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September 21, 2011

Ontario Heritage Trust  
10 Adelaide Street East  
TORONTO ON M5C 1J3

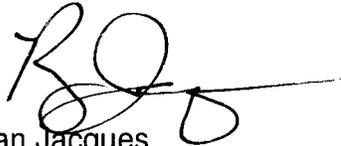
**Re: Notice of Intent to Designate  
20-26 William Street South, Community of Chatham  
Municipality of Chatham-Kent**

At the Council Meeting held September 12, 2011, Chatham-Kent Council approved the Municipal Heritage Committee's recommendation for the Intent to Designate the property, located at 20-26 William Street South, in the Community of Chatham, under Part IV of the Ontario Heritage Act for its cultural heritage value and interest.

The Notice of Intent to Designate was advertised in Chatham-Kent Matters on Wednesday, September 21, 2011, with the last day for filing a Notice of Objection being Thursday, October 20, 2011, (copy attached).

If no appeals have been received, a By-law to designate the property will be prepared for Council's consideration.

Sincerely,



Ryan Jacques  
Acting Development Planner

c Municipal Heritage Committee

Attachment(s)

**Canadian Register of Historic Places Nomination**  
**20 – 26 William Street South, Municipality of Chatham-Kent**

\*any field that appears in grey is mandatory

**Identification**

|                            |                            |              |              |
|----------------------------|----------------------------|--------------|--------------|
| <b>Historic Place Name</b> | 20-26 William Street South |              |              |
| <b>Other Names</b>         | <b>#</b>                   | <b>Type:</b> | <b>Name:</b> |
|                            | 1                          | Other        | Retro Suites |

**Recognition**

|                          |   |
|--------------------------|---|
| <b>Authority:</b>        | Local Government (ON)                           |
| <b>Recognition Type:</b> | Municipal Heritage Designation Part IV          |
| <b>Recognition Date:</b> | yyyy-mm-dd (To be added after council approval) |

## Location

### *Location*

|                         |                              |
|-------------------------|------------------------------|
| <b>Building Number:</b> | 20-26                        |
| <b>Street Name:</b>     | William Street South         |
| <b>Postal Code:</b>     | N7M 4S1                      |
| <b>Locality:</b>        | Chatham                      |
| <b>Community:</b>       | Municipality of Chatham-Kent |
| <b>Upper Tier:</b>      | n/a                          |

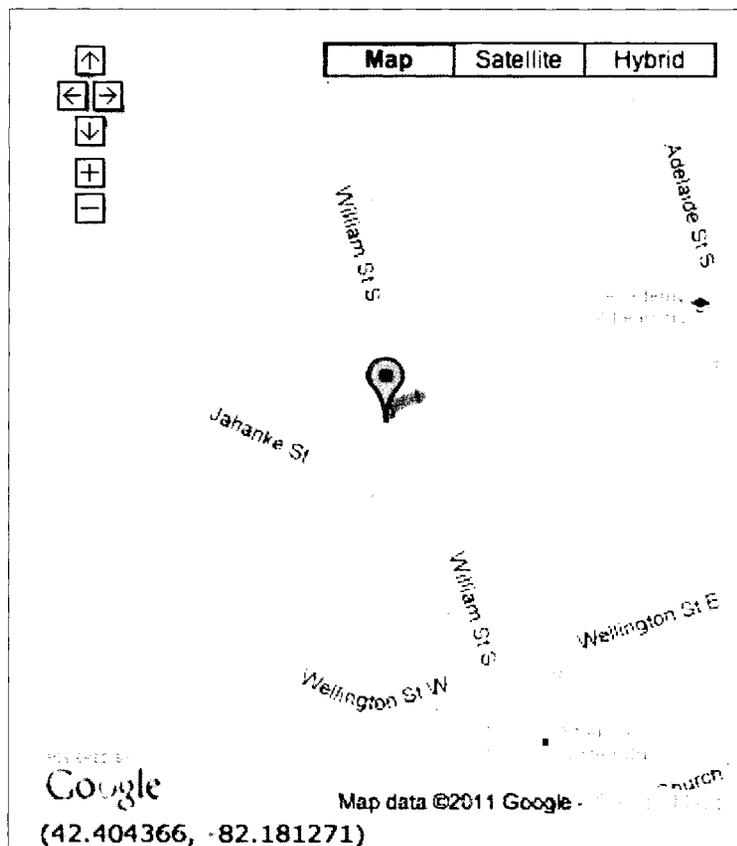
### *Coordinates*

| UTM                   |     | Latitude/Longitude    |            |
|-----------------------|-----|-----------------------|------------|
| <b>Determination:</b> | n/a | <b>Determination:</b> | Geocoding  |
| <b>Datum:</b>         | n/a | <b>Datum:</b>         | NAD83      |
| <b>Zone:</b>          | n/a | <b>Latitude:</b>      | 42.404366  |
| <b>Northing:</b>      | n/a | <b>Longitude:</b>     | -82.181271 |
| <b>Easting:</b>       | n/a |                       |            |
| <b>Borden #:</b>      | n/a | <b>Borden #:</b>      | n/a        |

