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TOWN OF



ANCASTER

300 WILSON STREET EAST, ANCASTER, ONTARIO - L9G 2B9 - TELEPHONE 648-4401

February 16, 1979.

REGISTERED MAIL

Ontario Heritage Foundation,  
6th Floor,  
77 Grenville Street,  
Toronto, Ontario.  
M7A 2R9

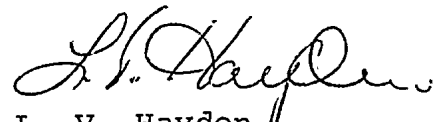
Dear Sirs:

Re: Designation of Properties -  
Ontario Heritage Act

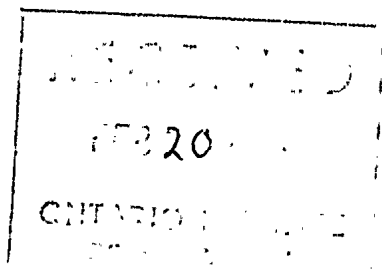
Pursuant to Section 29 of The Ontario Heritage Act,  
please find enclosed herewith, a copy of the following By-laws:

- (a) By-law 78-86 - to designate 314 Wilson Street East, Ancaster,
- (b) By-law 78-87 - to designate 398 Wilson Street East, Ancaster,
- (c) By-law 78-88 - to designate 343 Wilson Street East, Ancaster, and
- (d) By-law 79-26 - to designate 838 Mineral Springs Road, Ancaster.

Yours very truly,

  
L. V. Hayden,  
Town Clerk.

LVH/gf  
Encls.



THE CORPORATION OF THE TOWN OF ANCASTER

BY-LAW NO. 78-87

To Designate the Lands and Building Municipally known as 398 Wilson Street East, in the Town of Ancaster, as Lands and Building of Historic Value, Architectural Value and Interest

WHEREAS this Council is empowered under sub-section (6) of Section 29 of The Ontario Heritage Act to enact By-laws to designate real property, including buildings and structures thereon, as described in Schedule "A" attached hereto to be of historic or architectural value or interest, and

WHEREAS this Council has caused to be served upon the owner of the lands and premises known municipally as 398 Wilson Street East, in the Town of Ancaster, and upon the Ontario Heritage Foundation notice of intention to so designate the described property and has caused such notice of intention to be published in a newspaper having a general circulation in this Municipality once for each of three consecutive weeks, and

WHEREAS no notice of objection to the proposed designation of the described property has been served on the Clerk of this Municipality within the time prescribed by the said Statute, and

WHEREAS this Council's reasons for the proposed designation are as set forth in Schedule "B" attached hereto.

NOW, THEREFORE, THE COUNCIL OF THE CORPORATION OF THE TOWN OF ANCASTER ENACTS AS FOLLOWS:

1. In this By-law the word "property" means real property and includes all buildings and structures thereon.
2. There is hereby designated as being of historic value, architectural value and interest the property known municipally as 398 Wilson Street East, in the Town of Ancaster, and more particularly described in Schedule "A" attached hereto.
3. YATES and YATES are hereby authorized and directed to cause a copy of this By-law to be registered against the property described in Schedule "A" attached hereto in the Land Registry Office for the Registry Division of Wentworth.
4. The Clerk is hereby authorized and directed to cause a copy of this By-law to be served upon the owner of the 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 Town of Ancaster.

ENACTED AND PASSED THIS 11th DAY OF

DECEMBER

1978.

Alan Shank  
Mayor

J. B. Kepley  
Clerk

SCHEDULE "A"

Description of Lands

ALL AND SINGULAR that certain parcel or tract of land and premises, situate, lying and being in the Town of Ancaster, in the Regional Municipality of Hamilton-Wentworth (formerly in the Village of Ancaster, in the Township of Ancaster, in the County of Wentworth) in the Province of Ontario being composed of part of Lot Number Forty-five (45) in the Second Concession of the Township of Ancaster, and which parcel or tract of land may be more particularly described as follows, that is to say:

COMMENCING at a point in the eastern limit of Wilson Street distant sixty-four feet and three inches (64' 3") measured northerly thereon from the northern limit of Academy Street;

THENCE easterly in a straight line seventy feet (70') to a point distant sixty-six feet and three and one-half inches (66' 3-1/2") measured northerly parallel with the eastern limit of Wilson Street from the northern limit of Academy Street;

