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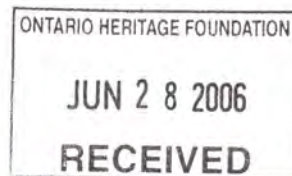
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Wellington

Reply to: Kerri O'Kane
kokane@centrewellington.ca
519-846-9691

June 23, 2006



Note: 6 BY-LAWS passed

Ontario Heritage Trust
10 Adelaide Street, East
Toronto, Ontario
M5C 1J3

Dear Sir/Madam:

Please be advised the Council of the Corporation of the Township of Centre Wellington at their meeting held June 5, 2006, passed By-laws 2006-071 through 2006-076 designating various properties, including lands and buildings within the Township, to be of architectural and/or historical value or interest under Part IV of the *Ontario Heritage Act*, R.S.O. 1990, c.O.18.

Enclosed herewith are certified true copies of the by-laws, which include a statement explaining the cultural heritage value or interest of the property and a description of the heritage attributes of the property.

Should you have any questions, please do not hesitate to contact the Clerk's Department.

Yours truly,

KOK

Kerri O'Kane, AMCT
Deputy Clerk
Encl.

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RC

TOWNSHIP OF CENTRE WELLINGTON

BY-LAW NO. 2006- 073

Being a By-law to designate 107 James Street in the former Village of Elora, to be of cultural heritage value or interest

WHEREAS on the advice of the Municipal Heritage Committee, Council has been advised to designate the property attached hereto to be of cultural heritage value or interest to the provisions of the *Ontario Heritage Act*, R.S.O. 1990, c.O.18;

AND WHEREAS the provisions of Section 29, Subsections (1), (2), (3) and (4) have been complied with and no objection has been received by the Municipality.

NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE TOWNSHIP OF CENTRE WELLINGTON HEREBY ENACTS AS FOLLOWS:

1. The lands and premises described as 107 James Street, Plan 56, Lot 44, S/S Henderson Street, (formerly Village of Elora), now in Township of Centre Wellington are hereby designated to be lands and building of cultural heritage value or interest.
2. The reasons for the designation are as follows:

Cultural Heritage Value or Interest:

Design of Physical Value

This building is a fine old Ontario stone home, constructed in 1852, making it among the very oldest buildings in this part of the community. Over that time, it has been continuously occupied as a home. The building has been carefully maintained, and closely resembles its original construction (but for the addition of a mudroom and washroom at the back, which is not visible from the front of the building). The building is well designed, with pleasing lines and symmetrical features. Almost all of the ground floor windows are original, and have been very carefully restored. The roof has been re-done in cedar shake shingles, as would have been originally used when the house was constructed. But for the fact that Henderson Street was constructed a few years later through what once would have been the land behind the building, its original siting remains intact.

Historical or Associative Value

In short, this is a fine example of well-built stone home that has stood for more than 150 years with almost no visible change to its outward appearance and siting.

Contextual Value

This building is situated in a residential community, including three church buildings and two parks that were largely constructed later, though all before the end of the 19th Century. As such it is situated in a neighbourhood of wonderfully consistent and yet historic character, from the one of the earliest periods of settlement in Elora. The siting of this building is unique, in that the James Street façade looks out onto the open space of Hoffer Park, while the Victoria Crescent façade looks out onto Victoria Park—open spaces that have surrounded this building from the date of its construction.

Heritage Attributes to be protected:

- All exterior stonework, including window and door openings
- The original windows throughout the building, including the transom and side lights surrounding the front door
- The cedar shake roof
- The roof line and roof shape
- The unrestricted views towards Hoffer and Victoria Parks


3. This By-law shall be registered against the title of the lands described as:
107 James Street, Plan 56, Lot 44, S/S Henderson Street, (formerly Village of
Elora), now in Township of Centre Wellington.
4. This By-law shall come into force and take effect upon its final passing.

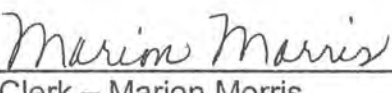
READ A FIRST AND SECOND TIME this 5th day of June, 2006


Head of Council – Russ Spicer


Clerk – Marion Morris

READ A THIRD TIME AND PASSED this


Head of Council – Russ Spicer


Clerk – Marion Morris