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Office of the City Clerk

ONTARIO HERITAGE TRUST

FEB 21 2017

February 15, 2017

Via email to: kcharlton@bell.net

[REDACTED]
1517 Sunnyside Road
Kingston, ON K7L 4V4

Dear Ms. Charlton:

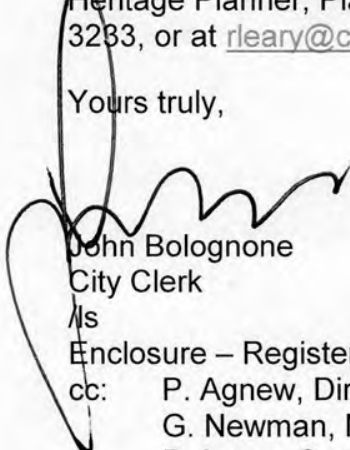
Re: Heritage Designation – The Johnson Farmhouse at 1517 Sunnyside Road

Pursuant to section 29 of the *Ontario Heritage Act*, attached please find the following:

1. By-law 2017-10 entitled "A By-Law to Designate The Johnson Farmhouse at 1517 Sunnyside Road to be of Cultural Heritage Value and Interest pursuant to the provisions of the Ontario Heritage Act (R.S.O. 1990, 0.18)", which was registered on title February 14, 2017, as Instrument FC235407.

If you have any questions please do not hesitate to contact Ryan Leary, Senior Heritage Planner, Planning, Building & Licensing Services at 613 546 4291, extension 3293, or at rleary@cityofkingston.ca during regular business hours.

Yours truly,


John Bolognone
City Clerk

/s/

Enclosure – Registered By-Law

cc: P. Agnew, Director, Planning, Building & Licensing Services
G. Newman, Manager, Policy Planning
R. Leary, Senior Heritage Planner
M. Kimm, Planner
Ontario Heritage Trust

The Corporation of the City of Kingston

216 Ontario Street, Kingston, ON K7L 2Z3

Phone: (613) 546-4291 ext. 1247

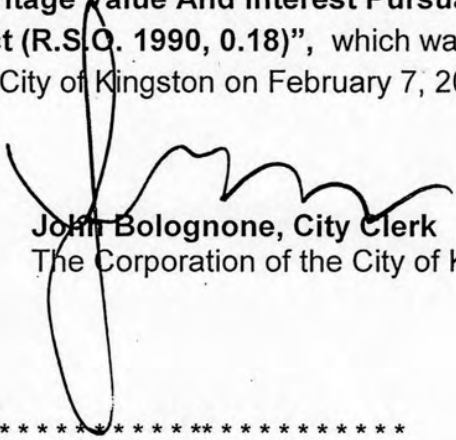
Fax: (613) 546-5232

jbolognone@cityofkingston.ca



I, **John Bolognone** , hereby certify this to be a true and correct copy of **By-Law Number 2017-10 "A By-Law To Designate The Johnson Farmhouse At 1517 Sunnyside Road To Be Of Cultural Heritage Value And Interest Pursuant To The Provisions Of The Ontario Heritage Act (R.S.O. 1990, 0.18)"**, which was passed by the Council of The Corporation of the City of Kingston on February 7, 2017..

DATED at Kingston, Ontario
this 8th day of February, 2017


John Bolognone, City Clerk
The Corporation of the City of Kingston

By-Law Number 2017-10

A By-Law To Designate The Johnson Farmhouse At 1517 Sunnyside Road To Be Of Cultural Heritage Value And Interest Pursuant To The Provisions Of The *Ontario Heritage Act* (R.S.O. 1990, 0.18)

Passed: February 7, 2017

Whereas Section 29 of the *Ontario Heritage Act*, R.S.O. 1990, Chapter 0.18 authorizes the Council of a Municipality to enact by-laws to designate real property, including all buildings and structures thereon, to be of cultural heritage value or interest; and

Whereas Council has consulted with its Heritage Kingston Committee and has approved the designation of the property located at 1517 Sunnyside Road, also known as the Johnson Farmhouse (Part of Lots 20-21, Concession 4, Being Parts 1 & 7 on Reference Plan 13R-16178, City of Kingston, County of Frontenac) on December 7, 2016; and

Whereas a notice of intention to designate the property was published in The Kingston Whig-Standard, which is a newspaper having general circulation in the Municipality, on December 27, 2016; and

Whereas no notice of objection to the proposed designation was served to the Clerk of The Corporation of the City of Kingston.

