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Properties

PIN 03648 - 0100 LT
Description PT LT 1 S/S METCALF ST PL 68 AURORA AS IN R712585 ;; TOWN OF AURORA
Address 35 METCALFE STREET
AURORA

Applicant(s)

This Order/By-law affects the selected PINs.

Name THE CORPORATION OF THE TOWN OF AURORA
Address for Service 100 John West Way, Box 1000
Aurora, Ontario, L4G 6J1

This document is being authorized by a municipal corporation Patricia De Sario, Town Solicitor, The Corporation of the Town of Aurora.
This document is not authorized under Power of Attorney by this party.

Statements

This application is based on the Municipality By-law See Schedules.

Signed By

Nicole Marie Trudeau 100 John West Way, Box 1000 acting for Signed 2023 08 11
Aurora Applicant(s)
L4G 6J1

Tel 905-726-4743
Fax 905-726-4730

I have the authority to sign and register the document on behalf of the Applicant(s).

Submitted By

TOWN OF AURORA 100 John West Way, Box 1000 2023 08 11
Aurora
L4G 6J1

Tel 905-726-4743
Fax 905-726-4730

Fees/Taxes/Payment

Statutory Registration Fee \$69.00
Total Paid \$69.00

File Number

Applicant Client File Number : EAS-01-23

The Corporation of the Town of Aurora



By-law Number 6508-23

Being a By-law to designate a property to be of cultural heritage value or interest (35 Metcalfe Street).

Whereas under subsection 29(1) of the *Ontario Heritage Act*, R.S.O. 1990, c. O.18, as amended, the council of a municipality may, by by-law, designate a property within the municipality to be of cultural heritage value or interest;

And whereas on June 28, 2022, the Council of The Corporation of the Town of Aurora (the "Town") approved the recommendations contained in Report No. PDS22-042, to designate the property municipally known as 35 Metcalfe Street, as described on the attached Schedule "A" (the "Property") to be of cultural heritage value or interest;

And whereas the Town Clerk caused notice of the intention to designate the Property to be served on the owner of the Property and the Ontario Heritage Trust and published in a newspaper having general circulation in the municipality;

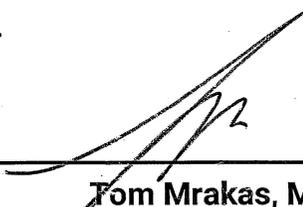
And whereas there were no objections to the proposed designation of the Property served on the Town, or a person who has served a notice of objection has withdrawn the objection;

And whereas the Council of the Town deems it necessary and expedient to enact a by-law to designate the Property to be of cultural heritage value or interest;

Now therefore the Council of The Corporation of the Town of Aurora hereby enacts as follows:

1. The Property, as described on the attached Schedule "A", be and is hereby designated to be of cultural heritage value or interest.
2. A statement explaining the cultural heritage value or interest of the Property and a description of the heritage attributes of the Property are set out on the attached Schedule "B".
3. The Town Clerk shall serve a copy of this by-law on the owner of the Property and the Ontario Heritage Trust and publish notice of this by-law in a newspaper having general circulation in the municipality.
4. A copy of this by-law shall be registered against the Property in the appropriate land registry office.

Enacted by Town of Aurora Council this 23rd day of May, 2023.



Tom Mrakas, Mayor



Michael de Rond, Town Clerk

Schedule "A"

Description of Property

All and singular those certain parcels or tracts of land and premises situate, lying and being in the Town of Aurora, in the Regional Municipality of York, municipally known as 35 Metcalfe Street, and being composed of PT LT 1 S/S Metcalf St PL 68 Aurora as in R712585, being all of PIN 03648-0100 (LT), including the primary building thereon.

Schedule "B"

Statement of Cultural Heritage Value or Interest

35 Metcalfe Street is of Cultural Heritage Value or Interest based on its design and physical value, historical and associative value, and contextual value.

Design and Physical Value:

The property is a representative example of a 1.5 storey Gothic Revival cottage that features buff/yellow brick with a side gabled roofline and steeply pitched front elevation gable. The decorative bargeboard within the eaves of the gables displays a high degree of craftsmanship, as does the lancet shaped balcony door opening under the front gable, brick voussoirs, sills, sidelights and transom. Unique to this property as well as the three bay window at the west elevation including the trim details.

Historical and Associative Value:

The building was constructed circa 1876, over approximately 145 years ago and prior to the incorporation of the Town of Aurora. The location of the property represents some of the earliest development in the Town of Aurora, as part of the initial Machell's Corners and the Southeast Old Aurora neighbourhood. In the early 19th century, John Mosley, a historic landowner, was responsible for subdividing the land in the newly developing Town.

Contextual Value:

The property defines, maintains and supports the historic character of the Southeast Old Aurora core. The building and its orientation at the intersection of Metcalfe and Victoria Streets provides a visual link for the public realm both from the north-south along Victoria Street and east-west along Metcalfe Street. The building is also directly south of the historic Trinity Anglican Church and is in close proximity to the designated Church Street School as well as Town Park. The building is highly unique in that it offers one of the only examples of a Gothic Revival cottage on either of Victoria or Metcalfe Streets.

Description of Heritage Attributes

The following provides a description of heritage attributes for the property which contribute to the reasons for which the property is of Cultural Heritage Value or Interest. Important to the preservation of the property are the original key attributes of the building that express its value, which include:

Exterior Elements

- Overall 1.5 storey massing of buff/yellow brick construction with side gabled roofline and steeply pitched front elevation gable
- Decorative bargeboard within the eaves
- Lancet shaped balcony door opening under the front gable, including brick voussoirs
- All original window and door openings visible from the public realm and including the brick voussoirs and sills

- Front elevation door opening including sidelights and transom
- Bay window at the west elevation, including wood trim details
- Red brick foundation visible at the exterior