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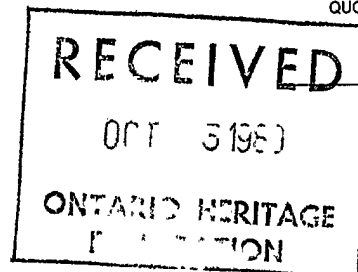
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CITY OF PETERBOROUGH
CANADA

OFFICE OF
THE CITY CLERK
QUOTE FILE NO.

September 29, 1989



The Ontario Heritage Foundation,
77 Bloor Street West,
7th Floor,
Toronto, Ontario.
M7A 2R9

Dear Sir:

Please find enclosed a certified copy of By-law Number 89-248 which amends By-law 1988-63 being a by-law to designate 332-344 Rubidge Street under the Ontario Heritage Act.

This by-law amends the "Reason for Designation" section of By-law 1988-63 and adds clarity to the reasons for designation. The amendment was prepared at the request of the owners and the local heritage committee. If you have any questions, please contact the undersigned.

Yours truly,

David W. Oakes, B.A., A.M.C.T., C.M.O.
City Clerk.

/kf

THE CORPORATION OF THE CITY OF PETERBOROUGH

BY-LAW NUMBER 89-248

BEING A BY-LAW TO AMEND BY-LAW NUMBER 1988-63 ENTITLED "A BY-LAW TO DESIGNATE CERTAIN PROPERTY PURSUANT TO THE ONTARIO HERITAGE ACT, 1974 (332-344 RUBIDGE STREET - COX TERRACE)

THE CORPORATION OF THE CITY OF PETERBOROUGH BY THE COUNCIL THEREOF HEREBY ENACTS AS FOLLOWS:

1. That the section of By-law Number 1988-63 described as the "REASON FOR DESIGNATION" be repealed and the following reasons for Designation be substituted therefore:

This terrace is seven dwelling units is oriented north and south along the east side of Rubidge Street. It comprises a large projecting two-and-a-half-storey central pavilion separated on each side by two two-storey units from projecting end pavilions of two and a half-storeys. The building is constructed of solid cream-colored brick and rests on a plinth of four brick courses and a molded capping course above a foundation of cut granite laid in broken courses. The brick is laid in stretcher bond and has been painted on the front and end facades. There is brick quoining on all corners on the front and ends and between the units on the main facade. A string course level with the sills of the second-storey windows runs across the front and around the ends of the building and is continued across the back of the two southern units. On the front this string course is hidden by the porch extending across all the front. This porch is a later addition replacing the original porches which extended only between the pavilions and presumably resembled the porches which remain on the end facades of the north and south pavilions.

All the windows on the two main floors have flat heads and plain wooded lug sills. Those on the front and end facades have plain wooden lintels. Windows on the rear facade have flat heads with radiating voussoirs. All windows are framed by molded wooded trim within the opening and contain double-hung sash. All the front doors are double-leaved, with decorated panels in the lower third and round-topped clear glass panes above within a decorated molding.

The central pavilion is three bays wide. The front door occupies the northern bay on the first floor, and the two other bays have windows containing one-over-one sash. The central bay on the second floor contains a three-sided wooden bay with segmental-topped windows containing one-over-one sash. The windows on either side have two-over-two sash. There is a deep brick frieze decorated with projecting rectangular brick panels between numerous regularly spaced decorated brackets which support a cornice with plain fascia and soffit with an inner crown molding. The brick extends several courses above the cornice to form a pedestal for the four-sided rounded or domical mansard roof, which has a prominent metal crown molding and is surmounted by a central platform with bell-cast sides which is covered with metal. A wooden balustrade above the bay-window on the second floor is continued as decoration across the front of this pedestal with wooded panels and half-balusters to resemble a balustraded parapet. In the center of the front mansard is a dormer window with a semi-circular top and projecting cornice with ears and brackets. It contains a double-hung sash with two panes in the bottom half and two round-topped panes in the top half with a small circular pane between and above them. On either side of this dormer are round dormers, also with projecting cornices and small brackets. Chimneys decorated with recessed panels rise on both sides of the pavilion roof and there are round dormers on either side of them. There is a single round-topped dormer in the rear. The roof of this pavilion is significantly higher than those of the end pavilions and the connecting units. The whole resembles the square domes characteristic of the French Second Empire Style.

