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IN THE MATTER OF THE ONTARIO HERITAGE ACT,  
R.S.O. 1990, CHAPTER 0.18  
AND IN THE MATTER OF THE PROPERTY KNOWN AS

**19 Fountain Street West**

IN THE CITY OF GUELPH,  
IN THE PROVINCE OF ONTARIO.

RECEIVED  
2025/02/20  
(YYYY/MM/DD)  
Ontario Heritage Trust

**NOTICE OF PASSING OF DESIGNATION BY-LAW**

TO: Ontario Heritage Trust  
The Ontario Heritage Centre  
10 Adelaide Street East  
Toronto, ON M5C 1J3  
registrar@heritagetrust.on.ca  
Attention: Provincial Heritage Registrar

**Notice of passing of designation by-law**

In the matter of the Ontario Heritage Act, R.S.O. 1990, Chapter 0.18 in the City of Guelph, in the Province of Ontario.

Take notice that the Council of the Corporation of the City of Guelph has passed By-law Number (2025)-21036 dated February 11, 2025 to designate portions of the property known as 19 Fountain Street West 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.

As per Section 29 (Subsection 11) of Part IV of the Ontario Heritage Act, any person who objects to the bylaw may appeal to the Ontario Land Tribunal by giving the Tribunal and the City Clerk (within 30 days after the date the notice of the bylaw passing is published) a notice of appeal setting out the objection to the bylaw and the reasons in support of the objection accompanied by the fee charged by the Tribunal.

Take notice that an appeal to the Ontario Land Tribunal in respect to all or part of this Designation By-law may be made by filing a notice of appeal with the City Clerk either via the Ontario Land Tribunal e-file service (first-time users will need to register for a My Ontario Account) at <https://olt.gov.on.ca/e-file-service> by selecting City of Guelph as the Approval Authority, or by mail to 1 Carden Street, **no later than 4:00 p.m. on March 21, 2025**. The filing of an appeal after 4:00 p.m., in person or electronically, will be deemed to have been received the next business day. **The appeal fee can be paid online through e-file or by credit card/certified cheque/money order** to the Minister of Finance, Province of Ontario. If you wish to appeal to the Ontario Land Tribunal (OLT) or request a fee reduction for an appeal, forms are available from the OLT website

at [www.olt.gov.on.ca](http://www.olt.gov.on.ca). If the e-file portal is down, you can submit your appeal to [clerks@guelph.ca](mailto:clerks@guelph.ca).

Stephen O'Brien  
City Clerk  
City Hall  
1 Carden Street  
Guelph, ON N1H 3A1  
519-837-5603  
[clerks@guelph.ca](mailto:clerks@guelph.ca)

Notice Date: February 20, 2025

# The Corporation of the City of Guelph

## By-law Number (2025) - 21036

A by-law to designate portions of the buildings and property municipally known as 19 Fountain Street West and legally described as Part Lot 173, Plan 8, AS IN RO786757; CITY OF GUELPH

And whereas on 21 November 2024 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 19 Fountain Street West, and described legally as Part Lot 173, Plan 8, AS IN RO786757; 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;

And whereas the cultural heritage value or interest or the property is set out in Schedule 1 hereto;

And whereas no notice of objection to the said property designation was served upon the clerk of the municipality;

### The Council of the Corporation of the City of Guelph enacts as follows:

Portions of the buildings and property known as 19 Fountain Street West, as described in Schedule 2 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.

The City Solicitor is hereby authorized to cause a copy of this by-law to be registered against the property described in Schedule 3 to this By-law in the proper Land Registry Office.

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 February, 2025.**

### Schedules:

Schedule 1: Statement of Cultural Heritage Value or Interest: 19 Fountain Street West

Schedule 2: Description of Heritage Attributes: 19 Fountain Street West

Schedule 3: Legal Description: 19 Fountain Street West

DocuSigned by:  
  
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**Cam Guthrie, Mayor**

DocuSigned by:  
  
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**Garrett Meades, Acting Deputy City Clerk**



This by-law was approved by Guelph City Council on February 11, 2025. Written approval of the by-law was given by Mayoral Decision 2025-A51 dated February 11, 2025.

By-law Number (2025)- 21036

Schedule 1: Statement of Cultural Heritage Value or Interest: 19 Fountain Street West

The subject property is worthy of designation under Part IV, Section 29 of the Ontario Heritage Act because it meets four of the nine prescribed criteria for determining cultural heritage value or interest, according to Ontario Regulation 9/06 as amended by Ontario Regulation 9/06. The heritage attributes of 19 Fountain Street West display: design/physical, historical/associative, and contextual value.

The subject property meets Criterion 1 because it is rare, early, and unique example of a mid-nineteenth century stone and brick residential dwelling in the City of Guelph. It is particularly unique and rare due to the façade, which displays an early red brick produced in Guelph, of which there are very few extant examples.

The subject property meets Criterion 2 because it exhibits a high degree of craftsmanship in the stone masonry and Flemish bond construction of the brick façade.

The subject property meets Criterion 4 because it has direct associations with William Dyson, an early Guelph settler who made significant contributions to the development of Guelph. Dyson is directly associated with the property, as it served as his primary residence and was located in close proximity to the Red Lion Inn and his carriage shop.

The subject property meets Criterion 8 because it is physically, functionally, visually, and historically linked to its surroundings. The subject property is linked to the Red Lion Inn at 11 Fountain Street West, which was constructed, owned, operated by William Dyson. The Inn was constructed of the same red brick, which is why Dyson named it the Red Lion Inn.

## Schedule 2: Description of Heritage Attributes: 19 Fountain Street West

The following elements of the property at 19 Fountain Street West should be considered as heritage attributes in a designation under Part IV, Section 29 of the Ontario Heritage Act:

- Facade, including:
  - o Stone foundation
  - o Red brick laid in Flemish bond pattern
  - o Two original window openings with jack-arch heads and stone sills
  - o Original door opening with jack-arch head
- East stone elevation, including:
  - o Three original window openings with stone sills and lintels
- West stone elevation, including:
  - o Original window opening on first storey, closest to Fountain Street W
  - o Original window opening on second storey

Bylaw Number (2025) - 21036

Schedule 3: Legal Description: 19 Fountain Street West

Part Lot 173, Plan 8, AS IN RO786757; CITY OF GUELPH