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CITY HALL
70 COLLIER STREET
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P.O. BOX 400
BARRIE, ONTARIO
L4M 4T5
FAX (705) 726-8392 TREASURY

CORPORATION OF THE CITY OF BARRIE

May 9, 1989



Ontario Heritage Foundation,
77 Bloor Street West,
Toronto, Ontario.
M7A 2R9

Dear Sirs:

Further to our letter of January 26th, 1989, we are pleased to advise you that By-law Number 89-39 which designates the properties at 16-18 Mary Street, 70-74 Dunlop Street East (South elevations of the 2nd and 3rd floors), 37 Mulcaster Street and 47 Rodney Street, Barrie, Ontario as being of architectural and/or historical value or interest, was registered on title in the Registry Office at Barrie on April 7th, 1989 as Instrument No. 01052150 and we enclose herewith a photocopy of the duplicate registered copy for your information.

Yours very truly,

THE CORPORATION OF THE CITY OF BARRIE

Helen L. Foster,
Acting City Clerk

/nmk
Enclosure

Document General
Form 4 — Land Registration Reform Act, 1984

FOR OFFICE USE ONLY

01052150

No. 01052150
CERTIFICATE OF REGISTRATION

90 APR 7 A9 511
SIMCOE
No. 51
BARRIE
LAND REGISTRAR

New Property Identifiers

Additional:
See
Schedule ☐

Executions

Additional:
See
Schedule ☐

(1) Registry ☒

Land Titles ☐

(2) Page 1 of 7 pages

(3) Property
Identifier(s)

Block

Property

Additional
See
Schedule ☐

(4) Nature of Document

By-law Number 89-39

(5) Consideration

Dollars \$

(6) Description

FIRST: All of Lot 16 and part of Lot 15, Registered
Plan 115, City of Barrie, County of Simcoe;
SECONDLY: All of Lot 1, Registered Plan 85 and
part of Lot 10, Registered Plan 2, City of
Barrie, County of Simcoe;
THIRDLY: Part of Market Square, Registered Plan 2,
City of Barrie, County of Simcoe;

SEE SCHEDULE ATTACHED

(7) This
Document
Contains:

(a) Redescription
New Easement
Plan/Sketch ☒

(b) Schedule for:

Description ☒

Additional
Parties ☐

Other ☐

(8) This Document provides as follows:

See By-law attached

Continued on Schedule ☒

(9) This Document relates to instrument number(s)

(10) Party(ies) (Set out Status or Interest)

Name(s)

Signature(s)

Date of Signature
Y M D

THE CORPORATION OF THE CITY OF BARRIE,

Osmond Jennings Rowe, Q.C.

1989 04 04

(Applicant), by its solicitor,

Osmond Jennings Rowe, Q.C.

(11) Address
for Service

70 Collier Street, Box 400, Barrie, Ontario L4M 4T5

(12) Party(ies) (Set out Status or Interest)

Name(s)

Signature(s)

Date of Signature
Y M D

(13) Address
for Service

(14) Municipal Address of Property

16-18 Mary Street,
70-74 Dunlop Street East,
37 Mulcaster Street,
47 Rodney Street,
all in the City of Barrie.

(15) Document Prepared by:

O. J. Rowe, Q.C.,
Burgar, Rowe,
60 Collier Street, Box 758,
Barrie, Ontario L4M 4Y5.
OJR/nmk

FOR OFFICE USE ONLY

Fees and Tax

Registration Fee

Additional Property Identifier(s) and/or Other Information

BY-LAW NUMBER 89-39

A By-law of The Corporation of the City of Barrie to designate the properties known municipally as 16-18 Mary Street, 70-74 Dunlop Street East (South elevations of the 2nd and 3rd floors), 37 Mulcaster Street and 47 Rodney Street, Barrie, Ontario as being of architectural and/or historical value or interest.

WHEREAS Section 29 of The Ontario Heritage Act, R.S.O. 1980, authorizes the Council of a municipality to enact by-laws to designate real property, including all buildings and structures thereon, to be of architectural or historic value or interest;

AND WHEREAS the Council of The Corporation of the City of Barrie has caused to be served on the owners of the lands and premises at 16-18 Mary Street, 70-74 Dunlop Street East (South elevations of the 2nd and 3rd floors), 37 Mulcaster Street and 47 Rodney Street, Barrie, Ontario, 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 the same newspaper having general circulation in the municipality once for each of three consecutive weeks;

AND WHEREAS no notice of objection to the proposed designation has been served on the Clerk of the municipality;

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

1. THAT there is designated as being of architectural and/or historical value or interest the real property at 16-18 Mary Street, Barrie, Ontario, more particularly described as follows:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Barrie, in the County of Simcoe and being composed of part of Lot 15 and all of Lot 16 according to Registered Plan 115.