On either side of the central pavilion there are two recessed two-storey units, each of three bays. On the first floor the front doors are in the bay closest to the neighboring pavilion. The other two windows on the first floor of each unit are filled with one-over-one sash. The central bay on the second floor of each unit is filled with a three-sided wooden bay containing windows with one-over-one sash. On either side are windows containing two-over-two sash. A chimney with recessed panels rises between the units of each pair. The frieze is much shallower than that of the central pavilion and is undecorated. There are numerous smaller brackets supporting a cornice with plain fascia and soffit with an inner crown molding, above which there is a low-pitched gabled roof.

The facade of the two-and-a-half storey southern pavilion contains two bays. Both project forward of the two-storey connecting units, but the more northern is only half the width of the end bay and projects only half as far. On the first floor of the front facade the front door is in the recessed northern bay, while the end bay contains a three-sided bay with a large window in the center and narrow ones on the sides. On the second floor the northern bay contains a window with one-over-one sash, while the larger end bay contains a pair of such windows under a single lintel and divided by a vertical wood panel decorated with a round attached colonnette. The frieze, brackets, and cornice resemble those of the central pavilion, and are slightly higher than those of the connecting units. The straight-sided mansard roof is not supported on a pedestal. In the wide bay there is a dormer with a round top and projecting cornice with ears supported by brackets. On the front and inner side of the narrower recessed bay there are round dormers.

On the south facade of the southern pavilion a chimney partially integrated into the wall rises somewhat forward of the centre. It is decorated with recessed panels on each storey and above the cornice. Forward of the chimney there is a window with two-over-two sash on the second floor and below it a false window. Behind the chimney on each floor there is a pair of windows with two-over-two sash separated by colonnettes as on the front. There are two round-topped dormer windows, one on either side of the chimney.

A two-and-a-half storey kitchen wing extends to the rear, recessed from the facade. There is a two-over-two window toward the rear on each floor, and a round-topped dormer. There is a door on the first floor next to the main block. A two-bay wooden porch extended the length of the wing. It is supported by square chamfered posts with moldings and sold brackets supporting the architrave. This rear wing is double and shared with the adjoining connecting unit. However, only that portion belonging to the south pavilion is two-and-a-half storeys and has a round-topped dormer window in the rear. The other part contains only two storeys and has a false mansard hiding a pitched roof. There is a central chimney on the rear wall.

The northern end pavilion is nearly a mirror image of that on the south, except that it is somewhat narrower. On its end facade, the chimney is fully integrated into the wall and is panelled only above the eaves. There are no windows on either of the first two floors forward of the chimney. There is a single round-topped dormer in the rear of the mansard roof of the main block. The kitchen wing, which it shares with the adjoining connecting unit, is only a storey-and-a-half. This wing has a mansard roof. There is a chimney in the centre of the rear wall with round-topped dormers on either side of it and on the north side of the wing. On the south side the dormer is flat-headed under a gabled pediment. (This is the only such dormer on the building, all the others being round topped, and this may indicate it is a later replacement). There is a porch like that on the south. There are windows on either side of the wing on the first floor and two doors at the rear.

A similar one-and-a-half storey kitchen wing is shared by the next connecting unit and the central pavilion, all of its dormers having round tops. The unit just south of the central pavilion has its own kitchen wing with dormers only at the sides. Each unit has at least one rear window on each of the first two floors.

By-law read a first and second time this 18th day of September, 1989.

By-law read a third time and finally passed this 18th day of September, 1989.

Debra D. Dunder
MAYOR

David W. Oakes
CLERK

CERTIFIED UNDER THE HAND OF THE _____
CLERK AND SEAL OF THE
CORPORATION OF THE CITY OF PETERBOROUGH
TO BE A TRUE COPY OF BY-LAW <u>89-248</u>
OF THE CORPORATION OF THE CITY OF PETERBOROUGH
DATED THE <u>27th</u> DAY OF <u>September</u> 19 <u>89</u>
<u><i>David W. Oakes</i></u>
CLERK OF THE CORPORATION OF THE CITY OF PETERBOROUGH