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BY-LAW NUMBER 205-2007
OF THE CORPORATION OF THE MUNICIPALITY OF CHATHAM-KENT

A By-law to designate the property known as 15231 Thomson Line, Geographic Township of Orford, as being of historical and architectural value or interest.

FINALLY PASSED the 5th day of November, 2007.

WHEREAS the Ontario Heritage Act, R.S.O. 1990, Chapter 0.18 as amended, provides that the Council of the Municipality of Chatham-Kent may designate a property within the boundaries of the Municipality to be of cultural heritage value or interest;

AND WHEREAS Council of the Corporation of the Municipality of Chatham-Kent has appointed the Heritage Chatham-Kent Advisory Committee and the said committee has recommended that the Municipality designate the hereinafter described property pursuant to The Ontario Heritage Act;

AND WHEREAS given Council of the Corporation of the Municipality of Chatham-Kent has given Notice of Intention to Designate the hereinafter described property to be of cultural heritage value and interest pursuant to The Ontario Heritage Act;

AND WHEREAS no Notice of Objection to the proposed designation has been received by the Corporation of the Municipality of Chatham-Kent;

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

NOW THEREFORE the Municipality of Chatham-Kent enacts as follows:

1. That the property more particularly described in the attached Schedule "A" be designated to be of cultural heritage value and interest pursuant to The Ontario Heritage Act.
2. The Clerk be authorized to register the by-law against the property described in Schedule "A" hereto in the proper land registry office.
3. The Clerk be directed to cause a copy of this by-law to be served on the owner of the aforesaid property and on the Ontario Heritage Foundation and cause notice of the passing of this by-law to be published in a newspaper having general circulation in the municipality.

THIS By-law shall come into full force and effect upon the final passing thereof.

READ A FIRST, SECOND AND THIRD TIME this 5th day of November, 2007.

Original Signed By:

Mayor – Randy R. Hope

Original Signed By:

Clerk – Elinor Mifflin

SCHEDULE 'A'

**Part of Lot 6, Concession N.M.R., geographic Township of Orford, now in
the Municipality of Chatham-Kent.**

Instrument No. 263175
PIN No. 00662-0206 (R)

SCHEDULE 'B'

REASONS FOR DESIGNATION

DUART HALL

Description of Property

The Duart Hall Property is located on 15231 Thomson Line, in the village of Duart, Orford Township in the Municipality of Chatham-Kent. The property consists of a single, rectangular front gable frame building constructed in 1870 in a simple vernacular gothic style.

Statement of Cultural Heritage Value or Interest

Historical/Associative (OHA Reg 9/06):

The Duart Hall is an historically important living, well preserved, and quintessential example of a 19th century community hall that has served as the hub of social, political, and institutional activity in the Scottish settlement of Duart and the surrounding area for over 125 years. The building was constructed by Mr. John Walker for \$ 900.00 in 1870 as a town hall for Orford Township Council (the original council table and six chairs, made by local cabinetmaker Richard Genge, remain in the building). In 1901 the building became a bona fide community hall used for dances, banquets, plays, political debates, concerts, bridal showers, variety shows, and auctions. The hall hosted Guy Lombardo and his band on several occasions. As the focal point for area events, the building became a source of ongoing community pride and its maintenance became the subject of ongoing fundraising and volunteer work by many local organizations including the Duart Women's Club and, more recently, the Highgate Lions' Club.

Design/Physical (OHA Reg 9/06):

The Duart Hall is a well-preserved building that retains and reflects its utilitarian functions as a gathering place for the community. Its design is classic mid-Victorian rural vernacular placing function over form. Principal design elements include:

- A long rectangular front gabled construction with four tall windows along each side to provide maximum light and ventilation.
- A large open concept interior space with a stage at the rear and kitchen/preparation area at the front (added c. 1925).

The hall is one of the few remaining examples of an important local form of institutional building of unusually Spartan, functional architecture, that manifested itself in several schools and churches in Orford Township from the same era (1860 to 1880).

Contextual:

The relationship between the Duart Hall and its broader setting, with its prominence at the west end of the main street is an important part of the preservation of this rural village's streetscape that has remained largely unchanged in the last one hundred years. The hall and a large brick church immediately across the road act to frame a cluster of late 19th century frame houses and commercial buildings. The hall's context is enhanced by its proximity to the street, the absence of other structure to the west (it is the focal point as one approaches the village) and the very flat landscape.

Description of Heritage Attributes/Character Defining Elements

Key exterior elements of the Duart Hall property that contribute to its value as a well preserved example of a rural gathering place:

- Original stone foundation (portions pared with later concrete)
- Long rectangular front gable structure with medium-pitch roof
- Timber frame construction
- Window placement on east and west side of building
- Original window casements
- Original six over four pane window sash
- Original wood soffit and frieze mouldings

Key interior elements of the Duart Hall property that contribute to its value as a well preserved example of a rural social gathering place:

- Large open central meeting room
- Wooden stage
- Tongue & groove beaded wooden wainscot and chair rail, coat rail, and trim
- Interior wooden window casement mouldings and sills
- Tongue & groove wooden ceiling (presently concealed under later drop ceiling)
- Wooden doors and hardware
- Hanging light fixture, c 1930
- Narrow tongue & groove floorboards over earlier wider boards
- Original wooden council table, side table, and chairs made by Richard Genge for \$9 in 1870-71

Key elements of the Duart Hall property that support its contextual value include:

- The location on the property in relation to the road, adjacent church and downtown.
- Empty lot/lack of buildings to the west of the hall giving it visual priority as the beginning and/or end point of the downtown part of the village.