### *Boundaries*

|                              |   |
|------------------------------|---|
| <b>Boundary Description:</b> | Part of Lots 79 and 80, Old Survey, Municipality of Chatham-Kent. |
|------------------------------|---|

### *Map*



## Description

### *Statement of Significance*

|   |   |
|---|---|
| <b>Description of Historic Place:</b><br>i.e. Description of Property           | 20-26 William Street South is located on the west side of William Street, south of King Street West in the City of Chatham, Municipality of Chatham-Kent. The property consists of a two-and-a-half storey salmon-brick commercial building that was constructed circa 1903.  |
| <b>Heritage Value:</b><br>i.e. Statement of Cultural Heritage Value or Interest | <p><i>Historical and Associative Value:</i><br/>20-26 William Street South is associated with the commercial history of downtown Chatham. In 1903, the neighbouring Merrill Hotel expanded onto this site when it added a "hallway and staircase." It is believed that during this construction three storefronts were built adjoining the Merrill Hotel. The storefronts showcased a variety of businesses over the years, including the Bates Bros. in 1915 who went on to erect the neighbouring Bates Building at 28-34 William Street South. Also housed in the storefronts were businesses such as V.C. Hunter's butcher shop, Fidenberg Fruits, a bakery and a succession of barber shops.</p> <p><i>Design or Physical Value:</i><br/>20-26 William Street South is representative of early 20<sup>th</sup> century commercial architecture. Its two-and-a-half-storey salmon-brick construction is topped by a plain cornice. The detailing lies in the corbelled brickwork and labels over the windows on the second storey that feature concrete sills. The brick pilasters extend past the roofline and provide clear delineation of the structure's six bays.</p> <p><i>Contextual Value:</i><br/>King Street is the historic main street of Chatham and the south side has historically been the busier side of the street, housing some of the oldest brick buildings in the City. This area has come to represent the centre of business and the home to many of the area's hostelries. Throughout the 1850s and 60s, the corner of King and William Streets housed the first Baptist Church and from there along the south side of King to the Market Square was a series of wood frame shops, such as William Northwood's grocery store, the Dublin House and R.O. Smith's furniture store. The corner's historic prominence was enhanced by the nearby industry across McGregor's Creek, including the T.H. Taylor Woollen Mill at 14 William Street North, built in 1869, and the Beaver Flour Mill, built in 1872, but which burnt down in the 1980s.</p> <p>It was not until the 1880s that these buildings at King and William Streets were replaced with the brick structures that exist today and have come to house many of the City's most successful businesses. The structures from the Bates Building at 28-34 William Street South and around the corner to 16 King Street West form a continuous commercial front. Most of these buildings are two or three storeys, therefore maximizing their frontage on the main street. The basements of all the structures on this prominent corner were connected and it was believed that they were used in rum running during the era of prohibition.</p> <p><i>Sources:</i><br/>Chatham Directory, 1876-1877, 1915, 1919.<br/><i>Community on Thames</i>, 1987.<br/>Municipality of Chatham-Kent Heritage Register<br/>Municipality of Chatham-Kent Land Registry Records<br/><i>There Was a Time</i>, Jim &amp; Lisa Gilbert.<br/><i>Windfall</i>, 1979.</p> |

|  |   |
|--|---|
| <b>Character-Defining Elements:</b><br>i.e. Description of Heritage Attributes | <p>Key exterior elements of 20-26 William Street South that contribute to its value as representative of early 20<sup>th</sup> century commercial architecture include its:</p> <ul style="list-style-type: none"> <li>- two-and-a-half-storey salmon-brick construction</li> <li>- flat roof</li> <li>- plain cornice</li> <li>- corbelled brickwork on the second storey</li> <li>- double hung windows on the second storey including labels and concrete sills</li> <li>- brick pilasters that extend past the roofline and separate the six bays</li> </ul> <p>Key elements of 20-26 William Street South that support its contextual value include its:</p> <ul style="list-style-type: none"> <li>- location near the corner of King and William Streets</li> <li>- proximity to McGregor Creek and commercial businesses in downtown Chatham</li> <li>- forms part of continuous commercial store fronts that stretch from 28-34 William Street South to 16 King Street West</li> </ul> |
|--|---|

