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THE CORPORATION OF THE CITY OF GUELPH

By-law Number (2018)-20336

ONTARIO HERITAGE TRUST

JUL 10 2019

RECEIVED

A by-law to designate portions of the building and property known municipally as the Hart farmhouse, and described legally as Part Lot 4, Concession 7, formerly Township of Puslinch, designated as Part 3, Reference Plan 61R-21127, City of Guelph, as being a property of cultural heritage value or interest.

**WHEREAS** the *Ontario Heritage Act, R.S.O. 1990, Chapter 0.18*, authorizes the Council of a municipality to enact by-laws to designate real property, including all the buildings and structures thereon, or portions thereon, to be of cultural heritage value or interest; and

**WHEREAS** on 12 July 2018 the Council of the Corporation of the City of Guelph has caused to be served upon the owners of the lands and premises known municipally as the Hart farmhouse, and described legally as Part Lot 4, Concession 7, formerly Township of Puslinch, designated as Part 3, Reference Plan 61R-21127, City of Guelph, and upon the Ontario Heritage Trust, notice of intention to designate portions of the aforesaid real property and has caused such notice of intention to be published in a newspaper having general circulation in the municipality;

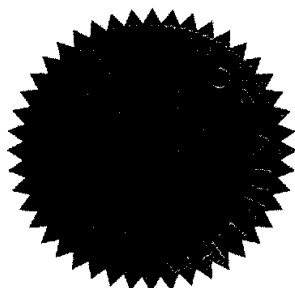
**WHEREAS** the cultural heritage value or interest of the property is set out in Schedule "A" hereto; and

**WHEREAS** no notice of objection to the said property designation was served upon the clerk of the municipality;

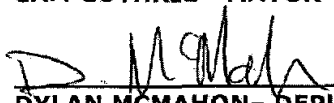
**NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE CITY OF GUELPH, ENACTS AS FOLLOWS:**

1. Portions of the building and property known as the Hart farmhouse in its associated lot within the Draft Approved Plan of Subdivision for Hart Village, as described in Schedule "B" to this By-law, are designated as being of cultural heritage value or interest under Part IV, Sec. 29 of the *Ontario Heritage Act, R.S.O. 1990, Chapter 0.18*.
2. The City Solicitor is hereby authorized to cause a copy of this by-law to be registered against the property described in Schedule "C" to this By-law in the proper Land Registry Office.
3. The City Clerk is hereby authorized to cause a copy of this by-law to be served upon the owners of the aforesaid 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 of Guelph.

**PASSED this ELEVENTH day of September 2018.**



  
CAM GUTHRIE - MAYOR

  
DYLAN MCMAHON - DEPUTY CLERK

**SCHEDULE A**  
**By-law Number (2018)-20336**

**STATEMENT OF CULTURAL HERITAGE VALUE OR INTEREST:**

**HART FARMHOUSE**

The subject property is worthy of designation under Part IV of the *Ontario Heritage Act* as it meets three of the prescribed criteria for determining cultural heritage value or interest, according to Ontario Regulation 9/06 made under the Ontario Heritage Act. The heritage attributes of the Hart farmhouse display: design or physical, historical or associative and contextual value.

**Design/Physical Value**

The Hart farmhouse was built c. 1850 using a Neoclassical vernacular style. It is one of the oldest houses in both Puslinch Township and Guelph, and it is one of the few remaining log homes in the area. The existing house has a 2-storey squared, chinked log substructure with eave returns as well as a 1-storey, log summer kitchen and a later garage. The farmhouse form has a side gable roof, a 5-bay lower storey, and 3-bay upper storey. There is a basement located underneath the main section of the house. The house is currently clad in aluminum siding, and there is evidence of original wood clapboard siding underneath which may be salvageable. The house has two brick chimneys, a westerly chimney in its original location and a more modern chimney on the eastern side.

**Historical/Associative Value**

The Hart farmhouse has historic and associative value because of its direct ties to an important founding family of the community. The Hart farm is one of the earliest properties in Puslinch Township and Guelph, having been settled in 1828 by 50-year old Michael Hart, his 36-year old wife Barbary Hart, and their 5-year old son Michael. The family came from Flanders, France. The significant historical association of the property is that the family owned and operated the farm for five generations. Historically, the Harts were important members of the community and Michael Hart was one of the school trustees in 1886 that was responsible for the Brock Road School, located southwest of the Hart farm. The Harts were also members of what is now the Basilica of Our Lady parish and supporters of St. Joseph's Hospital in Guelph.

**Contextual Value**

The Hart farmhouse has contextual value because it is physically, visually and historically linked to its surroundings. The Hart farmhouse sits in its original location and serves as a lasting reference to the Hart farmstead and as a link to the early farming landscape of Puslinch Township, and what is now Guelph. The existing Harts Lane West is of contextual importance as a historic road allowance. It provides a link to the old Brock Road and Brock Road School, founded in part by Michael Hart while he was a school trustee. The landscape surrounding the house, although not of the same time period, is likely similar to that which was planted in the mid-nineteenth century and provides context for the house. Important landscape features include two large, mature bur oak trees on the property which are being retained in the proposed subdivision.

**SCHEDULE B**  
**By-law Number (2018)–20336**

**DESCRIPTION OF HERITAGE ATTRIBUTES**

**HART FARMHOUSE**

The following elements of the Hart farmhouse should be considered heritage attributes in a designation under Part IV of the Ontario Heritage Act:

- 2-storey, side gable roof form of the building with an attached 1-storey, side gable kitchen wing;
- Original log construction and heavy timber substructure;
- Salvageable, original wood clapboard cladding;
- Location and form or original window and door openings;
- Transom window over front door;
- Original exterior and interior wood doors and related hardware

It is intended that non-original features may be returned to documented earlier designs or to their documented original without requiring Council to amend the designation by-law.

**SCHEDULE C**  
**By-law Number (2018)-20336**

**LEGAL DESCRIPTION:**

**HART FARMHOUSE**

A by-law to designate portions of the building and property known municipally as the Hart farmhouse, and described legally as Part Lot 4, Concession 7, formerly Township of Puslinch, designated as Part 3, Reference Plan 61R-21127, City of Guelph, as being a property of cultural heritage value or interest.