



An agency of the Government of Ontario



Un organisme du gouvernement de l'Ontario

This document was retrieved from the Ontario Heritage Act Register, which is accessible through the website of the Ontario Heritage Trust at **www.heritagetrust.on.ca**.

Ce document est tiré du registre aux fins de la *Loi sur le patrimoine de l'Ontario*, accessible à partir du site Web de la Fiducie du patrimoine ontarien sur **www.heritagetrust.on.ca**.



Centre Wellington

ONTARIO HERITAGE TRUST

FEB 14 2019

RECEIVED

February 1, 2019

Colin Baker
Managing Director of Infrastructure Services
Township of Centre Wellington
1 MacDonald Square
Elora ON N0B 1S0

Dear Colin:

Please take notice that, the Council of the Corporation of the Township of Centre Wellington passed designation by-law 2017-63, designating the property listed below as a property of cultural heritage value or interest under Part IV of the Ontario Heritage Act, R.S.O. 1990 (Ch.O.18, Sec. 29).

**495 Union Street West
Fergus, Ontario**

Attached is a copy of the notice of passing which was published in the newspaper on January 31st, 2019, and the designation by-law which has been registered on title, fulfilling the requirements of the Act. Please let me know if you have any questions.

Yours truly,

Mariana Iglesias, MCIP, RPP, CAHP

Encl.

Ontario Heritage Trust, 10 Adelaide St. E., Toronto ON M5C 1J3

The Corporation of the Township of Centre Wellington

By-law 2017-63

A By-law to designate the lands and buildings at
495 Union Street West
to be of cultural heritage value or interest

Whereas:

1. The *Ontario Heritage Act*, R.S.O. 1990, c. O.18, as amended authorizes the Council of a municipality to enact by-laws to designate real property including all the buildings and structures thereon, to be of cultural heritage value or interest;

2. On the advice of the municipal heritage committee, Council of the Corporation of the Township of Centre Wellington has caused to be served upon the owners of the lands and premises known municipally as 495 Union Street West and upon the Ontario Heritage Trust notice of intention to so designate the aforesaid real property and has caused such notice of intention to be published in a newspaper having a general circulation in the municipality;

3. The reasons for designation are set out in Schedule "B";

4. No notice of objection to the proposed designation has been served upon the clerk of the municipality;

Now Therefore the Council of the Corporation of the Township of Centre Wellington hereby enacts as follows:


1. The real property municipally known as 495 Union Street West and more particularly described in Schedule "A", is designated as being of cultural heritage value or interest;

2. The Township's legal representative is hereby authorized to cause a copy of this By-law to be registered against the property described in Schedule "A" in the proper land registry office;

3. Township staff is hereby authorized to cause a copy of this By-law to be served upon the owner of the property and upon the Ontario Heritage Trust and to cause notice of this By-law to be published in a newspaper having general circulation in the City.

4. This By-law shall come into force and take effect upon its final passing.

Read a first, second and third time and finally passed this 28th day of August, 2017.



Mayor – Kelly Linton



Clerk - Kerri O'Kane

Schedule "A"

Legal Description

495 Union Street, legally described as:
PT LT D NORTHWEST SIDE OF UNION STREET PLAN 77 FERGUS PART 1 61R3005;
CENTRE WELLINGTON

PIN: 71398-0072 (LT)

Schedule "B"

Reasons for Designation

The reasons for designation are as follows:

The cultural heritage value of 495 Union Street West resides primarily in its historical/associative value and its contextual value.

Historical or Associative Value

495 Union Street West is significant for its association with the founders of Fergus, Adam Fergusson and James Webster, who originally owned this tract of land. The property was subsequently sold to Hugh Black, a prominent local resident and business man, around 1837. Hugh Black arrived in Fergus in 1834 from Scotland with his wife and 14 children. Black was influential in early pioneer life north of Guelph. In 1834, Black opened Fergus' first log tavern, "Black's Tavern", at the northwest corner of St. Andrew Street and Tower Street. It was a two storey log structure in which Black and his family resided and was well-known as a prominent local gathering spot and dining establishment. Shortly thereafter, at the same location, Black opened a hotel called "St. Andrews Inn/Tavern" that was known as a "pleasant place of abode" and held up to 30 patrons. The hotel later became the "American Hotel".

While operating the tavern/hotel on St. Andrew Street, Hugh Black purchased a 100 acre farm nearby on the south side of the Grand River and constructed his stone house at 495 Union Street West. According to the 1843 Census and Assessment Roll records, Hugh Black had purchased a 100 acre farm south of the Grand River, with 28 acres cleared, and had built "Craighead", a large stone house under 2 stories on the farm opposite the swinging bridge (no longer extant). An 1845 map shows a barn opposite the house on Union Street. At this time there were only 14 houses in the village.

