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Niagara 179

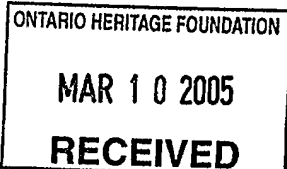
**IN THE MATTER OF THE ONTARIO HERITAGE ACT,
R.S.O. 1990, CHAPTER O.18 AND IN THE MATTER OF THE LANDS AND
PREMISES LOCATED WITHIN THE CITY OF PORT COLBORNE IN THE
PROVINCE OF ONTARIO**

**NOTICE OF PASSING OF BY-LAW
RECEIVED**

TO: Ontario Heritage Foundation
10 Adelaide Street
Toronto, ON M5C 1J3

MAR 14 2005

**CONSERVATION REVIEW
BOARD**



TAKE NOTICE that the Council of the Corporation of the City of Port Colborne has passed by-law number **4634/16/05** to designate the following property as being of cultural heritage value and interest under Part IV of the Ontario Heritage Act, R.S.O. 1990, Chapter O.18.

- 14 Catharine Street

REASONS FOR THE DESIGNATION

In 1867, a two-storey brick house was built on this property by William Arnott, a contractor. In 1886, Alice Dickinson acquired the house, which perched on a bluff overlooking Lake Erie, for retirement purposes with her husband, Joseph Jessop Dickinson. The Dickinsons expanded the house substantially and named it "Wildwood" and resided here until Joseph Dickinson's death in 1937.

Joseph Jessop Dickinson was born in Ireland on November 14, 1848 and came to Canada with his parents at the age of three. The family settled in St. Catharines and Joseph Dickinson resided in the Niagara area for the remainder of his life, although he travelled extensively in the United States for business purposes. He died at Wildwood on December 12, 1937. Alice Dunning Dickinson was born in Hazlehurst, Mississippi shortly before the U. S. Civil War. She died in Montreal in March of 1938.

The Dickinsons at one time owned most of the surrounding lakefront property but sold a large part of it to International Nickel Company in the early 20th century for construction of management housing.

This "house within a house" exhibits the eclectic styling of the Victorian era. Its bay and oriel windows, tower, decorative mouldings and "art nouveau" stained glass windows are characteristic of the late 19th century Queen Anne style, while the porches and a later addition, are reminiscent of the Greek Revival mansions of the American south. Inside the house the original woodwork, a solid black walnut winding staircase and two fireplaces including a ground floor fireplace with hardwood surround, English ceramic tile and patterned bronze firebox, add to the grandeur of the house.

Two cast iron lions imported by the Dickinsons from the United States, guard the entrance and sidewalk that leads to concrete and stone steps descending to the street. These steps are reminders of the "horse and buggy" transport when passengers would avoid muddy streets by stepping from a carriage directly to an elevated limestone stepping stone.

Garden plants from the Dickinson's era still flourish on the property. Blue cillas (often found around Victorian houses) cover the north lawn in spring and a climbing single rose grows beside the south

✓
Mar. 14/05

porch. The woodlot to the west of the house still contains mature trees from the Dickinson's era, including a sixty-foot tall "Little Leaf Linden"

A registered archaeological site containing a mound believed to be a burial site for Neutral Indians (c. 1500 B.C. to 1600 A.D.) is located west of the residence.

Dated at the City of Port Colborne this 8th day of March, 2005.

Steven Rivers, MCIP, RPP
Manager of Planning and Development Services

THE CORPORATION OF THE CITY OF PORT COLBORNE

BY-LAW NO. 4634/16/05

BEING A BY-LAW TO DESIGNATE (A PART OF) THE
PROPERTY KNOWN MUNICIPALLY AS 14 CATHARINE
STREET, PORT COLBORNE, AS BEING OF CULTURAL
HERITAGE VALUE OR INTEREST

