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THE CORPORATION OF THE CITY OF GUELPH

By-law Number (1992) - 14254

A by-law to designate portions of the building on property known as 87 Liverpool Street as an item of architectural and historical significance.

The Council of the Corporation of the City of Guelph, ENACTS AS FOLLOWS:

WHEREAS the Ontario Heritage Act, R.S.O. 1990, Chapter 0.18, authorizes the council of a municipality to enact by-laws to designate real property, including all the buildings and structures thereon, or portions thereon, to be of historical or architectural value or interest; and

WHEREAS the Council of the Corporation of the City of Guelph has caused to be served upon the owners of the lands and premises known as 87 Liverpool Street 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 once for each of three consecutive weeks; and

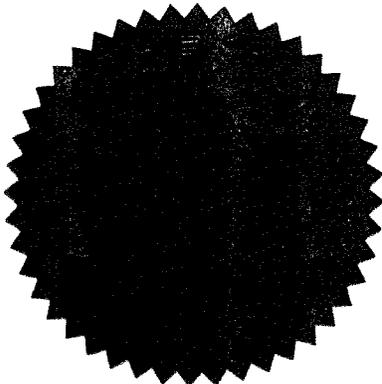
WHEREAS the reasons for designation are set out in Schedule "B" hereto; and

WHEREAS no notice of objection to the said property designation has been served upon the clerk of the municipality;

THEREFORE, the Council of the Corporation of the City of Guelph ENACTS AS FOLLOWS:

1. There is designated as being of architectural and historical value and interest under Part IV of The Ontario Heritage Act, R.S.O. 1990, Chapter 0.18, portions of the building on property known as 87 Liverpool Street to the extent more particularly described in Schedule "C" to this By-law.
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" to this By-law 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 owners of the aforesaid 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 Guelph.

PASSED on this seventh day of December 1992.




JOHN COUNSELL - MAYOR


LOIS A. GILES - CLERK

SCHEDULE "A"

By-law Number (1992) - 14254

87 LIVERPOOL STREET

All and singular that certain parcel or tract of land being described as:

Lot 16, Registered Plan 208, in the City of Guelph.

SCHEDULE "B"

By-law Number (1992) - 14254

STATEMENT OF REASONS FOR DESIGNATION**87 LIVERPOOL STREET**

This handsome two-storey Italianate dwelling was built in 1876 for local manufacturer Christopher Campbell. This building, constructed of red brick with strong buff brick accents, features other elements typical of the Italianate style, including raised quoins, a hipped roof and arched lintels over curved top double windows. The front entrance is highlighted by a decorative carved stone lintel over the doorcase, which features glass sidelights and fanlight. Of particular significance is the unusual brick and pier construction of the building, which may be unique to the Guelph area. The interior of the original 1876 portion of the dwelling is enhanced with ornate plaster ceiling mouldings and original wood trim and still contains the original curved cherrywood staircase. Also of interest is the later L-shaped wood front porch which is supported by patterned and textured concrete posts.

This was the first dwelling constructed on the north side of Liverpool Street, between Dublin and Glasgow Streets, and remained so until 1892. Christopher Campbell, who occupied the building until 1891, was a local manufacturer of soap and candles and was also a partner with Guelph merchant James Massie in the firm "Massie and Campbell", manufacturers of wholesale biscuits and confectioneries. The dwelling was subsequently owned by George T. Moore, an organ regulator with the Bell Organ and Piano Company, under whose ownership the front porch and the rear brick addition were constructed. The 1992 owners, [REDACTED], are responsible for restoring many of the interior and exterior features of the house.

Elements of the building being designated include the front, westerly and easterly exterior brick walls of the original 1876 portion of the house and the original rear exterior brick wall, where exposed. All door and window openings on the designated exterior walls are covered by the designation, including the carved stone lintel over the front doorcase, the front entrance door, doorcase, fanlight and glass and the sidelights (excluding the non-original glass), as well as all windows, storm sashes and the blind shuttered windows. Also included in the designation is the roofline of the 1876 building, but the chimney and existing roof fabric are not covered by the designation. Elements of the front porch covered by the designation include the cast stone posts and steps and the wood columns, railings, balusters, floor and ceiling, but not including the porch roof and enclosed deck. Elements of the interior of the building being designated include the plaster ceiling mouldings, the centre ceiling plaster mould in the living room and the complete staircase, including cherrywood balusters, bannister and newel posts. The later rear brick addition is excluded from the designation.

SCHEDULE "C"

By-law Number (1992) - 14254

ELEMENTS OF PROPERTY AND BUILDING BEING DESIGNATED

87 LIVERPOOL STREET

The designation includes:

1. The front, westerly and easterly exterior brick walls of the original 1876 house;
2. The rear exterior brick wall of the original 1876 house, where exposed;
3. All door and window openings on the designated exterior brick walls;
4. The carved stone lintel over the front doorcase, the front entrance door, the front entrance doorcase, fanlight and glass, and the sidelights (excluding the non-original glass);
5. All windows, storm sashes and the blind shuttered windows on the designated exterior walls;
6. The roofline over the original 1876 house (but excluding the chimney and the existing roof fabric);
7. On the front porch the cast stone posts and steps, the wood columns, railings, balusters, floor and ceiling (excluding the porch roof and enclosed deck);
8. Inside the house the plaster ceiling mouldings, the centre plaster mould in the livingroom, and the complete staircase including the cherrywood balusters, bannister and newel posts.

The designation excludes the later rear brick addition.

It is intended that any non-original features may be returned to documented earlier designs or their documented original form without requiring City Council permission for an alteration to the designation.

THE CORPORATION OF THE CITY OF GUELPH

By-law Number (1992) - 14254
A by-law to designate portions of the building on property known as 87 Liverpool Street as an item of architectural and historical significance.

Read a first and second time at: 11:04 o'clock p.m., December 7, 1992.

Read and passed in Committee at: 11:05 o'clock p.m., December 7, 1992.

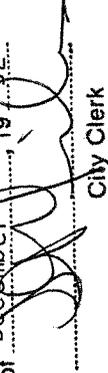
Read a third time and passed at: 11:06 o'clock p.m., December 7, 1992.

I hereby certify the above copy to be a true copy of

By-law Number (1992) - 14254

of the City of Guelph.

IN TESTIMONY WHEREOF are hereunto set the seal of The Corporation of the City of Guelph and the hand of the City Clerk of the said Corporation this 11th day of December, 1992.



City Clerk