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SEP 14 2016

RECEIVED

September 7, 2016

Provincial Heritage Registrar
Ontario Heritage Trust
10 Adelaide Street East
Toronto, ON M5C 1J3

Re: Notice of Intention to Designate
Ontario Heritage Act
The Fraser-McMann House 1876
located at 13 Portland Street, City of Thorold, Ontario

Please find enclosed herewith a copy of a Notice of Intention to Designate the above noted property in accordance with Part IV of the Ontario Heritage Act, R.S.O. 1990, Chapter 0.18. This notice will be published in Niagara This Week on September 8, 2016.

You have been notified as required under the provisions of Section 29(3) of the Act.

I trust this is in order.

Yours truly,

Adele Arbour, MCIP, RPP
Director of Planning & Building Services

AA:cr
Attach.

cc: Heritage Thorold LACAC
D. Delvecchio, City Clerk
Mr. and Mrs. Borland, Owners

City of Thorold

P.O. Box 1044, 3540 Schmon Parkway, Thorold, Ontario L2V 4A7

www.thorold.com

Tel: 905-227-6613



NOTICE OF INTENTION TO DESIGNATE

IN THE MATTER OF THE ONTARIO HERITAGE ACT, R.S.O. 1990, CHAPTER 0.18 AND IN THE MATTER OF THE LANDS AT THE FOLLOWING LOCATION IN THE CITY OF THOROLD, IN THE PROVINCE OF ONTARIO.

TAKE NOTICE that the Council of the Corporation of the City of Thorold intends to designate the Fraser-McMann House 1876 located at 13 Portland Street of historical, architectural and cultural heritage value or interest under Part IV of The Ontario Heritage Act, R.S.O. 2005 Chapter 0.18, Section 29.

REASONS FOR THE PROPOSED DESIGNATION:

The Fraser-McMann House 1876
13 Portland Street
Plan Rolls Lot 4, Part Lot 3, NP890 and 891, Block 2
Thorold, ON

Cultural Heritage Value

This imposing brick house occupies its original site and is located in an area with many late 19th century houses and thus contributes to the continuity of character of the street. The house is a conspicuous and familiar structure in the context of the neighbourhood.

Historical Value

Dr. Henry Rolls whose office was located on Albert Street, sold lot 4 and part of lot 3 to Alex Fraser; the price indicates that a house was already built 1876. Dr. Rolls left Thorold in 1882 to live in St. Catharines. He was identified with much of the history of Thorold where he practiced for many years. The house was purchased by Catherine McMann in 1927 who sold it to Leslie & Mercy McMann. Leslie McMann was one of the leading and oldest merchants of Thorold and a respected citizen of the highest standing who took an active part in the community as a business man, Councillor, Reeve, Deputy Reeve and Mayor of Thorold. Later he was successful in the grocery business; he was a Fenian raid veteran, was President of the Conservation Association of Welland County, Chairman of the Victory Bond Committee and Honorary Chairman of the Thorold Conservation Committee. He also acted as Chief of Police. After the death of James Munro, he purchased the former Munro store on Front Street.

Architectural Value

The brick house is built in the traditional Italianate "cube" style with the addition of one dormer on the north side and a kitchen "tail" on the south side. Features of this style include the square plan, hipped roof, semi-elliptical door and window headings, accented by brick voussoirs and deeply projecting eaves, supported by wooden brackets with pendant "acorn" finials. A continuous frieze of modillion blocks runs beneath the cornice. The house still retains its original two over two double-hung windows and storms. The front door with semi-elliptical transom above, is recessed within a paneled surround. The enclosed front porch was added later and is executed in a neo-classical style. The entrance is framed by two sidelights with a fanlight above. It has a fanlight above each group of three windows and a central pediment at the roof line.

Further information respecting the proposed designation is available in the Planning and Building Services Department during regular office hours, 8:30 a.m. to 4:30 p.m., Monday to Friday, 3540 Schmon Parkway, Thorold.

Any person may object to the proposed designation within thirty (30) days after the date of the publication of the Notice of Intention by serving on the Clerk of the Corporation of the City of Thorold a notice of objection setting out the reason for the objection and all relevant facts. The last day for filing objections will be **Monday October 11, 2016**. All objections received within the aforementioned time period will be referred to the Heritage Conservation Review Board for a hearing and report.

DATED at the City of Thorold this 8th day of September 2016.

Donna Delvecchio, City Clerk
Corporation of the City of Thorold
P.O. Box 1044, 3540 Schmon Parkway
Thorold, Ontario L2V 4A7