Reasons for the Proposed Designation:

The John Pearson House is one of the few residences in the municipality which have survived from the 1840's to the present date largely intact. It is an important example of the work of John Pearson, builder, and is a fine and rare example of a two-storey solid brick residence of Georgian and Regency elements.

2. THAT there is designated as being of architectural and/or historical value or interest the real property at 70-74 Dunlop Street East (South elevation of the 2nd and 3rd floors, Barrie, Ontario, more particularly described as follows:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Barrie, in the County of Simcoe and being composed of Lot 1 according to Registered Plan 85 and the West part of Lot 10 according to Plan 2.

Reasons for the Proposed Designation:

The Sanders Block is one of the best of the many three-storey commercial blocks built in Barrie in the 1870's and 1880's to replace earlier structures burned during a decade of major fires.

Additional Property Identifier(s) and/or Other Information

This structure was locally designed and the second and third stories of the facade are well preserved and form an important part of Barrie's historic streetscape.

3. THAT there is designated as being of architectural and/or historical value or interest the real property at 37 Mulcaster Street, Barrie, Ontario, more particularly described as follows:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Barrie, in the County of Simcoe and being composed of part of Market Square according to Registered Plan 2.

Reasons for the Proposed Designation:

The Barrie Public Library was built in 1915 with a grant from the Carnegie Foundation and expanded in a very sympathetic style in 1964, is a good example of the Beaux Arts Classical Revival style of architecture. The building is well-preserved and, situated in the centre of the downtown area, forms an important focal point for the community.

4. THAT there is designated as being of architectural and/or historical value or interest the real property at 47 Rodney Street, Barrie, Ontario, more particularly described as follows:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Barrie, in the County of Simcoe and being composed of parts of Lots 12 and 13 according to Registered Plan 6.

Reasons for the Proposed Designation:

The Frederic Gore/Benjamin Walker Smith House The historical significance of the Gore/Smith house is two-fold. Between 1849 and circa 1860, it served as the headmaster's residence and as a boarding house for later prominent politicians and professionals while they attended the Grammar School. Architecturally the house is one of the very few one storey Regency (Picturesque) style houses built in Barrie and is one of a small number of houses that have survived with little alteration.

5. THAT the Municipal Solicitor is hereby authorized to cause a copy of this By-law to be registered against the properties described in Sections 1, 2, 3 and 4 of this By-law in the proper Land Registry Office.

6. THAT the Clerk is hereby authorized to cause a copy of this By-law to be served on the owners of the aforesaid properties and on the Ontario Heritage Foundation and to cause notice of the passing of this By-law to be published in the same newspaper having general circulation in the municipality once for each of three consecutive weeks.

7. THAT this By-law shall come into force and have effect immediately upon the final passing thereof.

READ a first, second and third time and finally passed the 23rd day of January, A.D. 1989.

I, Richard P. Bates, City Clerk of the City of Barrie, do hereby certify under my hand and seal of the City, this 25th day of January, 1989.

DATED Jan 25/89 RICHARD P. BATES
BARRIE, ONTARIO CITY CLERK

THE CORPORATION OF THE CITY OF BARRIE

Janice Ruth Laking, Mayor

Richard P. Bates, City Clerk

REGISTRY ACT

I, OSMOND JENNINGS ROWE, of the City of Barrie, in the County of Simcoe, solicitor, do solemnly declare:

1. That I am the Solicitor for The Corporation of the City of Barrie whose Council passed By-law Number 89-39, a By-law to designate the properties known municipally as 16-18 Mary Street, 70-74 Dunlop Street East (South elevations of the 2nd and 3rd floors), 37 Mulcaster Street and 47 Rodney Street, Barrie, Ontario as being of architectural and/or historical value or interest, on the 23rd day of January, 1989.

2. That now produced and shown to me and marked Exhibit "A" to this my Declaration is a description which affects the herein lands.

I MAKE this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath.

DECLARED before me at the)
City of Barrie, in the)
County of Simcoe, this 4th)
day of April, A.D. 1989.)

OSMOND JENNINGS ROWE

Urian Manning
A Commissioner, etc.

Additional Property Identifier(s) and/or Other Information

EXHIBIT "A"

Box (6) - Description

FOURTHLY: Parts of Lots 12 and 13, South side of Collingwood Street,
Registered Plan 6, City of Barrie, County of Simcoe.

FIRST:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Barrie, in the County of Simcoe and being composed of all of Lot Number 16 and part of Lot Number 15 according to Registered Plan Number 115 and which lands are more particularly described as follows:

PREMISING that the Easterly boundary of Lot 16 on Registered Plan 115 has a bearing astronomic of North 27 degrees 30 minutes West and relating all bearings herein thereto.