WHEREAS

1. Section 29 of the Ontario Heritage Act, R.S.O. 1990, chapter O.18, authorizes the Council of a municipality to enact by-laws to designate property within the municipality, including all buildings and structures thereon, to be of Cultural Heritage Value or Interest.
2. [REDACTED]
3. Council has served a Notice of Intention upon the Owners of the Lands and upon the Ontario Heritage Foundation providing Notice of Intention to Designate the property known as 14 Catharine Street, including the house and outer buildings, and major trees, as being of Cultural Heritage Value or Interest and has caused Notice of Intention to be published in the Welland Tribune, and the Port Colborne Leader, newspapers having general circulation in the municipality, on January 26, 2005.
4. No Notice of Objection to the proposed designation has been served upon the City.
5. The Council of The Corporation of the City of Port Colborne previously enacted By-laws No. 1758/23/86 "A By-law to designate a Part of the Property Known as 14 Catharine Street as being of Architectural and Historical Value or Interest" on February 24, 1986 and By-law 4595/126/04 being "A By-law to designate a Part of the Property Known as 14 Catharine Street as being of Architectural and Historical Value or Interest and amending previously enacted By-law 1758/23/86" on October 25, 2004.
6. The Council of The Corporation of the City of Port Colborne deems it necessary and expedient to repeal By-laws 1758/23/86 and By-law 4595/126/04 as such may affect the property known as 14 Catharine Street, Port Colborne, in order to better reflect recent amendments to the Ontario Heritage Act, R.S.O. 1990, chapter O.18, and in order to clarify the proposed designation and the reasons for such designation and to

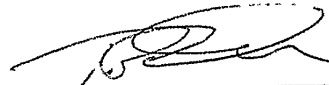
correct any errors in describing the subject property for the purposes of registration of this By-law.

NOW THEREFORE, THE COUNCIL OF THE CORPORATION OF THE CITY OF PORT COLBORNE ENACTS AS FOLLOWS:

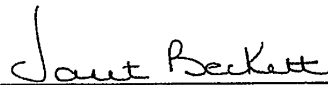
1. In the by-law and its preambles,
 - (a) "Building" means any premises or structures on the Lands;
 - (b) "City" means The Corporation of the City of Port Colborne;
 - (c) "Council" means the Council of the City;
 - (d) "Designated" or "Designation" means the designation of the building located at 14 Catharine Street in the City and located on the Lands and the outer building located on the Lands and all archeological resources and First Nations burials and major trees located on the Lands, to be of Cultural Heritage Value or Interest pursuant to the relevant provisions of the Ontario Heritage Act, R.S.O. 1990, chapter O.18, as amended;
 - (e) "Lands" means the Lands and premises and buildings or improvements thereon and all archeological resources and First Nations burials and major trees described in Schedule "A" annexed hereto and made part of this By-law; and
 - (f) "Notice of Intention" means the Notice set out in Schedule "E" annexed to and made part of this By-law.
2. The house and outer buildings and all archeological resources and First Nations burials and major trees, as such are described in Schedules "A", "B" and "C" annexed to this By-law are Designated as being of Cultural Heritage Value or Interest.
3. The Municipal Solicitor is hereby authorized to cause a copy of this By-law to be registered on the title to the Lands at the Registry Office for the Registry Division of Niagara South at Welland.
4. The Clerk of the City is hereby authorized to cause a copy of this By-law to be served upon the Owners of the Lands and upon the Ontario Heritage Foundation and to cause Notice of the passing of this By-law to be published in a newspaper having general circulation in the City.
5. Amendments to Schedule "A" annexed to and made part of this By-law may be made by the Clerk of the City, if required, after passage of this By-law in order to register the By-law as required by section 3 hereof.

6. By-laws 1758/23/86 and 4595/126/04 are hereby repealed.
7. Schedule "A" being a legal description of 14 Catharine Street, Port Colborne, Schedule "B" being a sketch depicting the area on the property at 14 Catharine Street, Port Colborne, designated as being of cultural heritage value or interest, Schedule "C" being elements of the property designated by this By-law, Schedule "D" being the reasons for designation and Schedule "E" being a copy of the Notice of Intention to Dedicate, are all annexed to and made part of this By-law.

