 1980, c. 337, the Council of a municipality may by by-law designate a property including buildings and structures thereon to be of historic or architectural value or interest;

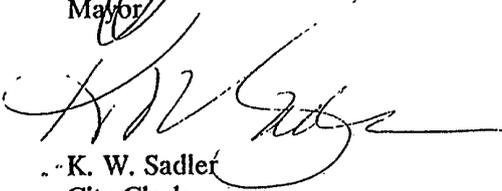
AND WHEREAS notice of intention to so designate the property known as 511-513 Maitland Street has been duly published and served and no notice of objection to such designation has been received;

The Municipal Council of The Corporation of the City of London enacts as follows:

1. There is designated as being of architectural value or interest, the real property at 511-513 Maitland Street, more particularly described in Schedule "A" hereto, for the reasons set out in Schedule "B" hereto.
2. The City Clerk is authorized to cause a copy of this by-law to be registered upon the title to the property described in Schedule "A" hereto in the proper Land Registry Office.
3. The City Clerk is authorized to cause a copy of this by-law to be served upon the owner of the aforesaid property and upon the Ontario Heritage Foundation and to cause notice of this by-law to be published in the London Free Press, and to enter the description of the aforesaid property, the name and address of its registered owner, and short reasons for its designation in the Register of all properties designated under The Ontario Heritage Act, R.S.O. 1980.
4. This by-law comes into force on the day it is passed.

PASSED in Open Council on September 3, 1991.

  
T. C. Goshell  
Mayor

  
K. W. Sadler  
City Clerk

First reading - September 3, 1991  
Second reading - September 3, 1991  
Third reading - September 3, 1991

## SCHEDULE "A"

To By-law No. L.S.P.-3126-277

Part of Lot 8, Registered Plan 31, in the City of London, County of Middlesex, more particularly described as follows:

### FIRSTLY:

Premising that the northerly limit of Dufferin Avenue as shown on Deposited Plan 33R-2284 has a bearing of N 68 degrees 30 minutes east and relating to all bearings herein thereto;

Commencing at the southeasterly corner of said Lot 8;

Thence N 21 degrees 27 minutes W along the easterly limit of said Lot 8 a distance of 26.04 feet to its intersection with the easterly production of the centre line of a brick party wall now situate on the south half of said Lot 8;

Thence S 68 degrees 05 minutes 45 seconds W to and along the said centre line of party wall in all a distance of 63.83 feet to a point distant 20.92 feet measured S 21 degrees 27 feet E from the line between the north and south halves of said Lot 8;

Thence S 21 degrees 27 minutes E a distance of 2.33 feet;

Thence S 68 degrees 30 seconds W a distance of 58.67 feet more or less to the westerly limit of said Lot 8;

Thence S 21 degrees 27 minutes E along the westerly limit of said Lot 8 a distance of 23.25 feet to the southwesterly corner of said Lot 8;

Thence N 68 degrees 30 minutes E along the southerly limit of said Lot 8 a distance of 122.5 feet more or less to the point of commencement.

Being all the lands described in Registered Instrument No. 821788, and being 511 Maitland Street.

### SECONDLY:

Premising that bearings are astronomic derived from the northerly limit of Dufferin Avenue, being north 68 degrees 30 minutes east as shown on Plan 33R-2284.

Commencing at a point in the easterly limit of Lot Number 8, distant 26.04 feet measured north 21 degrees 27 minutes west therealong from the southeast corner thereof, said point of commencement being the intersection of the easterly limit of said lot with the production easterly of the centre line of a party wall of the present brick double house situate upon the south half of Lot Number 8.

Thence south 68 degrees 05 minutes 45 seconds west along the production easterly of the said centre line and along the said centre line of the party wall and the production westerly thereof, 63.83 feet to a point distant 20.92 feet measured south 21 degrees 27 minutes east parallel to the easterly limit of Lot Number 8, from the line between the north half and south half of said lot.

Thence south 21 degrees 27 minutes east parallel to the easterly limit of Lot Number 8, 2.33 feet to a point

Thence south 68 degrees 30 minutes west parallel to the southerly limit of said lot, 58.67 feet more or less to a point in the westerly limit thereof.

Schedule "A" (cont'd)  
To By-law No. L.S.P.-3126-277

Thence north 21 degrees 27 minutes west along the westerly limit of Lot Number 8, 23.25 feet to the line between the north half and south half of said lot.

Thence north 68 degrees 30 minutes east along the limit between the north half and south half of Lot Number 8, 122.50 feet more or less to the easterly limit thereof.

Thence south 21 degrees 27 minutes east along the easterly limit of Lot Number 8, 20.46 feet more or less to the point of Commencement, as described in Instrument Number 821787 and being 513 Maitland Street.

**SCHEDULE "B"**

To By-law No. L.S.P.-3126-277

Architectural Reasons

The white brick double house at 511-513 Maitland was built c.1880, replacing an earlier wood structure. The decorated central gable is enlivened with a band of half-balls, diamonds and small brackets. Double brackets enliven the eaves. Brick coursing breaks down the mass of the house, and brick voussoirs define the window openings. The original doors are still in place. Several inappropriate changes have occurred over the years including the loss of the original porch. The exterior has been sandblasted and the original shutters are missing. The original roof material has been replaced by asphalt tile.

Contextual Reasons

The building is adjacent to a proposed Heritage Conservation District. It is the best preserved of 3 similar double houses which form the architectural character of this stretch of Maitland Street.