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THE CORPORATION OF THE CITY OF WINDSOR

JUL 18 2016

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RECEIVED

IN THE MATTER OF THE ONTARIO HERITAGE ACT
AND IN THE MATTER OF THE LANDS AND PREMISES KNOWN AS
793 DEVONSHIRE ROAD IN THE CITY OF WINDSOR
IN THE PROVINCE OF ONTARIO

NOTICE OF INTENTION TO DESIGNATE

REGISTERED MAIL

ONTARIO HERITAGE TRUST
10 ADELAIDE STREET EAST
TORONTO, ONTARIO
M5C 1J3

TAKE NOTICE THAT the Council of the Corporation of the City of Windsor intends to designate the property, including lands and buildings known as 793 Devonshire Road as a property of architectural and/or historical value or interest under Part IV of The Ontario Heritage Act:

Statement of Significance/Reasons for Designation
(793 Devonshire Road)

Description of Historic Place

The Bell-Coulter House, 793 Devonshire Road, was constructed in 1922 at the northwest corner of Devonshire Road and Cataraquei Street, on land that part of the original subdivision by Hiram Walker in 1879. The dwelling is a two-and-one-half storey detached brick house in Colonial/Georgian Revival style, representative of fine architectural houses during the first decades of the twentieth century in the Town of Walkerville. Harry J. Bell, an insurance agent, was the first resident of the building and subsequent owner Dr. William G. Coulter was a prominent specialist physician in the City of Windsor. The house is the first listed collaboration between locally renowned architects David W.F. Nichols and Hugh P. Sheppard.

Cultural Heritage Value or Interest

Design or Physical Value:

The Bell-Coulter House is an architecturally significant example of a house, designed and constructed in Colonial Revival/Georgian Revival style, in the early decades of the twentieth century in the Town of Walkerville. From the front facade, the rectangular brick house is two and half storey with an elaborate front door with portico, overhead elliptical fanlight and sidelights, a cameo of a women's head on the peak of the porch pediment, and symmetrically balanced windows with double-hung sashes. The house has a medium-pitched side gabled roof and deep eaves, wide frieze board, a range of window including eyebrow, semi-circle and quarter circles, and cut-out Bell motif wood shutters. The decorative brick detailing especially the soldier brick stretch below the second-storey

window, and the front window brick surrounds demonstrate the incorporation of Tudor Revival elements in the design.

Historical or Associative Value:

The subject property is located in the planned community of Walkerville, which was originally almost entirely owned by Hiram Walker, his family and his company. The property is part of the 1879 original subdivision directed by Hiram Walker, the founder of the Town of Walkerville. By the 1920s, the Walker family were selling their Windsor investments. The subject property was left undeveloped by the Walkerville Land and Building Company, who sold the property to Harry J. Bell in 1920. According to assessment and contract records, the Bell-Coulter house was constructed in 1922 by locally renowned architects David W.F. Nichols and Hugh P. Sheppard for Bell. Nichols & Sheppard, together with George Masson, had a successful collaboration and designed many notable institutional and commercial buildings in Windsor and Walkerville.

City directories and assessment rolls reveal that Harry J. Bell was an insurance agent, who also had an office at the Imperial Building in the Town of Walkerville. Bell lived with his wife Clara and family at the house until 1935. Specifically, the bell cut-out motif on the shutters of the windows and the cameo women's head on the front pediment peak may have been references to the Bells. When Bell bought the property, it was addressed as 119 Devonshire Road in 1920, and then renumbered to 121 Devonshire Road around 1924. In 1935, the Town of Walkerville was amalgamated into the City of Windsor, which resulted in the renumbering of the subject property to 793 Devonshire Road in 1937. In the same year of the amalgamation, the Bells moved away and Dr William George Coulter and his wife Dorothy, who bought the property in 1940, became long-term residents of the property. Dr. W.G. Coulter was distinguished as a Major during World War I, and a prominent specialist in diseases of eye, ear, nose and throat in Windsor. The Bell-Coulter house was his residence until his death in 1965.