By 1865 a photo taken of the property showed a wooden bridge leading from Johnston Street across the Grand River and through the subject property to Union Street. "Craighead" was named after Hugh Black's family home in Scotland. Black is a significant community figure as he is reported to have started the first stage coach which transported passengers from Fergus to Puslinch and Dundas, then to Hamilton and back. Black was also a keen curler and first president of the Fergus Curling Club, the oldest continuous curling club in Ontario. He did not enter politics, but served his community in a quiet, helpful way.

The property is significant since it is one of the first stone residential structures in this area south of the Grand River and is associated with pioneer Hugh Black. Some of Black's descendants are still residents of the community today.

Contextual Value

495 Union Street West is significant for its location along the south banks of the Grand River in Fergus. It is significant for its contribution to the early residential development of Fergus. It is also significant for its proximity to the tavern/hotel that the Black Family owned and operated within walking distance along the north side of the Grand River on Tower Street.

While this building is of simple design and construction, it is an important part of the built heritage of Fergus, particularly this stretch of Union Street along the river and close to downtown Fergus. It echoes the use of local limestone materials evident in the vicinity. Its location is also significant adjacent to what is now Gow Park, but which is part of what once served as one of James Gow's large lime kilns that provided the lime needed for the mortar for many local buildings and structures for several decades starting in the late 19th century.

The property is located at the terminus of Johnston Street across the river which served as a bridge site and provided access across the river to Union Street for over a century and a half. Ted Ecclestone Sr. constructed the former swing bridge on the site in 1916. The bridge was used until the mid-1950s. The bridge abutments and metal structure are still extant on the subject property.

The property retains its open character with the adjacent open space at Gow Park to the east that would have existed when it was a 100 acre farm lot.

Design or Physical Value

Craighead was constructed for Hugh and Elizabeth Black and their children around 1842. It is a 1-storey limestone building with 2-storeys at the rear where the grade slopes down to the river. It is among the earliest surviving stone structures in Fergus, if not the earliest. It is significant because it serves as a relatively unchanged residential structure from its construction until the Township purchased the property in 2009. It is a representative example of a 1-storey, 3-bay, residential

limestone building built in the Georgian style with simple design principles and little ornamentation. It has a 2-storey rear north-facing façade with a walkout basement facing the river. The building is constructed of local rubble limestone with tape and point finish to resemble cut stone. It appears to exhibit the original fenestration pattern and door openings. The windows are double-hung 6 over 6 wood sash windows.

The limestone façades of this building reflect the local materials in use at the time and tie into other similar residential structures on the north and south sides of Union Street. The property is unique in that it is located adjacent to a former walking bridge path and is adjacent to the river.

Description of Heritage Attributes to be protected

- Height, scale and massing of original 1842 one storey building at front and two storey building at rear
- Medium pitch hipped roof with projecting eaves
- Rubble stone construction with tape and point finish resembling cut stone
- Size and pattern of window (6 over 6 wood sash) and door openings

Note: Excluded from the designation are the newer porch and rear lean-to addition(s), cement and brick chimneys and garage adjacent to the house. The bridge abutments and remnants of the swinging bridge structure should be retained if possible, unless safety or reconstruction reasons necessitate their removal.

**NOTICE OF THE PASSING OF VARIOUS HERITAGE DESIGNATION BY-LAWS
BY THE CORPORATION OF THE TOWNSHIP OF CENTRE WELLINGTON**

TAKE NOTICE that the Council of the Corporation of the Township of Centre Wellington passed By-laws to designate the following properties to be of cultural heritage value or interest under Part IV of the Ontario Heritage Act, R.S.O. 1990, c.O.18:

- By-law 2019-01 – to designate 45 Colborne Street (Plan 181, Lot 1 and Pt Lot 2, formerly in the Village of Elora), passed on January 21, 2019 under Section 29 of the Act
- By-law 2019-02 – to designate 209 Menzies Lane (Plan 239, Pt Lot U, RP61R-11476, Part 1, formerly in the Town of Fergus), passed on January 21, 2019 under Section 29 of the Act
- By-law 2018-60 – to designate 37 McNab Street (Plan 181, Lot 2, formerly in the Village of Elora), passed on September 24, 2018 under Section 29 of the Act
- By-law 2017-41 – to designate 24 North Broadway Street (Plan 78, Lots 7 to 9, Pt Lot 6, formerly in the Township of West Garafraxa, Village of Belwood), passed on June 26, 2017 under Section 29 of the Act
- By-law 2017-63 – to designate 495 Union Street West (Plan 77, Pt Lot D, RP61R-3005, Part 1, formerly in the Town of Fergus), passed on August 28, 2017 under Section 29 of the Act

For additional information, including full descriptions of the reasons for designation relating to the above designated properties please contact Mariana Iglesias, Senior Planner (519-846-9691 x289).

Dated at the Township of Centre Wellington this 31st day of January, 2019.

Kerri O'Kane,
Municipal Clerk
1 MacDonald Square
Elora, Ontario
N0B 1S0