|                               |          |                      |               |            |
|-------------------------------|----------|----------------------|---------------|------------|
| <b>Contributing Resources</b> |          | <b>Type:</b>         | <b>Count:</b> |            |
|                               |          | Building             | 1             |            |
| <b>Area (m<sup>2</sup>)</b>   | 168      |                      |               |            |
| <b>Dates of Significance</b>  | <b>#</b> | <b>Type:</b>         | <b>From:</b>  | <b>To:</b> |
|                               | 1        | Construction (circa) | 1903          | 1903       |
| <b>BA</b>                     | <b>#</b> | <b>Type:</b>         | <b>Name:</b>  |            |
|                               | 1        | Architect            | n/a           |            |
|                               | 2        | Builder              | n/a           |            |

***Function Category and Type***

|                          |          |                  |                  |                                 |
|--------------------------|----------|------------------|------------------|---------------------------------|
| <b>Category and Type</b> | <b>#</b> | <b>Function:</b> | <b>Category:</b> | <b>Type:</b>                    |
|                          | 1        | Historic         | Commerce         | Shop or Wholesale Establishment |
|                          | 2        | Current          | Commerce         | Hotel, Motel or Inn             |

***Theme***

|                            |          |                      |                    |
|----------------------------|----------|----------------------|--------------------|
| <b>Theme Category Type</b> | <b>#</b> | <b>Category:</b>     | <b>Type:</b>       |
|                            | 1        | Developing Economies | Trade and Commerce |

## Images

|                            | <b>Image 1:</b>   | <b>Image 2:</b>   | <b>Image 3:</b>  |
|----------------------------|---|---|--|
| <b>File Path:</b>          | n/a   | n/a   | n/a  |
| <b>Image Type:</b>         | Contemporary Photograph   | Contemporary Photograph   | Contemporary Photograph  |
| <b>Caption:</b>            | Façade of 20-26 William Street South  | Detailed View of the Façade of 20-26 William Street South                                       | Contextual View of 20-26 William Street South  |
| <b>Description:</b>        | East facing façade depicting the two-and-a-half-storey salmon-brick construction, 2011. | Featured are the brick pilasters that extend past the roofline and separate the six bays, 2011. | Southwest view of 20-26 William Street South and the adjoining 2-4 King Street West, 2011. |
| <b>Copyright:</b>          | Lindsay Benjamin, 2011.   | Lindsay Benjamin, 2011.   | Kayla Jonas, 2011.   |
| <b>Miscellaneous Info:</b> | n/a   | n/a   | n/a  |



Image 1

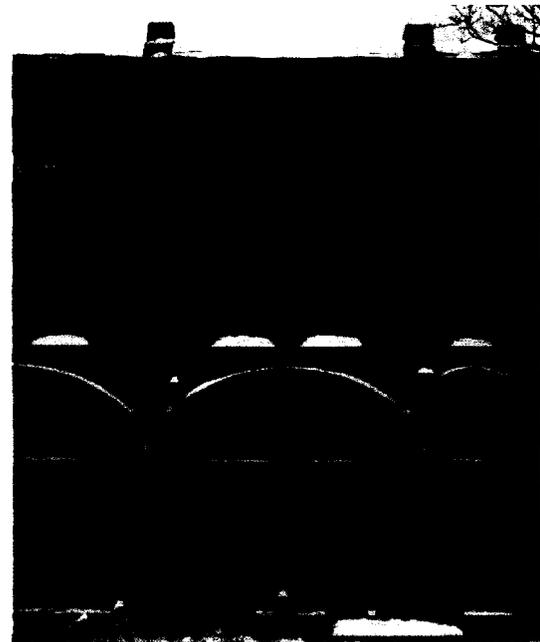


Image 2



Image 3

## Resources

|                               |  |                          |                                      |
|-------------------------------|--|--------------------------|--------------------------------------|
| <b>Location of Documents:</b> | Chatham Cultural Centre<br>75 William Street North<br>Chatham Ontario<br>N7M 4L4 |                          |                                      |
| <b>Collections:</b>           | n/a  |                          |                                      |
| <b>Related Link</b>           | <b>URL:</b>  | <b>Type:</b>             | <b>Description:</b>                  |
|                               | <a href="http://www.chatham-kent.ca">http://www.chatham-kent.ca</a>              | Local Government Website | Municipality of Chatham-Kent Website |
|                               | <a href="http://retrosuites.com">http://retrosuites.com</a>                      | Other                    | Retro Suites Website                 |

## Management

|                        |                               |
|------------------------|-------------------------------|
| <b>Ownership Type:</b> | Private (Taxable Corporation) |
|------------------------|-------------------------------|