**READ A FIRST, SECOND AND THIRD TIME AND FINALLY PASSED THIS
28th DAY OF FEBRUARY, 2005.**



Ronald Bodner
MAYOR

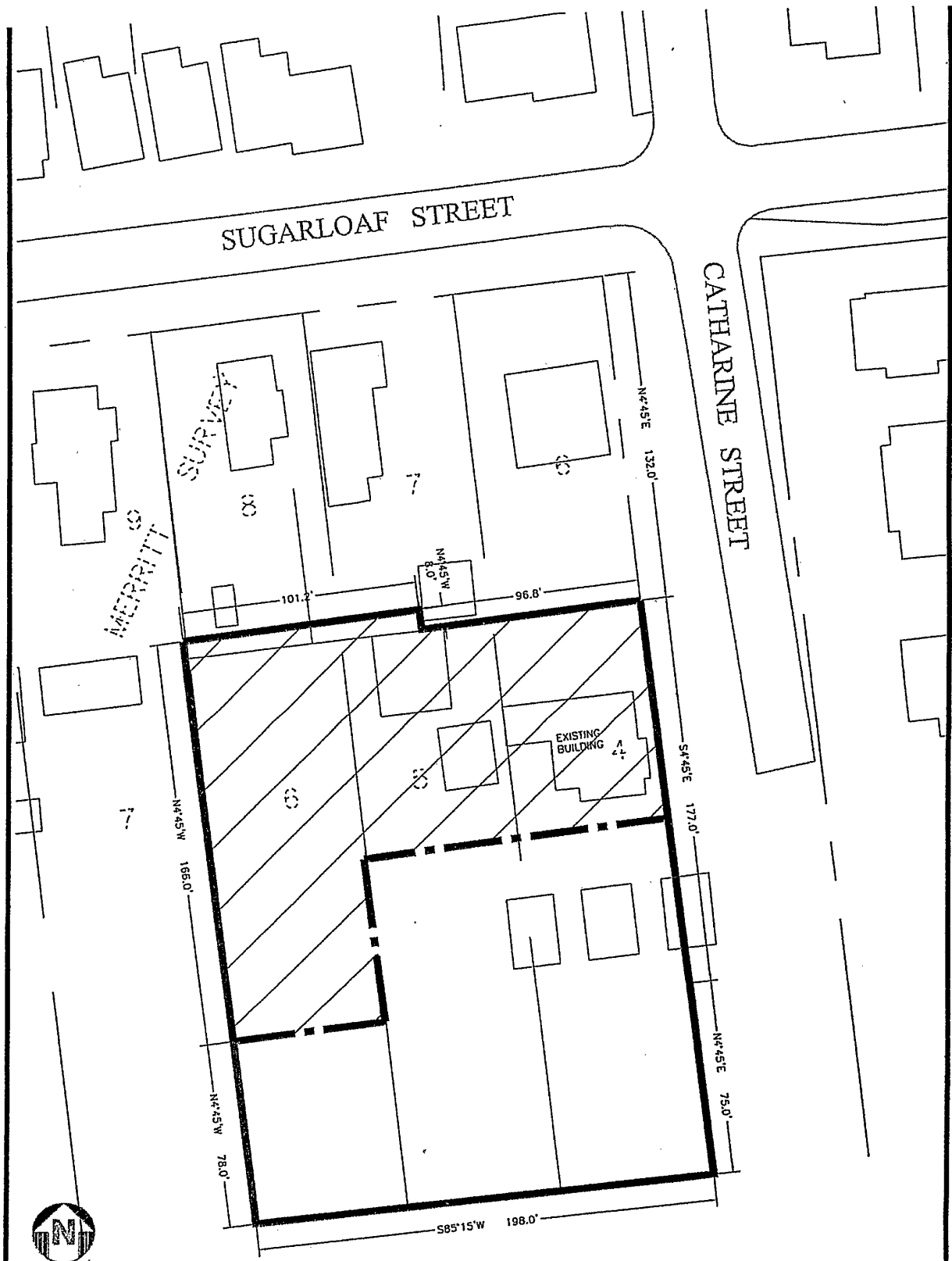


Janet Beckett,
CITY CLERK

SCHEDULE "A"
LEGAL DESCRIPTION

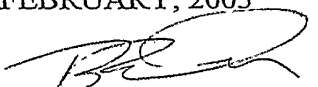
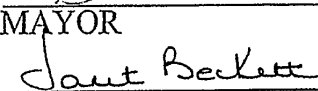
Part of Lots 4, 5, & 6 on the Lakeshore in the rear of Lots 6, 7 & 8 on the south side of Sugarloaf Street, Plan 987, 988 and 989, in the City of Port Colborne, in the Regional Municipality of Niagara, Described as Part 1 on Reference Plan 59R-7642.

SCHEDULE "B"
DESIGNATED AREAS OF CULTURAL HERITAGE VALUE OR INTEREST ON THE
PROPERTY



LANDS TO BE
DESIGNATED AS BEING OF
CULTURAL HERITAGE
VALUE OR INTEREST
PURSUANT TO SECTION 29
OF THE ONTARIO
HERITAGE ACT, R.S.O. 1990

THIS IS SCHEDULE 'B' TO
BYLAW NO. 4634/16/05
PASSED THE 28TH DAY OF
FEBRUARY, 2005


MAYOR

CLERK

SCHEDULE "C"
ELEMENTS OF PROPERTY DESIGNATED BY THIS BY-LAW
14 CATHARINE STREET, PORT COLBORNE

1) The following exterior features are designated by this by-law:

- a) Entire exterior of the house (no. 14) including the following significant features front door with bevelled glass and brass hardware, front storm door, north and east bay windows with heavy bevelled glass and stained glass transoms, oriel window, tower, large "art nouveau" stained glass window on south side, porches and eaves brackets.
- b) The small outbuilding to the west of and behind the main house sided with clapboard and roofed with cedar that is of the same era as the main house.
- c) On the east side of the house, the two cast iron lions on either side of the front sidewalk, the concrete and stone steps descending to the street and the elevated limestone stepping stone at street level.

