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THE CORPORATION OF THE CITY OF BRANTFORD

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*Brant*

August 11, 1994

Ms. Dorothy Duncan, Chair  
The Ontario Heritage Foundation  
10 Adelaide Street East  
TORONTO, Ontario  
M5C 1J3

RECEIVED  
AUG 19 1994  
MUNICIPALITY OF BRANTFORD  
PLANNING

Dear Ms. Duncan:

**Re: Designation of 14 Wellington Street, Brantford**

Please be advised that Bylaw No. 145-94 (certified copy enclosed) of the City of Brantford, being a bylaw to designate the residence at 14 Wellington Street, Brantford, Ontario, was adopted on August 2, 1994. A copy of this Bylaw, along with an agreement regarding the mounting of a heritage plaque, will be registered at the Land Registry Office. Following this action, the designation process will be complete under the Ontario Heritage Act.

Yours truly,

  
\_\_\_\_\_  
W. COULSON  
CITY CLERK

ONTARIO HERITAGE  
FOUNDATION  
AUG 17 1994

Encls.

cc: Matthew Reniers,  
Senior Planner, Policy & Programs

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CITY CLERK'S  
DEPARTMENT

W.A. COULSON,  
A.M.C.T., C.M.C./A.A.E., F.C.I.S.  
CITY CLERK

CITY HALL • 100 WELLINGTON SQUARE • BRANTFORD • ONTARIO • N3T 2M3  
TELEPHONE (519) 759-4150 FAX (519) 752-7862

I certify that this is a true and correct copy of Bylaw No. 145-94 passed by the Council of The Corporation of the City of Brantford at its meeting held on August 2, 1994.

BYLAW NO. 145-94  
-of-

**THE CORPORATION OF THE CITY OF BRANTFORD**

**A Bylaw to designate the property located at 14 Wellington Street as having architectural and historical value or interest.**

**WHEREAS** Section 29 of the Ontario Heritage Act, Chapter 0.18, R.S.O. 1990, authorizes the Council of a municipality to enact bylaws to designate real property, including all of the buildings or structures thereon, to be of historic or architectural value or interest;

**AND WHEREAS** the Council of the Corporation of the City of Brantford, on the recommendation of the Brantford Heritage Committee, has carried out the required Notice of Intention to Designate 14 Wellington Street;

**AND WHEREAS** no notice of objection to the said designation has been served upon the Clerk of the Municipality;

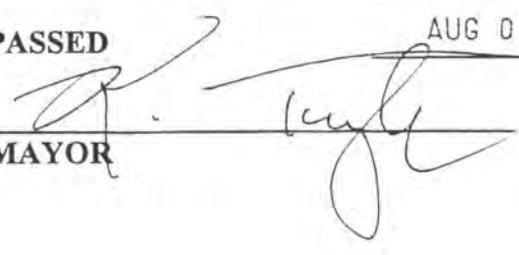
**NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE CITY OF BRANTFORD ENACTS AS FOLLOWS:**

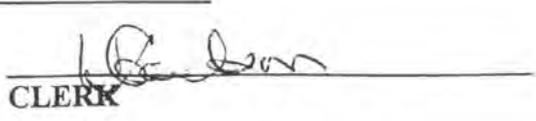
1. **THAT** there is designated as being of architectural and historical value the real property known as 14 Wellington Street in the City of Brantford, as described in Schedule "B" attached hereto and forming part of this Bylaw;
2. **THAT** the City Solicitor is hereby authorized to cause a copy of the Bylaw to be registered against the property described in Schedule "A" attached hereto in the proper land registry office;
3. **THAT** the Clerk is hereby authorized to cause a copy of this Bylaw to be served on the registered owner of the aforesaid property and the Ontario Heritage Foundation, and to carry out the public notice as required by Section 29 (6)(b) of the Ontario Heritage Act;
4. **THAT** the City shall enter into an agreement with the registered owner for the installation and maintenance of a plaque distinguishing the property as a designated structure.

**READ A FIRST TIME** AUG 0 2 1994

**READ A SECOND TIME** AUG 0 2 1994

**PASSED** AUG 0 2 1994

  
MAYOR

  
CLERK

**THIS IS SCHEDULE "A"**  
**BYLAW NO.** <sup>to</sup> 145-94

**DESCRIPTION**

In the City of Brantford, in the County of Brant, and being composed of Part of Lot 2 on the north side of Wellington Street, and being more particularly described as follows:

**COMMENCING** at the South westerly angle of said Lot 2;

**THENCE** easterly along Wellington Street, 47 feet;

**THENCE** northerly and parallel with King Street, 74 feet 6 inches;

**THENCE** westerly and parallel with Wellington Street, 47 feet to King Street;

**THENCE** southerly along King Street, 74 feet 6 inches to the place of beginning.

**TOGETHER** with a right to project the cornice and eaves of the dwelling house erected on the lands hereby conveyed on the East side as they are at the present so long as the said dwelling house remains on the said lands.

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THIS IS SCHEDULE "B" TO BYLAW NO. 145-94

**STATEMENT OF THE REASONS FOR  
THE  
DESIGNATION OF 14 WELLINGTON STREET, BRANTFORD**

The property municipally known as 14 Wellington Street is located on the northeast corner of Wellington Street and King Street. It is occupied by a two-storey dwelling constructed of brown colour hard glaze brick laid in a Flemish bond pattern. The second storey front facade and gables are white stucco with black wood trim. The building has a foundation of rusticated, cut ashlar stone.

The front facade has a prominent two-storey circular, enclosed porch that is original to the building. The wooden porch has a brick base and supported by posts with a flat roof. The second storey portion is white stucco with black wood trim, in a Tudor Revival style. The porch has long vertical single pane windows.

Above the two storey porch, there is a small window with muntin bars in a modified shed dormer. This type of window is reminiscent of the Prairie Style architecture.

There is a three-sided bay window located to side left on the front facade. Above the centre panel of the window is a corrugated metal canopy held in place with an intricate S-shaped bracket. Below the window, the bricks have been laid in an interlocking fashion with the ends of the brick exposed.

The King Street facade or side left facade of the building has a three-sided bay window and an impressive brick chimney. The bay window is similar to the one on the front facade and above the centre panel, there is a metal corrugated canopy with decorative brackets. The side window panels have an eight to eight pane arrangement and the centre window is slightly larger and consists of a single pane.

Near the centre of this building facade is a single chimney with a distinctive brick pattern. It protrudes slightly from the building and has a stepped design. The brick pattern forms an embossed design. There is a window on each side of the chimney. Each window has a six over six pane arrangement.

The gable located on the King Street facade is also white stucco with black wood trim and it contains a window with a segmental head. The upper sash of this window has a pattern of vertical divisions ending near the top. There the muntin bars are jointed by diagonals and the resulting pattern shows hanging triangles staggered over pentagonal sub-lights below them. This feature is typical of the Prairie style architecture.

The dwelling was constructed Circa 1910. The building was owned by a Court Clerk and for several years it was a home and a doctor's office. The building was converted into three units and this use continues today.

In summary, the style of the building is Eclectic with strong elements of Prairie style and Tudor Revival style detailing. The home was built in the period of the Prairie Style architecture. (1905-1920).

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