THENCE easterly in a straight line fifty-seven feet and six inches (57' 6") more or less to a point in a line drawn northerly from and at right angles to the northern limit of Academy Street from a point therein distant one hundred and twenty-four feet and four inches (124' 4") measured easterly thereon from the eastern limit of Wilson Street;

THENCE easterly in a straight line seventy-six feet (76') to a point, and said point being distant sixty-nine feet (69') measured northerly at right angles from the aforesaid northern limit of Academy Street;

THENCE easterly in a straight line seventy feet (70') more or less to a point in the western limit of a lane, or right-of-way, the said point being distant sixty-nine feet (69') measured northerly along the western limit of the said lane from a point in the northern limit of Academy Street, distant two hundred and seventy-one feet and six inches (271' 6") measured easterly thereon from the eastern limit of Wilson Street;

THENCE northerly along the western limit of the aforesaid lane, or right-of-way, forty-one feet and seven inches (41' 7") to a point;

THENCE westerly in a straight line two hundred and forty-three feet and three inches (243' 3") more or less to a point in the eastern face of the eastern wall of a stone building erected upon the herein described parcel of land, the said point being distant one hundred and seven

SCHEDULE "A"

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feet and ten inches (107' 10") measured northerly parallel with the eastern limit of Wilson Street from the northern limit of Academy Street;

THENCE northerly along the eastern face of the eastern wall of the said stone building two feet and six inches (2' 6") more or less to the northeastern corner thereof, the last mentioned corner being distant thirty-one feet and six and one-half inches (31' 6-1/2") measured easterly to and along the northern face of the northern wall of the aforesaid stone building from the eastern limit of Wilson Street;

THENCE westerly along the northern face of the northern wall of the aforesaid stone building, and the production of the line thereof westerly, thirty-one feet and six and one-half inches (31' 6-1/2") to a point in the eastern limit of Wilson Street;

THENCE southerly along the aforesaid eastern limit of Wilson Street forty-five feet (45') more or less to the point of commencement. Together with the right to maintain the eaves in their present position overhanging the lands adjoining the hereinbefore described parcel of land on the north to the extent of twelve inches (0' 12").

SUBJECT to the right of all other entitled thereto, to pass over, along and use as a right-of-way with or without automobiles, carriages, or other vehicles, part of Lot Number Forty-five (45), in the Second Concession of the Township of Ancaster, and being part of the hereinbefore described parcel of land, and which right-of-way may be more particularly described as follows, that is to say:

COMMENCING at the southwestern corner of the hereinbefore described parcel of land, being a point in the eastern limit of Wilson Street, distant sixty-four feet and three inches (64' 3") measured northerly thereon from the northern limit of Academy Street;

THENCE easterly in a straight line, along the southern limit of the hereinbefore described parcel of land, seventy feet (70') to a point, the said point being distant sixty-six feet and three and one-half inches (66' 3-1/2") measured northerly parallel with the eastern limit of Wilson Street, from the northern limit of Academy Street;

THENCE northerly parallel with the eastern limit of Wilson Street, twelve feet (12') to a point;

THENCE westerly parallel with the southern limit of the herein described right-of-way, seventy feet (70') to a point in the eastern

SCHEDULE "A"

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limit of Wilson Street;

THENCE southerly along the eastern limit of Wilson Street, twelve feet (12') to the point of commencement.

SCHEDULE "B"

Reasons for Designation of 398 Wilson  
Street East, in the Town of Ancaster

The Marr House/Heritage Bookstore, known municipally as 398 Wilson Street East, in the Town of Ancaster, being of historic and architectural value and interest, is a well-preserved and charming Georgian stone house dating from circa 1850 although some stylistic details suggest an earlier date. The use of stone as a construction material relates the building to several other important buildings on Wilson Street. For these reasons the building is of great importance to the Wilson Street streetscape. Without restricting the generality of the foregoing the reasons for this Council designating the described premises include the intention that the following features of the described premises should be preserved, that is,

- (a) the four facades of the building, including  
the exposed stonework construction, and
- (b) the roof and chimneys and return eaves, and
- (c) the 5-pane toplight over the front door; the  
surviving northeast ground-floor window in the  
east facade with its 12-over-12 sash should be  
preserved for reference in case the owner should  
desire to return the present 2-over-2 sashes  
to their original organization, but

this Council has no intention that any alteration, maintenance, repair, replacement or improvement of elements of the premises requires the prior written consent of this Council unless such affect the reasons for the designation of the premises as described in paragraphs (a) to (c) herein.