Contextual Value:

The subject property is located on a visible corner on the northwest of Devonshire Road and Cataragui Street. It is part of the 1879 original subdivision (Registered Plan 211) that was planned by Hiram Walker but which was left vacant for many decades. Meanwhile, the surrounding lands to the west and south had been developed. The construction of the Bell-Coulter house in 1922 filled in a visible vacant corner lot with a fine house of massing and quality matching its neighbours, thus contributing to the overall establishment of the neighbourhood.

The property is evocative of early streetscape of dwellings designed with rich architectural styles. The architecturally interesting dwelling reinforces the special character of Walkerville residential developments where each house is of a unique design. Devonshire Road in particular, was known as the main street of the town on the north side of Wyandotte Street, which made the south side of Wyandotte on Devonshire prime locations for people to own residential properties. According to the land deed to Harry J. Bell in 1920, the Walkerville Land and Building Company required the construction of a high valued residential dwelling at the subject property, likely to maintain the prestige of the real estate property in the area. Many of the surrounding residential buildings along Devonshire Road are also found on the Windsor Municipal Heritage Register and some are

designated. The Bell-Coulter house contributes to the collection of high quality and grand homes built in the former Town of Walkerville.

Character Defining Elements:

Exterior features that contribute to the design or physical value of the Bell-Coulter House:

- Built c.1922
- Two-and-one-half-storey matte glazed red brick main building
- Colonial Revival/Georgian Revival Style elements, including:
 - symmetrical facade features
 - medium-pitched side gabled roof
 - brick chimney protruding from north wall of main building and faux brick chimney on the south side
 - symmetrically angled eave return
 - wide wooden frieze board
 - portico with grooved board pilasters, slender square wood columns with curved underside pediment and a metal roof
 - accentuated front door flanked with wood framed elliptical fanlight and sidelights
 - double hung, six over one wood sash windows on the north, east and south sides
 - bay window on south elevation first floor
- Other special features:
 - hooded dormer with metal roof and eyebrow window
 - quarter circle windows on north side; semi-circle window on south side
 - copper eavestroughs and downspouts
 - wooden window shutters with bell shaped cut-out motif on the second floor of the east elevation and both first and second floors on the north and south elevations
 - porches on north and west elevations with square brick pillars
 - soldier brick belt course below second floor windows
 - brick detailing on window surrounds: soldier brick lintels, rowlock brick sills, stretcher and header brick
 - cameo of woman's head on the peak of the porch pediment
 - original street number plate affixed on porch from time of amalgamation in 1937
- Detached original single car garage
 - matte glazed red brick
 - gabled roof with brick chimney on north end of ridge
 - sash windows on north, east and west sides

Features that contribute to the historical or associative value of the Bell-Coulter House:

- Part of the original subdivision directed by Hiram Walker and registered in 1879

- Built as a well-preserved fine quality home in the former Town of Walkerville in the early decades of the 20th century during the decline of the Walker family's influence
- Designed by locally renowned architects David W.F. Nichols and Hugh P. Sheppard
- Constructed for insurance agent Harry J. Bell and wife Clara E. Bell
- Owners include Dr. William G. Coulter who was a prominent specialist in diseases of eye, ear, nose and throat in the city and his wife Dorothy E. Coulter

Features that contribute to the contextual value of the Bell-Coulter House:

- Prominently located at the northwest corner of Devonshire Road and Cataraqui Street
- Location on Devonshire Road, which was the former Town of Walkerville's "main street"
- Architecturally rich house evocative of the unique home designs and high valued houses in the prestigious areas of the former Town of Walkerville

Any person may, within thirty days of the publication of this notice, send by registered mail or deliver to the Clerk of the City of Windsor notice of his or her objection to the proposed designation together with a statement of the reasons for the objection and all relevant facts. If such a Notice of Objection is received, the Council of the Corporation of the City of Windsor shall refer the matter to the Conservation Review Board for a hearing.

DATED at Windsor, Ontario this 13th day of July 2016
Anna Ciacelli, Supervisor of Council Services



Anna Ciacelli, Supervisor of Council Services

AC/pw