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CORPORATION OF THE TOWN OF ESSEX

33 Talbot Street South, Essex, Ontario, N8M 1A8

p: 519.776.7336 f: 519.776.8811 | essex.ca

December XX, 2024

Provincial Heritage Registrar

Ontario Heritage Trust
10 Adelaide Street East
Toronto, Ontario
M5C 1J3

RECEIVED
2024/12/17
(YYYY/MM/DD)
Ontario Heritage Trust

RE: **Various Properties in the Town of Essex**

Dear Ontario Heritage Trust.

The Corporation of the Town of Essex has registered By-Laws 2350, 2351, 2352, 2353, 2355, 2356, 2357, 2359, 2361, and 2362, designating these properties under section 29 of the Ontario Heritage Act.

The listed By-laws impact the properties located at:

- By-Law Number 2350 - 190 Bagot Street (Colchester Christ Church)
- By-Law Number 2351 - 0 Sullivan Street (Colchester Christ Church Cemetery)
- By-Law Number 2352 - 179 County Road 50 (John Snider House)
- By-Law Number 2353 - 120 Talbot Street North (Grace Baptist Church, Essex Centre)
- By-Law Number 2355 - 54 Talbot Street South (Dr. Robert B. Potts House, Essex Centre)
- By-Law Number 2356 - 138 Albert Street (Charles Roberts House, Essex Centre)
- By-Law Number 2357 - 0 County Road 12 (African Methodist Episcopal/New Canaan Cemetery)
- By-Law Number 2359 - 4005 County Road 11 (Central Grove African Methodist Episcopal Church, Harrow)
- By-Law Number 2360 - 11 King Street West (E.F. Darby's Drugstore, Harrow)
- By-Law Number 2361 - 3 King Street West (John McAfee's General Store, Harrow)
- By-Law Number 2362 - 44 King Street East (Former Harrow Municipal Building)



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Your cooperation with the preservation of our past is greatly appreciated.

Yours truly,

Rita Jabbour, RPP

Manager, Planning Services

rjabbour@essex.ca

519.776.7336 ext. 1112

c.c. Joseph A. Malandruccolo, Director, Legal and Legislative Services/Clerk

jmalandruccolo@essex.ca

519.776.7336 ext. 1132

Properties

PIN

75199 - 0046 LT

Description

LT 34 RCP 1645 HARROW; ESSEX

Address

3 KING ST W
ESSEX

Applicant(s)

This Order/By-law affects the selected PINs.

Name

THE CORPORATION OF THE TOWN OF ESSEX

Address for Service

33 Talbot Street South, Essex, ON, N8M
1A8

This document is being authorized by a municipal corporation Joseph Malandruccolo, Clerk and Sherry Bondy, Mayor.

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

Kristen Serre

261 Shepherd St. E
Windsor
N8X 2K6

acting for
Applicant(s)

Signed 2024 12 02

Tel

519-258-3201

Fax

519-258-2665

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

Submitted By

STIPIC WEISMAN LLP

261 Shepherd St. E
Windsor
N8X 2K6

2024 12 03

Tel

519-258-3201

Fax

519-258-2665

Fees/Taxes/Payment

Statutory Registration Fee

\$70.90

Total Paid

\$70.90

File Number

Applicant Client File Number : 26197

The Corporation of the Town of Essex

By-Law Number 2361

Being a By-Law to designate John McAfee's
General Store located at 3 King Street in Harrow,
more particularly described as RCP 1645 LOT 34,
as being of cultural heritage value or interest
under the provisions of the Ontario Heritage Act,
R.S.O. 1990, c.O.18.

