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CORPORATION OF THE TOWN OF PRESCOTT

P.O. BOX 160 / 360 DIBBLE ST. W.,
PRESCOTT, ONTARIO K0E 1T0

TEL.: (613) 925-2812

September 5, 1985

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

Dear Sir:

Re: Designation of Municipal Properties in Prescott

Pursuant to Section 29(6) of the Ontario Heritage Act, enclosed are certified copies of By-Laws 30-85, 31-85, 32-85, 33-85 and 34-85 of the Corporation of the Town of Prescott.

By-Law 30-85 designates the W.A. Raney residence, 389 Edward Street¹⁻¹ as being of architectural and historical value or interest while By-Laws 31-85 through 34-85 designates the facade of the Mechanics¹⁻¹ Block 112-130 King St. W. as being of architectural and historical value or interest.

Yours very truly,

Arie Hoogenboom, A.M.C.T. (A)
Clerk Co-Ordinator
AH/mp
Encls.

CORPORATION OF THE TOWN OF PRESCOTT

BY-LAW 33-85

BEING A BY-LAW TO DESIGNATE THE FACADE OF THE PROPERTY KNOWN MUNICIPALLY AS THE MECHANICS BLOCK, 126 KING STREET WEST AS BEING OF ARCHITECTURAL AND HISTORICAL VALUE OR INTEREST.

WHEREAS Section 29 of the Ontario Heritage Act, Chapter 337 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 Town of Prescott has caused to be served on the owners of the lands and premises known as

The Mechanics Block, 126 King Street West 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 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;

THEREFORE the Council of the Corporation of the Town of Prescott enacts as follows:

- 1) There is designated as being of Architectural and Historical value or interest the facade of the real property known as the Mechanics Block at 126 King Street West more particularly described in Schedule A hereto.
2) That the Clerk is hereby authorized to cause a copy of this By-Law together with the reasons for designation as detailed in Appendage A to be registered against the property described in Schedule A hereto in the local Land Registry Office.
3) That the Clerk is hereby authorized to cause a copy of this By-Law to be served on the owner of the aforesaid property and on the Ontario Heritage Foundation and to cause notice of this By-Law to be published in a newspaper having general circulation in the Town of Prescott.

Read a first and second time this 3rd day of September, 1985.

[Signature of Sandra S. Lawn]

Mayor

[Signature of Marie Roggenbom]

Clerk

Read a third time and finally passed this 3rd day of September, 1985.

[Signature of Sandra S. Lawn]

Mayor

I certify this to be an exact and true copy

[Signature of Marie Roggenbom]

Clerk

Town of Prescott

SCHEDULE A TO BY-LAW 33-85

ALL and Singular that certain parcel or tract of land and premises, situate, lying and being in the Town of Prescott, in the County of Grenville and being composed of the East half of the West half of Lot No. SEVEN, fronting on the north side of King Street in Block Two according to Chipman's Plan of the said Town, SAVING AND EXCEPTING thereout and therefrom the northerly or rear ten feet of said parcel across the whole width thereof, having a frontage of twenty-one feet more or less on King Street aforesaid, and bounded on the East by the middle line of the foundation and wall forming a part of the boundary line between the said parcel hereby conveyed and the parcel of land adjoining or contiguous thereto on the east owned by the Estate of Clarence W. King, the whole of which said wall is hereby declared to be a party wall; TOGETHER WITH the free and uninterrupted use and right-of-way in, over, along and upon ALL and singular those certain parcels or tracts of land situate, lying and being in the Town of Prescott, aforesaid, and being composed of Parts of said Lot Seven on the north side of King Street in Block Two and Lot Seven front on the South side of Henry Street in Block Two and which said parcels or tract of land may be described as follows, namely:

FIRSTLY: COMMENCING at the north east corner of said Lot 7 fronting on the North side of King Street;
THENCE south thirty-seven degrees east ten feet to a post;
THENCE south fifty-three degrees west eighty-four feet six inches to the side line between Lots Seven and Eight;
THENCE north thirty-seven degrees west twenty feet to a post;
THENCE north fifty-three degrees east eighty-four feet six inches to the side line between Lots Six and Seven fronting on the North side of Henry Street aforesaid;
THENCE thirty-seven degrees East ten feet more or less to the place of beginning
SECONDLY: COMMENCING in the centre point of the northern boundary line of said Lot Number Seven lying on the south side of Henry Street aforesaid;
THENCE south fifty-three degrees west six feet to a post;
THENCE south thirty-seven degrees east one hundred and twenty-five feet to a post;
THENCE fifty-three degrees east twelve feet;
THENCE north thirty-seven degrees west one hundred and twenty-five feet to the south side of Henry Street, aforesaid;
THENCE south fifty-three degrees west along said south side of Henry Street, six feet more or less to the place of beginning; subject to a certain agreement with respect to a party wall as registered against the said proper

DESIGNATION REPORT OF PRESCOTT LACAC

Building: The Mechanics Block

Location: 118-132 King Street West, Prescott
Town Lot #7, Block #2 on the north side of King Street

Date of Report: 28 June 1985

Prepared by: G. Swoger

A. Reasons for Designation:

The Local Architectural Conservation Advisory Committee recommends the designation of the Mechanics Block for the following reasons:

1. The Mechanics Block was an important contribution to the main business street of Prescott when it was completed in 1874. It could hold its own with the other three-storey brick business premises constructed along King Street in the building boom of the 1870's.

2. The Mechanics Block remains an integral part of the present downtown streetscape. The commercial buildings of the 1870's continue to dominate the main street and to determine its character even today. Their preservation is important.

B. Historical Background:

On 9 May 1874 Thomas Coates, a tinsmith, Samuel Miles Coons, a cabinet maker, and Nesfield Ward, a contractor, purchased from Peter Moran, merchant, Lot #7 on the north side of King Street in Prescott.¹ At the same time Thomas Coates signed an indenture undertaking to construct on the property he had just purchased "a good and substantial stone or brick building with a gable end wall of three stories in height and eight inches in thickness" and promised to allow Peter Moran to share this gable end wall as a "party wall".² The three property owners co-operated in the construction of one large business block on their building sites. The completed building bears a plaque in the centre of the facade stating "Mechanics Block - 1874". Construction must

1. Grenville County Registry Office. Coates purchased the eastern quarter of the lot, Coons the centre half, and Ward the western quarter.

2. Entry #D-233 in the Grenville County Registry Office record books, dated 9 May 1874. These books are now kept in the Grenville County Historical Society archives at Homewood.

have been completed just before the end of the year for the Prescott TELEGRAPH reported that the good Templars of Prescott had moved into their hall in the Mechanics Block on December 2nd.³ The tax collectors roll for the east ward of Prescott reveals an increase in the real property assessment for the lot in question of over ten fold between 1874 and 1875, a clear reflection of the value of the substantial business block which the owners had constructed.⁴

C. Architectural Description:

The Mechanics Building is a three-storey building, the facade of which is faced with yellow brick while the sides and back are constructed of red brick. There are four bays across the facade, each containing three windows which have stone sills and arched limestone cornices supported by small consoles. The large wooden cornice across the top of the building is decorated with brackets terminating in acorn-shaped finials. On the street level three of the four original storefronts are still intact.

3. Prescott TELEGRAPH of Wednesday, 2 December 1874 found on microfilm in Prescott Public Library.

4. The Collectors Roll for the East Ward of Prescott - 1874 and 1875, found at the Municipal Building, Dibble Street, in Prescott.