COMMENCING at a point being the Southeasterly angle of Lot 16 on Plan 115;

THENCE continuing North 27 degrees 30 minutes West along the Westerly limit of Mary Street, a distance of 92.09 feet to an iron bar planted;

THENCE South 63 degrees 23 minutes West a distance of 133.63 feet to a point in the Westerly limit of Lot Number 15 according to Plan Number 115;

THENCE continuing South 27 degrees 06 minutes 30 seconds East along the Westerly limit of Lots 15 and 16, a distance of 91.76 feet to a point being the Southwesterly angle of Lot Number 16 according to Registered Plan 115;

THENCE continuing North 63 degrees 31 minutes 30 seconds East along the Southerly limit of Lot 16, a distance of 134.26 feet to the point of commencement.

As previously described as in Instrument Number 974736.

SECONDLY:

ALL AND SINGULAR those certain parcels or tracts of land and premises situate, lying and being in the City of Barrie, County of Simcoe and being composed of all of Lot 1 according to Registered Plan 85 and part of Lot 10 according to Registered Plan 2 and which lands are more particularly described as follows:

COMMENCING at a point in the North limit of Dunlop Street, distant in an Easterly direction from the Southeast angle of Lot 9, according to the said Plan 2, 18 feet;

THENCE Northerly and parallel with the division line between Lots 9 and 10, 90 feet more or less to the Southern boundary as produced of a lane running Easterly from Owen Street as shown on Plan 85;

THENCE Westerly along the Southerly limit of the said lane so produced and parallel with the Northerly limit of Dunlop Street, 18 feet more or less to the said division line between Lots 9 and 10;

THENCE Southerly along the said division line 90 feet more or less to the Northerly limit of Dunlop Street;

Additional Property Identifier(s) and/or Other Information

SECONDLY (continued):

THENCE Easterly along the Northerly limit of Dunlop Street, 18 feet more or less to the place of beginning.

As previously described in Instrument No. 993270.

THIRDLY:

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Barrie, in the County of Simcoe and being composed of part of Market Square according to Registered Plan Number 2 and which lands are more particularly described as follows:

PREMISING that the Easterly limit of Mulcaster Street South of Market Square according to Registered Plan Number 2 is North 0 degrees 03 minutes and 30 seconds East and relating all bearings herein thereto;

COMMENCING at a point in said Market Square where an iron bar has been planted distant 6.10 metres on a course of North 0 degrees 03 minutes and 30 seconds East from the Northwest corner of Lot Number 17 according to Registered Plan Number 2;

THENCE South 89 degrees and 12 minutes East 27.93 metres to a point where an iron bar has been planted;

THENCE North 45 degrees 20 minutes East 8.55 metres to a point where an iron bar has been planted;

THENCE North 0 degrees 08 minutes West 37.86 metres to a point where an iron bar has been planted in the production Westerly into Market Square of the South limit of Collier Street according to Registered Plan Number 2;

THENCE South 89 degrees 58 minutes and 30 seconds West 33.86 metres to a point where an iron bar has been planted;

THENCE South 0 degrees 03 minutes and 30 seconds West 43.52 metres more or less to the point of commencement.

Not previously described.

FOURTHLY:

ALL AND SINGULAR those certain parcels or tracts of land and premises situate, lying and being in the City of Barrie, in the County of Simcoe and being composed of parts of Lots 12 and 13 on the side of Collingwood Street according to Registered Plan 6 for the said City of Barrie and more particularly described as follows:

PREMISING that the South limit of Collingwood Street in front of Lots 12 and 13 on the South side of Collingwood Street according to Registered Plan Number 6 has a bearing of North 64 degrees and 07 minutes East and relating all bearings herein thereto.

COMMENCING at a survey post planted in the Northerly limit of Lot 13, distant South 64 degrees 07 minutes West, 67.00 feet from the North East angle of said Lot 13;

THENCE continuing along the Northerly limits of Lots 12 and 13, 130.18 feet to a survey marker planted;

THENCE South 26 degrees, 01 minutes East, 93.24 feet to a point;

THENCE South 34 degrees, 15 minutes, 15 seconds West, 86.41 feet to a

Additional Property Identifier(s) and/or Other Information

survey marker planted in the Westerly limit of said Lot 12;

THENCE South 26 degrees, 01 minutes East along the Westerly limit of said Lot 12, 32.32 feet to a survey marker planted in the South West angle of said Lot 12;

THENCE North 64 degrees, 10 minutes, 30 seconds East along the Southerly limits of Lots 12 and 13, 204.60 feet to a survey marker planted;

THENCE North 25 degrees, 49 minutes West, 168.55 feet to the place of beginning.

Not previously described.

This is Exhibit "A" referred to in the
affidavit of OSMOND JENNINGS Rowe
sworn before me, this 4th
day of APRIL 1989
Dorian Manning
a Commissioner, etc.