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THE CORPORATION OF THE CITY OF WINDSOR

MBA/12725

IN THE MATTER OF *THE ONTARIO HERITAGE ACT*
AND IN THE MATTER OF THE LANDS AND PREMISES KNOWN AS
942 VICTORIA AVENUE IN THE CITY OF WINDSOR
IN THE PROVINCE OF ONTARIO

NOTICE OF INTENTION TO DESIGNATE

REGISTERED MAIL

ONTARIO HERITAGE TRUST
10 ADELAIDE STREET EAST
TORONTO, ON M5C 1J3

TAKE NOTICE THAT the Council of the Corporation of the City of Windsor intends to designate the property, including lands and buildings known as 942 Victoria Avenue as a property of architectural and/or historical value or interest under Part IV of *The Ontario Heritage Act*:

Reasons for Designation / Statement of Significance
Rigg-Shanfield House
942 Victoria Avenue Plan 581 Lot 207 & N 5 ft of Lot 206

Description of Historic Place

The Rigg-Shanfield House located at 942 Victoria Avenue is designed in the Italian Renaissance architectural style with a symmetrical red brick facade, arched openings with balustrades, classical porch entrance and large eave overhang decorative brackets. It was the residence of local businessman Sidney E. Rigg, whose family business specialized in the monument and granite industry. Jack Shanfield and his family was another long time owner of the property, who owned and operated a locally recognized china and jewellery shop downtown for over 60 years. Jack was also an active member in the community as he advocated for the revitalization of Windsor's downtown core during the later parts of his life. The subject property supports the upscale and diverse styles of fine houses constructed on Victoria Avenue.

Cultural Heritage Value or Interest

Design or Physical Value:

The Rigg-Shanfield House is designed in the Italian Renaissance style. The two and half storey house features a symmetrical facade with hipped roof flared at the base, arched windows, eave brackets, eyebrow dormer, and side chimneys. The entry has an elliptical pediment, classical columns and a multi-paned door with a transom.

Historical or Associative Value:

The subject property lands was part of the subdivision that came from the François Baby estate to James Dougall, then developed by the Windsor Building and Land Company through James's son Duncan Dougall. The first owner of the house was Sidney E. Rigg, a businessman who ran the family owned and operated monument and granite business. The Shanfield family owned the subject property since the early 1950s. Jack Shanfield was owner of a jewellery and china store in downtown Windsor and was known as one of the strong advocates for downtown revitalization.

Contextual Value:

The residential development of Victoria Avenue south of Wyandotte Street was developed as an upscale residential neighbourhood under the covenants of the Windsor Building and Land Company to be of high construction value with no nuisances to its residential living. The subject property maintains and supports the continual cohesive residential neighbourhood with its mature tree-lined streets and elegant properties constructed in varieties of architectural styles.

Character Defining Elements:

Exterior features that contribute to the design or physical value of the Rigg-Shanfield House:

- Built 1916
- Two and half storey house
- Designed in Italian Renaissance style, including:
 - Symmetrical Facade
 - Eyebrow dormer with vertical muntins
 - Rectangular brick chimney with stone inserts
 - Wide overhanging boxed eaves
 - Decorative brackets
 - Pairs of double-hung six over one windows on front upper floors
 - Centred window box with segmental transom and vertical muntins, and curved balcony on second floor
 - French doors with Juliet balcony, arched transom and vertical muntins on first floor
 - Metal balustrades on balcony
 - Elliptical pediment porch supported by pair of Doric columns
- Other Exterior Features
 - Steeply pitched hipped roof with flared base
 - Rectangular brick chimney ends with stone details
 - Eyebrow dormer (front) and shed dormer (back)
 - Stretcher running bond pattern with rowlock banding
 - Front door with vertical glass panels and transom set in small alcove
 - Full brick arch with brick voussoirs above first floor French doors
 - Windows with wood trim and concrete sill

- Stone quoins and inserts beside window and chimney wall
- Foundation with stretcher vertical then row of concrete
- Projecting setbacks and porch extensions on the rear east elevation
- Varied sized double hung windows
- Leaded glass windows on the east and north elevations
- One storey accessory building
 - Hipped roof with recessed stucco walls supported by squared brick pillars
 - Two paired sets of double wooden carriage doors with multi-pane glass on top half

Features that contribute to the historical or associative value of the Rigg-Shanfield House:

- Subject lands were part of the subdivision derived from the François Baby Estate to James Dougall, then developed by the Windsor Building and Land Company through James's son Duncan Dougall.
- Owned by Sidney E. Rigg, a businessman who ran a family owned and operated monument and granite business.
- Long-time residence of Jack Shanfield, who owned a jewellery and china store in downtown Windsor and was known as a strong advocate for downtown revitalization.

Features that contribute to the contextual value of the Rigg-Shanfield House:

- Maintains the character of the neighbourhood with the variety of architectural styles, high quality, and well-designed residences which reflects the highly-valued upscale residential neighbourhood developed by the Windsor Building and Land Company.

Any person may, within thirty days of the publication of this notice, send by registered mail or deliver to the Clerk of the City of Windsor notice of his or her objection to the proposed designation together with a statement of the reasons for the objection and all relevant facts. If such a Notice of Objection is received, the Council of the Corporation of the City of Windsor shall refer the matter to the Conservation Review Board for a hearing.

DATED at Windsor, Ontario this 20th day of March, 2017
Steve Vlachodimos, Deputy City Clerk & Senior Manager of Council Services



Steve Vlachodimos
Deputy City Clerk & Senior Manager of Council Services

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