WHEREAS Section 29 of the Ontario Heritage Act, R.S.O., Chapter O.18, authorizes the Council of a municipality to enact By-Laws to designate real property within the municipality, including all buildings and structures thereof, to be of cultural heritage value or interest;

AND WHEREAS the Council of the Corporation of the Town of Essex deems it desirable to designate John McAfee's General Store located at 3 King Street West, Harrow, more particularly described as RCP 1645 LOT 34, as being of cultural heritage value and interest;

AND WHEREAS Notice of Intention to Designate the John McAfee General Store has been served on the owner of the property and on the Ontario Heritage Trust and such notice was published in the Essex Free Press and Harrow News, newspapers having general circulation in the municipality;


AND WHEREAS the reasons for designation are set out in Schedule 'B' attached to and forming part of this By-Law;

AND WHEREAS no notice of objection to the proposed designation has been served on the Clerk of the Municipality.

NOW THEREFORE be it resolved that the Council of The Corporation of the Town of Essex hereby enacts as follows:

1. **That** the real property known as the John McAfee General Store located at 3 King Street, Harrow, more particularly described as RCP 1645 LOT 34, is hereby designated as being of cultural heritage value and interest.
2. **That** the Clerk is hereby authorized and instructed to register a copy of this By-Law against the property described in Schedule 'A', attached hereto, in the local Land Registry Office.
3. **That** the Clerk/or his/her designate, is hereby authorized to cause a copy of the By-Law to be served on the owner of the aforesaid property and on the Ontario Heritage Trust and to cause Notice of this By-law to be published in the Essex Free Press and in the Harrow News.
4. **That** the effective date of this By-Law shall be the date of final passage thereof.

Read a first, a second and a third time and finally passed on August 12, 2024.



Mayor



Clerk

SCHEDULE 'A' TO BY-LAW 2361

**John McAfee General Store
3 King Street, Harrow, Ontario**

Legal Description

RCP 1645 LOT 34

SCHEDULE 'B' TO BY-LAW 2361

Reasons for Designation Under the Ontario Heritage Act, R.S.O. 1990, Chapter O.18

John McAfee General Store

General Description of Property

3 King Street West is located in the former township of Harrow, now Town of Essex, on the south side of King Street and at the corner of King Street West and McAfee Street, opposite 21 King Street East.

Description of Property that has Cultural Heritage Value or Interest

The area of the property that demonstrates cultural heritage value or interest is the area that includes the two-storey red brick commercial building

Statement of Cultural Heritage Value or Interest

Historical/Associative

The property has historical value or associative value because it has direct associations with a theme, event, belief, person, activity, organization or institution that is significant to a community.

3 King Street West retains its historical and associative value because it has direct associations with John McAfee. McAfee was a civil engineer who worked for Hiram Walker in the 1880s and surveyed the area in and surrounding Harrow for the construction of the Lake Erie, Essex, and Detroit River railway. McAfee was also an influential businessman who helped develop Harrow's downtown core during the late 19th century, helped organize the first Harrow Fair in 1878, and contributed much to the growth of Harrow and the surrounding rural areas.

The building is one of the original building blocks of downtown Harrow, having been built prior to 1883, prior to the completion of McAfee Street in 1888.

Contextual

The property has contextual value because it is important in defining, maintaining or supporting the character of an area.

3 King Street West is located within the area of downtown Harrow. Downtown Harrow includes several buildings which are the earliest buildings blocks of Harrow's commercial district. 3 King Street West is important in defining, maintaining and supporting the character of downtown Harrow because it is one of the original building blocks of Harrow and is reflective of architecture for late 19th century commercial buildings.

Description of Heritage Attributes

The key heritage attributes that contribute to the historical/associative value that has direct associations with John McAfee includes:

- The buildings location at the corner of King Street West and McAfee Street.

The key heritage attributes that contribute to the contextual value of 3 King Street West, includes:

- The location of the building in the commercial district of Harrow,
- The mass, form, and style of the commercial building,
- The red brick cladding in common brick bond on all elevations of the building,

- All existing window openings topped with rowlock and header brick voussoirs on the building,
- Decorative inlaid white bricks,
- Decorative frieze on the front façade.