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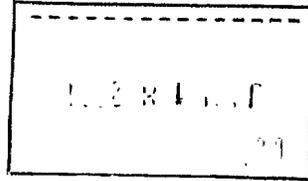
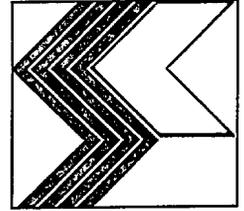
CITY OF ST. CATHARINES

CITY HALL
50 CHURCH STREET
P.O. BOX 3012
ST. CATHARINES, ONTARIO L2R 7C2

PLANNING
SERVICES
DEPARTMENT

TEL (905) 688-5601
FAX (905) 688-5873

Niagara Region



REGISTERED MAIL

January 17, 2001

Ontario Heritage Foundation
10 Adelaide Street East
Toronto, ON
M5C 1J3

To Whomever This May Concern:

Re: Designation of 41 Main Street
Under the Ontario Heritage Act
Our File No: 10.64.165

Please be advised that City Council at its regular meeting of January 15, 2001, passed a By-law designating the above-noted property under the Ontario Heritage Act.

Three (3) certified copies of By-law 2001-10 are enclosed for your records.

Please contact the writer at (905) 688-5601, extension 1710, if you have any questions.

Yours truly,

Kevin Blozowski
Planner I

encl.

c.c. A. Poulin, City Solicitor
K. Todd, City Clerk

2/29/01
pa ✓

CERTIFIED COPY

CITY OF ST. CATHARINES

BY-LAW NO. 2001-10

A By-law to designate the property at 41 Main Street to be of historic or architectural value or interest.

WHEREAS the Ontario Heritage Act, R.S.O. 1990, c. 0.18, authorizes the council of a municipality to enact by-laws to designate property within the municipality to be of historic or architectural value or interest;

AND WHEREAS property under the Ontario Heritage Act means real property and includes all buildings or structures thereon;

AND WHEREAS the Council of The Corporation of the City of St. Catharines has caused to be served upon the owner of the property described in Schedule "A" hereto, known as No. 41 Main Street, and upon the Ontario Heritage Foundation notice of intention to designate the property and has caused such notice of intention to be published in a newspaper having general circulation in the municipality;

AND WHEREAS the reasons for designation are set out as Schedule "B" hereto;

AND WHEREAS no notice of objection to the proposed designation has been served upon the Clerk of the City of St. Catharines.

NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE CITY OF ST. CATHARINES enacts as follows:

1. The property, more particularly described in Schedule "A" attached hereto, known as No. 41 Main Street, is hereby designated to be of historic or architectural value or interest.

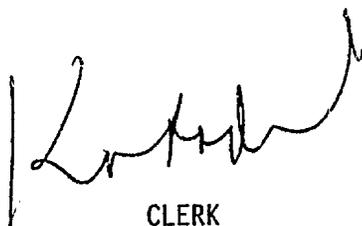
2. The City Solicitor is hereby authorized to cause a copy of this By-law to be registered against the property described in Schedule "A" hereto in the proper Land Registry Office.

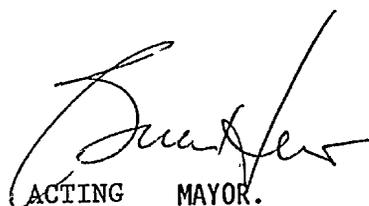
3. The City Clerk is hereby authorized to cause a copy of this By-law to be served upon the owner of the property and upon the Ontario Heritage Foundation and to cause notice of this By-law to be published in a newspaper having general circulation in the City of St. Catharines.

Read a first time this 15TH day of JANUARY 2001.

Read a second time this 15TH day of JANUARY 2001.

Read a third time and passed this 15TH day of JANUARY 2001.


CLERK


ACTING MAYOR.

CERTIFIED under the Hand of the Clerk and the
Seal of the
CORPORATION OF THE CITY OF ST. CATHARINES
to be a TRUE COPY of By-law 2000-10
of the Corporation of the City of St. Catharines

DATED this 16th day of January 2001


Clerk of the Corporation of
the City of St. Catharines

SCHEDULE "A" TO BY-LAW NO. 2001-10

ALL AND SINGULAR that certain parcel or tract of land and premises, situate, lying and being in the City of St. Catharines, in the Regional Municipality of Niagara, formerly in the Village and Town of Port Dalhousie, in the County of Lincoln, and being composed of parts of Lots 68 and 69 on Canal and Main Streets, being Plan No. 7, in the said Village of Port Dalhousie, and which said parcel or tract of land may be more particularly described as follows:

COMMENCING at a stake in the southerly boundary of Main Street, the said stake being 52.2 feet measured westerly therealong from the intersection thereof with the easterly boundary of said Lot 69;

THENCE South 41 degrees, 43 minutes, 40 seconds east, 109.7 feet to a point;

THENCE south 48 degrees, 50 seconds west, 55.3 feet more or less to the westerly boundary of Lot 68;

THENCE north 40 degrees, 23 minutes, 50 seconds west in the westerly boundary of Lots 68 and 69, 109.3 feet more or less to the intersection of the westerly boundary of Lot 69 with the said southerly boundary of Main Street;

THENCE north 48 degrees, 21 minutes, 50 seconds east in the said last mentioned boundary, 52.8 feet more or less to the point of commencement.

LOCATION AND OWNERSHIP

The house is located at 41 Main Street in the former town of Port Dalhousie, now the ward of the same name. The legal description of the property is NP7, Lot 187/ Plan 7, Pt. Lot 68, 69. [REDACTED] currently owns the house.

HISTORY

The building was constructed in 1875 as a replacement for a smaller dwelling that had previously occupied the lot. The property, purchased in 1871 by Alexander Muir from Bridget Smiley became the residence of Mary Denton and Captain Harvey Neelon, a tug boat operator. Alexander Muir operated the Muir Brothers Dry Docks for many years. In 1906, Alexander Muir, still the owner of the property, 'deeded' (transferred) ownership to his wife Jane Muir. She in turn, in 1909, transferred the property to her adopted niece Isabella Denton whom Mary Denton's younger brother Samuel had married. The home stayed in the family until 1944 when Joseph M and Marguerite A. Montague purchased it from the estate of Samuel B. Denton.

ARCHITECTURE

The house is mainly a Neo-classical style but has very strong vernacular characteristics. The symmetrical frontal facade, the medium gable roof and the strong entrance portico with pediment are elements of the Neo-classical style. There is also a small bracketed gable sheltering a side door. The front entrance four paneled door (painted a dark green) is surrounded by recessed paneling and low relief pilasters. There are two stained glass lights framed at the two sides of the door.

The finish of the buildings exterior is stucco and painted green. The windows, thought to be original 'water glass', remain intact.

CONTEXT

The dwelling is situated amongst a number of other old homes, in one of the older residential precincts in Port Dalhousie. The mature landscape on the boulevard and remainder of the subject property is consistent with most of Main Street.