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THE CORPORATION OF THE CITY OF LONDON



DEPARTMENT OF THE CITY CLERK
K.W. SADLER, CITY CLERK

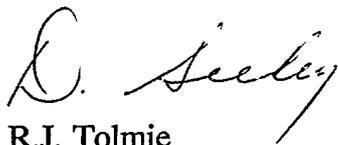
REGISTERED

September 6, 1991

Ontario Heritage Foundation
2nd Floor, 77 Bloor St. W.
Toronto, Ontario
M7A 2R9

Re: Designation of 338 St. James Street
The Ontario Heritage Act, R.S.O. 1980, c. 337

Please find enclosed, a certified copy of By-law No. L.S.P.-3124-275, entitled "A by-law to designate 338 St. James Street to be of architectural value", passed by the Municipal Council of The Corporation of the City of London on September 3, 1991 and registered as Instrument No. 895952 on September 6, 1991.

for 
R.J. Tolmie
Assistant City Clerk

/ds

Enc.



By-law No. L.S.P.-3124-275

A by-law to designate 338 St. James Street to be of architectural value.

WHEREAS pursuant to The Ontario Heritage Act, R.S.O. 1980, c. 337, the Council of a municipality may by by-law designate a property including buildings and structures thereon to be of historic or architectural value or interest;

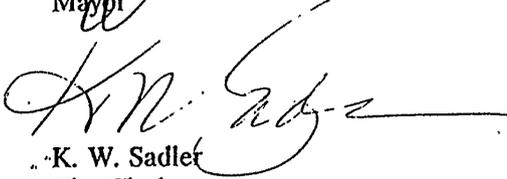
AND WHEREAS notice of intention to so designate the property known as 338 St. James Street has been duly published and served and no notice of objection to such designation has been received;

The Municipal Council of The Corporation of the City of London enacts as follows:

1. There is designated as being of architectural value or interest, the real property at 338 St. James Street, more particularly described in Schedule "A" hereto, for the reasons set out in Schedule "B" hereto.
2. The City Clerk is authorized to cause a copy of this by-law to be registered upon the title to the property described in Schedule "A" hereto in the proper Land Registry Office.
3. The City Clerk is 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 this by-law to be published in the London Free Press, and to enter the description of the aforesaid property, the name and address of its registered owner, and short reasons for its designation in the Register of all properties designated under The Ontario Heritage Act, R.S.O. 1980.
4. This by-law comes into force on the day it is passed.

PASSED in Open Council on September 3, 1991.


T. C. Gosnell
Mayor


K. W. Sadler
City Clerk

First reading - September 3, 1991
Second reading - September 3, 1991
Third reading - September 3, 1991

SCHEDULE "A"

To By-law No. L.S.P.-3124-275

All and singular that certain parcel or tract of land and premises situate, lying and being in the City of London, in the County of Middlesex and being composed of Lot Number Fifty-three on the north side of St. James Street in the said City of London, which plan is registered in the Registry Office for the City of London as Plan Number 242.

SCHEDULE "B"

To By-law No. L.S.P.-3124-275

Architectural Reasons

The two and a half storey Queen Anne house at 338 St. James Street was built in 1910. The house exhibits a variety of architectural treatments which contribute to its complexity and massing. These include a projecting front bay, triple romanesque windows with stained glass transoms and alternating cement and brick voussoirs, and a rounded southeast corner. Several masonry techniques are used including herringbone panels, voussoirs, and chiselled cement courses, as well as labels around some windows. The front entrance is defined by several elements including a pediment supported by columns and pilasters, and the original front door with a transom with painted house numbers. Brackets are underneath the front and side gables. The two prominent, decorated chimneys are also noteworthy. The original slate roof, though still discernable on smaller dormers, is now in asphalt shingle.

The oversized verandah on the east side of the house, supported by 10 Doric columns, has a field stone foundation and is probably a later addition. The attractive foundation plantings and verandah visually give the house a greater visual prominence, capitalizing on its corner lot location.

Contextual Reasons

338 St. James is effectively balanced by 326 St. James on the opposite end of the block. This stretch of St. James forms a significant streetscape.

338 St. James also relates well to 807 and 806-808 Waterloo, two important buildings at the corner of St. James and Waterloo Streets. Together the three buildings are similar in size and complexity and create a satisfying composition.