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Notice of Intention to Designate a Heritage Property

The Town of Saugeen Shores intends to designate 30 Grosvenor Street South, Southampton, further described as TP PT LOT 10 E Grosvenor, as a Heritage Property under Part IV, Section 29 of the Ontario Heritage Act.

Statement of Cultural Heritage Value:

1. Design and Physical Value

The property at 30 Grosvenor Street South has design value as a representative example of Queen Anne Style built in 1892. Architectural features include the irregular silhouette with three front-facing gables and multiple cross gables, a single storey cutaway bay with large structural brackets faced with a classical scroll design, a five-post wrap-around verandah with decorative brackets, corbels, and a frieze of spindles and running rope-style and arrow-head trim. The verandah railing has eight-cornered spindles. The double-hung sash windows have retained their original size and position along with the curved shapes of the window-heads, despite the wood frames having been covered over or replaced with aluminum.

2. Historical and Associative Value

The property at 30 Grosvenor Street South has direct associations with several noteworthy individuals and with commercial and religious institutions. Henry Harmer, Jr., built and owned the house for five years. Harmer's reputation as a furniture dealer, undertaker, and builder gained him recognition as an individual of importance in the community of Southampton, where "Harmer Street" has been named in his honour. The first resident, Rev. Jabez Wass, was the first Methodist Minister of the new Southampton Methodist Church built in 1891. Well-regarded for his organizational skills, Wass took charge of this new church established through the amalgamation of the congregations of the New Connection Methodist and Wesleyan Methodist churches. Other important associations with owners of the house include Central Hotel founding owner Mary Anne [Hilbert] Sinclair, and subsequent Central Hotel owner John Creighton, who was also co-partner of the Saugeen Mineral Water Co.

3. Contextual Value

The property is important in defining and supporting the overall historical integrity of Southampton, which markets itself as "The Oldest Port on the Bruce Coast." It also supports and helps to define the historic character of Grosvenor Street South and Leeder Lane, two historic streets which were developed in the mid-19th century and have retained many original historic homes from that period, including five Pre-Confederation homes. The property is historically linked to other buildings that were built by Henry Harmer, Jr., including the immediately adjacent property (36 Grosvenor) and two other properties nearby on Albert St South.

Heritage Attributes

Design and Physical Value

Attributes that contribute to the value of the property at 30 Grosvenor St South as representative of its Queen Anne Style include:

- The scale, massing, and irregular form, with multiple broad gables and cross gables.
- The wrap-around verandah with decorative wood corbels, brackets, spindles, and other trim.
- The size, position, and form of the double-hung sash windows with curved window heads.
- The cutaway bay with large brackets on the first storey.
- Traditional "rough-cast" exterior.
- The tall brick chimney.
- The wood front and back doors.

Contextual Value

Attributes that contribute to the contextual value of 30 Grosvenor St South as defining and supporting the character of the streetscape of Grosvenor St and Leeder Lane, relevant to its historical and visual links to its surroundings include:

- The placement and orientation of the building, with its primary entrance on Grosvenor St South.
- The setbacks from Grosvenor St South and Leeder Lane.
- The setback from the property immediately to the south, allowing for access to sunlight through north-facing and south-facing windows.

Exclusions:

Following is a list of architectural features that have been modernized and are therefore lacking in historical architectural value, and therefore should be excluded from heritage protection:

1. Rear one-storey addition (southeast side of the building). This narrow board-and-batten addition is compatible, but, dating from the 1980s, it is not historical.
2. The garden shed is not historical.
3. The interior has been renovated over the years.

Further information respecting this notice of intention to designate the property is available by contacting the Town of Saugeen Shore Clerk.

A notice of objection to this notice of intention to designate the property may be served on the Clerk within 30 days after the date of publication of the notice of intention in this newspaper.

The Clerk may be reached at Town of Saugeen Shores, 600 Tomlinson Drive, P.O. Box 820, Port Elgin, Ontario, N0H 2C0, by email at clerk@saugeenshores.ca, or by phone at 519-832-2008 ext. 104.

Dated October 17, 2023
Dawn Mittelholtz
Clerk, Town of Saugeen Shores