2) The following interior features of the house are designated in this by-law:

- a) All original interior woodwork.
- b) All bevelled, stained and leaded glass.
- c) All fireplaces, including surrounds, tile and fireboxes, and in the case of the main floor fireplace on the south side, the original solid brass andirons.
- d) The original solid brass hanging light fixture in the upper front hall and the solid brass sidelights in the main floor dining room and the two upper floor bedrooms on the south side.
- e) The black walnut winding staircase.

3) The following lands are designated in this by-law

Lands described in 'Schedule A' and Schedule 'B', including:

- a) All archaeological resources and First Nations burials.
- b) Major trees (30 centimetres in diameter or greater) for as long as they are judged to be in a healthy and non-hazardous condition by a qualified arborist approved by the City of Port Colborne. Especially noted are the double ash tree and two "Little Leaf Lindens", one of which is over sixty feet tall.

This designation does not prevent the use of the designated lands for any purpose that is permitted by the City's zoning by-law, notwithstanding that the designated elements of the lands shall be retained.

SCHEDULE "D"
REASONS FOR THE PROPOSED DESIGNATION

In 1876, a two-storey brick house was built on this property by William Arnott, a contractor. In 1886, Alice Dickinson acquired the house, which perched on a bluff overlooking Lake Erie, for retirement purposes with her husband, Joseph Jessop. The Dickinsons expanded the house substantially and named it "Wildwood" and resided here until Joseph Dickinson's death in 1937.

The Dickinsons at one time owned most of the surrounding lakefront property but sold a large part of it to International Nickel Company in the early 20th century for construction of management housing.

This "house within a house" exhibits the eclectic styling of the Victorian era. Its bay and oriel windows, tower, decorative mouldings and "art nouveau" stained glass windows are characteristic of the late 19th century Queen Anne style while the porches and a later addition, are reminiscent of the Greek Revival mansions of the American south. Inside the house the original woodwork, a solid black walnut winding staircase and two fireplaces including a ground floor fireplace with hardwood surround, English ceramic tile and patterned bronze firebox, add to the grandeur of the house. Two cast iron lions imported by the Dickinsons from the United States, guard the entrance and sidewalk that leads to concrete and stone steps descending to the street. These steps are reminders of the "horse and buggy" transport when passengers would avoid muddy streets by stepping from a carriage directly to an elevated limestone stepping stone.

Garden plants from the Dickinson's era still flourish on the property. Blue cillas (often found around Victorian houses) cover the north lawn in spring and a climbing single rose grows beside the south porch. The woodlot to the west of the house still contains mature trees from the Dickinson's era, including a sixty-foot tall "Little Leaf Linden" and is a registered archaeological site containing a mound believed to be a burial site for Neutral Indians (c. 1500 B.C. to 1600 A.D.)

SCHEDULE "E"
NOTICE OF INTENTION TO DESIGNATE

NOTICE

PORT COLBORNE

**IN THE MATTER OF THE ONTARIO HERITAGE ACT, R.S.O. 1990, CHAPTER O.18 AND IN THE
MATTER OF THE LANDS AND PREMISES LOCATED WITHIN
THE CITY OF PORT COLBORNE IN THE PROVINCE OF ONTARIO**

NOTICE OF INTENTION TO DESIGNATE

TAKE NOTICE that the Council of the Corporation of the City of Port Colborne intends to designate part of the property, including the residential dwelling, one accessory building, specific interior items of the residential dwelling and specified vegetation, at the following municipal address as a property of cultural heritage value or interest under Part IV of the Ontario Heritage Act, R.S.O. 1990, chapter O.18.

14 Catharine St., Port Colborne

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Please take notice any person may, within thirty days after the date of publication of this notice, send by registered mail or deliver to the Clerk of the City of Port Colborne notice of his or her objection to the proposed designation together with a statement setting out the reasons for the objection and all relevant facts. If such Notice of Objection is received, the Council of the Corporation of the City of Port Colborne shall refer the matter to the Conservation Review Board for a hearing.

Dated at the City of Port Colborne this 21st day of January, 2005.

Janet Beckett, City Clerk