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Notice of Passing of Designation By-law – 7618 Leslie Rd W, Puslinch

NOTICE OF PASSING OF DESIGNATION BY-LAW 015-2025

TAKE NOTICE that Council for the Township of Puslinch passed Designation By-law 015-2025 on January 22, 2025, which designates the lands, buildings and structures located at Concession 8 Rear Part Lot;35, Township of Puslinch, known municipally as 7618 Leslie Rd W, Puslinch, under Part IV, Section 29 of the Ontario Heritage Act, R.S.O. 1990, c.O.18, as amended, as a property of cultural heritage value or interest.

IF YOU WISH TO APPEAL TO THE ONTARIO LAND TRIBUNAL:

Take notice that an appeal of the Designation by-law for the Property by those persons permitted to appeal under section 29 of the Ontario Heritage Act may be made by filing a notice of appeal with the Municipal Clerk, Township of Puslinch 7404 Wellington Road 34, Puslinch, Ontario, N0B 2J0; Email: admin@puslinch.ca within thirty days of January 27, 2025, which is February 26, 2025.

A Notice of Appeal must:

- (1) set out the reasons for the objection to the designation by-law; and
- (2) set out the reasons in support of the objection to the designation by-law.

If you wish to appeal to the Ontario Land Tribunal (OLT), forms are available from the Ontario Land Tribunal website at <https://olt.gov.on.ca>

Who Can File An Appeal:

Any persons who objected to the designation by-law may refer the matter to the Ontario Land Tribunal.

Getting Additional Information:

A copy of the by-law and background information about the designation is available for public inspection by contacting the Administration Department at admin@puslinch.ca.

Schedule "A"
To
By-law Number 015-2025

7618 Leslie Road West,
Puslinch

PIN: 71194-0121

Legal Description: PT LOT 35, CONCESSION 8 , TOWNSHIP OF PUSLINCH, AS IN MS9890 ;
TOWNSHIP OF PUSLINCH

THE CORPORATION OF THE TOWNSHIP OF PUSLINCH

BY-LAW NUMBER 015-2025

Being a by-law to authorize the designation of real property located at 7618 Leslie Road West, Puslinch, as the property of cultural heritage value or interest under Section 29 Part IV of the Ontario Heritage Act, R.S.O. 1990, c. O.18

WHEREAS the *Ontario Heritage Act, R.S.O. 1990, c. O.18* authorizes a municipality to designate a property within the municipality to be of cultural heritage value or interest if the property meets the prescribed criteria and the designation is made in accordance with the process set out in the *Ontario Heritage Act, R.S.O. 1990, c. O.18*;

AND WHEREAS the Council for the Corporation of the Township of Puslinch, in consultation with the Puslinch Heritage Advisory Committee, deems 7618 Leslie Road West, Puslinch to be of cultural heritage value and interest in accordance with the prescribed criteria by the Ontario Heritage Act, R.S.O. 1990, c. O.18;

AND WHEREAS the Council for the Corporation of the Township of Puslinch did give notice of its intention to designate the property mentioned in section 1 of this by-law in accordance with subsection 29(3) of the *Ontario Heritage Act, R.S.O. 1990, c. O.18*;

NOW THEREFORE the Corporation of the Township of Puslinch hereby enacts as follows:

1. That the property located at 7618 Leslie Road West, Puslinch, and more particularly described in Schedule "A" hereto annexed and forming part of this by-law, is hereby designated as property of cultural heritage value or interest under Section 29 Part IV of the *Ontario Heritage Act, 1990, c. O. 18*.
2. That the Municipal Clerk is hereby authorized and directed,
 - a. to cause a copy of this by-law, together with reasons for the designation, to be served on the subject property owner and The Ontario Heritage Trust by personal service or by registered mail;
 - b. to publish a notice of this by-law once in a newspaper having general circulation in the Township of Puslinch.
3. That the Municipal Clerk is hereby authorized and directed to cause a copy of this bylaw, together with the statement of cultural heritage value or interest and description of heritage attributes set out in Schedule "B" hereto annexed and forming part of this bylaw, to be registered against the property affected in the proper land registry office.

READ A FIRST, SECOND AND THIRD TIME AND FINALLY PASSED THIS 22nd DAY OF JANUARY 2025.

DocuSigned by:

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James Seeley, Mayor

DocuSigned by:
Justine Brotherston
85537782C92E4F3...

Justine Brotherston, Interim Municipal Clerk

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JAN 23 2025
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Schedule "B"
To
By-law Number 015-2025

7618 Leslie Road West,
Puslinch

STATEMENT OF CULTURAL HERITAGE VALUE OR INTEREST AND DESCRIPTION OF HERITAGE ATTRIBUTES

The property situated at 7618 Leslie Road West, Puslinch, meets the requirements for designation prescribed by the Province of Ontario under the three categories of design/physical value, historical/associative value, and contextual value.

The property possesses significant cultural heritage value retained in its primarily Italianate fieldstone and limestone two-storey residence built in several stages between 1830-1880. The residence has elaborate Gibb design elements, unique within the Township. The property is associated with the Alexander and William Nicoll families and the significant political and military contributions they made to the Township and the County. Contextually, the property is associated with Puslinch village, a now extant hamlet.

Design Value:

The property is an outstanding example of Italianate architecture c. 1880 in cut limestone with elaborate Gibbs designed rusticated limestone blocks for quoins and surrounds on window and door fenestrations, and carved keystones in large stone lintels. The two-storey house showcases several features associated with the Italianate style, such as its "L" shaped- shaped form, and cross-gabled, roof with wide eaves and decorative scroll brackets, and double stone chimneys. The main wide entrance door has a transom and sidelights. Rectangular sash windows are paired on the upper storey and singular on the lower storey.

An apparently earlier wing of the residence has been covered with roughcast plaster. It may be the part of the residence built in 1860 as a one-story stone residence to replace an earlier log house. The latter was built by Andrew Stahl in the early 1830s from whom Alexander Nicoll and Mary Nicoll purchased 7618 Leslie Road after immigrating from Scotland in. They lived in this log house until Alexander Nicoll passed away in 1860. At that time the neighbouring Leslie family aided them in building a single-storey stone residence. About 1880 a second storey was added and the extensive Italianate two-storey addition was built.

Historical/Associative Value:

William Nichol (1845-1921) was a person with political and military significance to the Township and County of Wellington. He was fifteen in 1860 when his father died. Like his father, William Nicoll became active in Puslinch political life, serving as a Councillor (1869-1894) and Reeve (1882-1894) of the Township and Warden of Wellington County (1892). He also served in the local militia from 1861-1900 and was called up during the Fenian Raids. In 1895 he was made Lieutenant Colonel of the Field Artillery. Nicoll spent the remainder of his life in the farmhouse.

Contextual Value:

The property stands out as a distinctive residence within its neighbourhood of Scottish stone masonry properties that once belonged to the extant hamlet of Puslinch. The property provides a visible and notable locus of the area's culture and farming history. The size and outstanding architecture of the property makes it a landmark in the southeastern corner of the Township.

Description of Heritage Attributes

The following are to be considered as heritage attributes to be protected by a heritage designation by-law for 7618 Leslie Rd. W:

William Nicoll House:

- Limestone exterior walls

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- Original/extant Gibbs detailing on quoins, door and window fenestration
- Roofline
- Form and massing of property
- Low Eaves with decorative scroll brackets
- Limestone Italianate chimneys