Therefore Be It Resolved That the Council of The Corporation of the City of Kingston hereby enacts as follows:

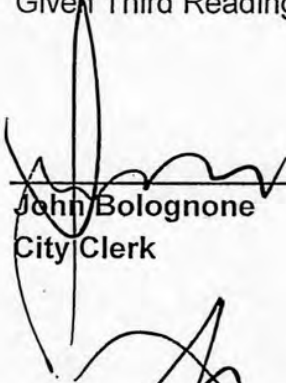
1. To designate as being of cultural heritage value and interest the following property in the City of Kingston: 1517 Sunnyside Road, also known as the Johnson Farmhouse, more particularly described in Schedule "A" attached hereto and forming part of this By-law;
2. A copy of the designating by-law shall be registered against the property affected in the proper land registry office. The City Clerk is hereby authorized to cause a copy of this by-law to be served on the owner of the land described in Schedule "A" hereto and on The Ontario Heritage Trust and to cause notice of the passing of this by-law to be published in The Kingston Whig-Standard;
3. For the purpose of interpretation, the term 'Maintenance' will include the following definition (or as otherwise defined in the City's Procedural By-law for Heritage):
"Maintenance means routine, cyclical, non-destructive actions, necessary to slow

the deterioration of a Protected Heritage Properties, including the following: periodical inspection; property cleanup; gardening and repair of landscape features; replacement of glass in broken windows; minor exterior repairs, including replacement of individual asphalt shingles where there is little or no change in colour or design; repainting where there is little or no change in colour; re-pointing areas of wall space under 1.5 square metres; caulking and weatherproofing."


4. The City reserves the right to install a designated property plaque or interpretive panel; and
5. This By-Law shall come into force and take effect on the date of its passing.

Given First and Second Readings: December 20, 2016

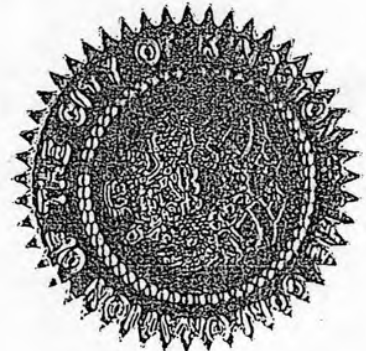
Given Third Reading and Passed: February 7, 2017



John Bolognone
City Clerk



Bryan Paterson
Mayor



Schedule "A"

Description and Reasons for Designation

Johnson Farmhouse

Civic Address: 1517 Sunnyside Road
Legal Description: Part of Lots 20-21, Concession 4, Being Parts 1 & 7 on Reference Plan 13R-16178, City of Kingston, County of Frontenac
Property Roll Number: 1011080250052000000

Introduction and Description of Property

The Johnson Farmhouse, located at 1517 Sunnyside Road, is situated on the northwest side of the road, in the former Township of Kingston, now part of the City of Kingston. The property contains a one-and-a-half storey Ontario vernacular brick farmhouse constructed between 1860 and 1878.

Statement of Cultural Heritage Value/Statement of Significance

Physical/Design Value

The Johnson Farmhouse is an excellent example of mid-19th century one-and-a-half-storey Ontario vernacular red brick farmhouse. The front façade is symmetrical, featuring a central entranceway flanked by windows. The entrance door has a transom window and is flanked by window openings with two-over-two sash windows. The low-pitch gable roof has a central steep-pitch gable occupied by a triangular headed window, a stone sill and red brick voussoirs. The east elevation is symmetrical, with a central red brick chimney flanked by segmentally arched window openings with two-over-two sash windows, red brick voussoirs and stone sills. A verandah runs the length of the front façade and the east elevation. It features a low-pitched hip roof, decorative balustrade, spindles, square columns and gingerbread.

Contextual Value

The Johnson Farmhouse contributes to the rural and scenic character of Sunnyside Road. Its striking architecture makes it a landmark along the streetscape.

Cultural Heritage Attributes

- One-and-a-half story Ontario vernacular red brick farmhouse;
- Symmetrical front façade with a central entranceway flanked by windows;
- Two-over-two sash windows;

- Central steep-pitch gable over a window with a triangular transom, a stone sill and red brick voussoirs;
- Symmetrical east elevation with central red brick chimney flanked by a segmentally arched window openings with two-over-two sash windows, red brick voussoirs and stone sill;
- Verandah runs the length of the east and south elevations;
- Verandah features a low-pitched hip roof, decorative balustrade, spindles, square columns and gingerbread; and
- Low-pitch gable roof.