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**BY-LAW 92-212**

**BEING A BY-LAW OF THE CORPORATION OF THE CITY OF  
SUDBURY TO AMEND BY-LAW 88-5, "BEING A BY-LAW OF  
THE CORPORATION OF THE CITY OF SUDBURY TO DESIGNATE  
THE CHURCH OF THE EPIPHANY IN THE CITY OF SUDBURY,  
IN THE REGIONAL MUNICIPALITY OF SUDBURY AS A  
PROPERTY OF ARCHITECTURAL AND HISTORIC VALUE  
PURSUANT TO PART IV OF THE ONTARIO HERITAGE ACT,  
R.S.O. 1980, C. 227, AS AMENDED"**

WHEREAS The Incorporated Synod of the Diocese of Algoma (Diocese), the owner of the property known as the Church of the Epiphany, located at 85 Larch Street in the City of Sudbury, in the Regional Municipality of Sudbury, has made application to amend the description of the real property designated by Council under By-law 88-5 as a property of architectural and historic value, by designating the exterior facade of the church only to be of architectural or historic value or interest;

AND WHEREAS Heritage Sudbury, at its meeting held on 1991-05-22 considered the request of the Diocese and did, by Committee Resolution 91-13, recommend to the Council of The Corporation of the City of Sudbury the heritage designation be amended by designating the exterior facade of the church only subject to the Diocese entering into a Heritage Easement with the City.

AND WHEREAS the Council of The Corporation of the City of Sudbury has caused to be served upon the Diocese and The Ontario Heritage Foundation, notice of its intention to amend the designation provided for in By-law 88-5 by removing the designation from the whole of the real property and designating the exterior facade of the church only, subject to the Diocese signing a Heritage Easement agreement with the City of Sudbury.

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AND WHEREAS a notice of intention to amend the aforesaid designation has been published in a newspaper having general circulation in the municipality;

AND WHEREAS no objection to the proposed amended designation has been served upon the Clerk of the municipality;

NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE CITY OF SUDBURY HEREBY ENACTS AS FOLLOWS:

1. That Clause 1 of By-law 88-5, "Being a by-law of the Corporation of the City of Sudbury to designate the Church of the Epiphany in the City of Sudbury, in the Regional Municipality of Sudbury, as a property of architectural and historic value pursuant to Part IV of the Ontario Heritage Act, R.S.O. 1980, c. 337, as amended, be and the same is hereby repealed and the following substituted therefore:

"1. That the real property known as **The Church of the Epiphany**, located at 85 Larch Street in the City of Sudbury, in the Region of Sudbury, more particularly described as:

Part of Lots 16 and 17, Block A, Plan 3-S, dated March 29th, 1887 and registered on August 16th, 1887, more particularly described as Part 1 on Plan 53R-13901, deposited in the Land Registry Division of Sudbury.

is hereby designated as being of architectural and historic value or interest under Part IV of the Ontario Heritage Act, Chapter O-18, R.S.O. 1990, for the reasons set out in Schedule "A" to this by-law, which Schedule forms part of this by-law.

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2. That the City Solicitor is hereby authorized to cause a certified true copy of this by-law to be registered against the property described in Section 1 hereof in the proper Land Registry Office.

3. That the City Clerk is hereby authorized to cause a copy of this by-law to be served upon the owner of the aforesaid property and upon The Ontario Heritage Foundation and to cause notice of the passing of this by-law to be published in a newspaper having general circulation in the municipality.

4. That the Mayor and Clerk be and the same are hereby authorized to execute a Heritage Easement Agreement between The Incorporated Synod of the Diocese of Algoma, as "Owner" and The Corporation of the City of Sudbury, in respect of the real property known as The Church of the Epiphany, being more particularly described in Clause 1 hereof.

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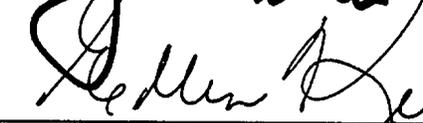
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5. That this by-law shall come into force and take effect immediately upon the final passing thereof.

READ A FIRST AND SECOND TIME IN OPEN COUNCIL THIS TENTH DAY OF NOVEMBER, 1992.

  
 \_\_\_\_\_ Mayor  
  
 \_\_\_\_\_ Clerk

READ A THIRD TIME AND FINALLY ENACTED AND PASSED IN OPEN COUNCIL THIS TWENTY-FOURTH DAY OF NOVEMBER, 1992.

  
 \_\_\_\_\_ Mayor  
  
 \_\_\_\_\_ Clerk

"CERTIFIED A TRUE COPY"  
  
 \_\_\_\_\_  
 DEPUTY CLERK

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Schedule "A"**Reasons for designating The Church of the Epiphany**

The Church of the Epiphany, located on Larch Street in the City of Sudbury, has served as a landmark for events and growth of the Anglican faith, which has played a significant role in the history of the Sudbury Community.

Over one hundred years ago, on October 7th, 1883, the first Anglican service was held in Sudbury conducted by a local pioneer of the Church, Mr. Gowan Gillmor. In August of 1886, Mr. Gillmor purchased three lots from the Canadian Pacific Railway on Larch Street as a Church site. November 9th, 1890 marked the opening of the first Church of the Epiphany on the proposed site.

After twenty years of growth in the community and congregation, it became obvious that larger facilities were required. In 1912, the wood church was demolished and the site prepared for a new brick church.

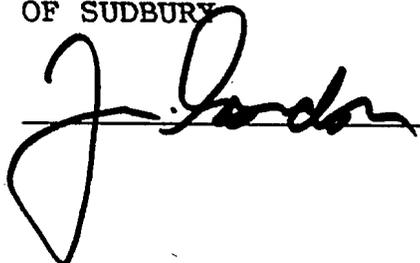
F.A. Peake, D.D., F.R. Hist.S., described the new Church as follows in The Church of the Epiphany, a Century of Anglican Witness (1982): "The design selected for the new church was a fairly conventional example of Victorian Gothic and may have been selected from one of the many books of designs which were available." The building has been described as a brick structure with local stone used as a basement foundation, with Longford stone trimming. The dimensions of the building are approximately 108 feet by 64 feet over all, including a tower rising 14 feet from the highest point of the building. The nave is approximately 64 by 40 feet with the transepts 16 by 6 feet. The ceiling height is some 50 feet from the floor. The chancel is divided from the nave by a Gothic arch rising 33 feet from the floor. The transepts are also divided by 28 foot arches.

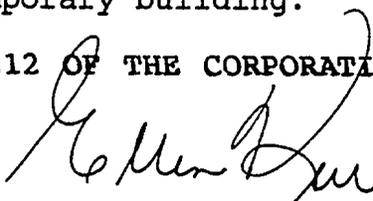
Services were held in the new Church on Palm Sunday, March 16th, 1913. However, the Church was not consecrated until January 6th, 1924 by the Reverend G. Thorneloe, Archbishop of Algoma.

In 1986, the Church was largely destroyed by fire. The congregation decided to reconstruct the Church from the original architectural design drawings of the architect, William Harland. The exterior appearance and volumes of the interior of the Church will be readily recognizable by the viewer as the original turn of the century design. These attributes are best described by the design documents prepared by William Harland.

Apart from Sainte-Anne-des-Pins de Sudbury, the Anglican congregation had been the first in the City of Sudbury to provide itself with anything more than a temporary building.

THIS IS SCHEDULE 'A' TO BY-LAW 92-212 OF THE CORPORATION OF THE CITY OF SUDBURY

 Mayor

 Clerk