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*United County  
of Stormont,  
Dundas and Clergy*

*Nancy Smith*

THE CORPORATION OF THE TOWNSHIP OF CHARLOTTENBURGH  
P.O. Box 40, Williamstown, Ontario K0C 2J0  
613-347-2444 • Fax. 613-347-3411

June 30, 1993

DIRECTOR'S OFFICE

JUL 07 1993

HERITAGE POLICY BRANCH

ONTARIO HERITAGE FOUNDATION  
77 Bloor Street West  
Toronto, Ontario  
M7A 2R9

Dear Sir:

At a meeting held June 28, 1993 the Council of the Corporation of the Township of Charlottenburgh passed By-law 12-93. This by-law designated the house located on the property on Concession 1, NRR, N/E Part Lot 38, south side County Road 18, in the Township of Charlottenburgh as being of Architectural value.

The Ontario Heritage Act requires that notification of the passage of this by-law be served on the owner and the Ontario Heritage Foundation. I am enclosing a copy of the by-law together with the reasons for designation for this purpose.

Yours truly

THE CORPORATION OF THE  
TOWNSHIP OF CHARLOTTENBURGH

*Vanessa Bennett*

Vanessa Bennett  
Treasurer/Deputy-Clerk

VB/pnd  
Enc.

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THE CORPORATION OF THE  
TOWNSHIP OF CHARLOTTENBURGH  
BY-LAW 12-93  
FOR THE YEAR 1993

BEING A BY-LAW TO DESIGNATE THE PROPERTY KNOWN MUNICIPALLY AS McCUAIG'S CORNERS, S.W. CORNER OF KING'S AND SUMMERSTOWN ROADS AS BEING OF ARCHITECTURAL VALUE.

WHEREAS Section 29 the Ontario Heritage Act, 1980 authorizes the Council of a Municipality to enact by-laws to designate real property, including all buildings and structures thereon, to be of architectural or historic value or interest.

AND WHEREAS the Council of the Corporation of the Township of Charlottenburgh has caused to be served on the owners of the lands and premises on Concession 1, NRR, N/E Part Lot 38, south side of County Road 18 and upon the Ontario Heritage Foundation, notice of intention to so designate the aforesaid real property and has caused such notice of intention to be published in the same newspaper having general circulation in the Municipality once for each of three consecutive weeks.

AND WHEREAS no notice of objection to the proposed designation has been served on the Clerk of the Municipality.

THEREFORE THE COUNCIL OF THE CORPORATION OF THE TOWNSHIP OF CHARLOTTENBURGH ENACTS AS FOLLOWS:

1. There is designated as being of architectural value the farm house located on the real property known as McCuaig's Corners, S.W. corner of King's and Summerstown Roads.
2. The Municipal Clerk is hereby authorized to cause a copy of this by-law to be registered against the property in the proper Land Registry Office.
3. The Municipal Clerk is hereby authorized to cause a copy of this by-law to be served on the owner of the aforesaid property and on the Ontario Heritage Foundation and to cause notice of the passing of this by-law to be published in the same newspaper having general circulation in the Municipality once for each of three consecutive weeks.

READ A FIRST AND SECOND TIME IN OPEN COUNCIL THIS 13TH DAY OF APRIL 1993.

REEVE: David MacLeod CLERK: John H. Hume

READ A THIRD AND FINAL TIME, PASSED, SIGNED AND SEALED IN OPEN COUNCIL THIS 28TH DAY OF JUNE 1993.

REEVE: David MacLeod CLERK: John H. Hume

CERTIFIED A TRUE COPY

Theresa Lennett

## REASONS FOR DESIGNATION

IN THE MATTER OF THE ONTARIO HERITAGE ACT, RSO, 1980, CHAPTER 337 AS AMENDED.

AND IN THE MATTER OF THE PREMISES ON CONCESSION 1, NRR, N/E PART LOT 38, SOUTH SIDE COUNTY ROAD 18, IN THE TOWNSHIP OF CHARLOTTENBURGH IN THE PROVINCE OF ONTARIO.

The stone farm house on the S.W. corner of the King's and Summerstown Roads (McCuaig's Corners) the property of [REDACTED] dates from 1825. Plain and rectangular in form, it is an excellent example of early 19th century rural vernacular domestic architecture in Eastern Ontario.

The symmetrical, 1 1/2 storey, five bay facade home, constructed of random coursed, roughly squared and split fieldstone is typical of the Regency period. The low, cottage-roof includes a large flush-to-the-wall dormer over the entrance door. There are two upper windows in either end gable, as well as internal chimneys at each end of the house. The house includes 3 fireplaces, one which is in the basement. The construction of the basement is unique in that it is paved with natural stone and was plastered. Apart from the fireplace, there is an oven in the basement.

At one period the house had a "log tail" attached to the east elevation. This has been removed.

Only two of the original "12 over 12" multi-pane, sashed windows survive. Of particular interest is the arched stonework of the stone lintels above windows and transom. This aesthetic feature is proof of the stone masonry skills of the period and of concerns that were not limited to function.

Possible desired improvements would include the roofs, windows, doors, walls, chimneys, etc.

The original roof of the stone building appears to be cedar shingles which have been covered by a modern metal sheet roof. The roof of the addition is covered with period metal shingles of which a few are missing. The windows and doors should be replaced with energy efficient period replicas. Repointing of the rubble walls and replica replacement of clapboard on the addition is required. The CIHB survey suggests that the chimneys at the time of the survey were not the same as the present chimneys on the stone building which were rebuilt.

An acceptable modern alteration ~~is~~<sup>s</sup> the addition of a deck in the southwest inset of the buildings where a back porch previously existed.

The stone house was built by the farmer Alexander Ross and remained in the Ross family until 1902 when it was sold to Peter McCuaig. The frame addition and wood shed were built at that time. The property passed into the [REDACTED] family in 1979.

As a fine example of the early stone rural architecture of Charlottenburgh Township this farm house should be designated and conserved.

CERTIFIED A TRUE COPY

*Vanessa Bennett*