

The Corporation of the City of Kawartha Lakes

By-Law 2018-____

A By-Law to Repeal and Replace By-Law 1994-017, Being a By-Law to designate 51 Cambridge Street North, Lindsay, in the City of Kawartha Lakes as being of Cultural Heritage Value and Interest

Recitals

1. Section 29 of the Ontario Heritage Act, R.S.O. 1990, provides that the Council of a municipality may pass a by-law designating a property within the boundaries of the municipality to be of cultural heritage value or interest.
2. Notice of Intention to Designate 51 Cambridge Street North, Lindsay, City of Kawartha Lakes, described further in Schedule "A", has been given in accordance with Section 29 of the Ontario Heritage Act.
3. No objection to the proposed designation has been served on the Clerk of the City.
4. Reasons for Designation are set forth in Schedule "A".

Accordingly, the Council of The Corporation of the City of Kawartha Lakes enacts this By-law 2018-____.

Section 1.00: Definitions and Interpretation

1.01 Definitions: In this by-law,

"City", "City of Kawartha Lakes" or "Kawartha Lakes" means The Corporation of the City of Kawartha Lakes and includes its entire geographic area;

"City Clerk" means the person appointed by Council to carry out the duties of the clerk described in section 228 of the Municipal Act, 2001;

"Council" or "City Council" means the municipal council for the City;

"Director of Development Services" means the person who holds that position and his or her delegate(s) or, in the event of organizational changes, another person designated by Council.

"Property" means property as set out in Section 2.01.

1.02 Interpretation Rules:

- (a) The Schedules attached to this by-law form part of the by-law, and are enforceable as such.
 - (b) The words “include” and “including” are not to be read as limiting the meaning of a word or term to the phrases or descriptions that follow.
- 1.03 **Statutes:** References to laws in this by-law are meant to refer to the statutes, as amended from time to time, that are applicable within the Province of Ontario.
- 1.04 **Severability:** If a court or tribunal of competent jurisdiction declares any portion of this by-law to be illegal or unenforceable, that portion of this by-law shall be considered to be severed from the balance of the by-law, which shall continue to operate in full force and effect.

Section 2.00: Designation

- 2.01 51 Cambridge Street North, Lindsay, City of Kawartha Lakes, is designated as being of historic interest and value, described further in Schedule “A”. This designation shall not preclude any changes that may be deemed necessary for the efficient use of the building but that any and all such changes shall be in keeping with the original and present character of the building and in consultation with the municipal heritage committee.
- 2.02 The City is hereby authorized to cause a copy of this by-law to be registered against the property described above in the proper Land Registry Office.
- 2.03 The 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 Trust, and to cause notice of the passing of this by-law to be published in the newspaper.

Section 3.00: Enforcement, Offence and Penalties

- 3.01 **Enforcement:** This by-law may be enforced by every municipal law enforcement officer and police officer.
- 3.02 **Offence and Penalty:** It is an offence for a person to contravene any provision of this by-law, and every person who contravenes this by-law is guilty of an offence and, on conviction, is liable to a fine in accordance with the provisions of the *Provincial Offences Act* and to any other applicable penalty.

Section 4.00: Administration and Effective Date

- 4.01 **Administration of the By-law:** The Director of Economic Development is responsible for the administration of this by-law.
- 4.02 **Effective Date:** This By-law shall come into force on the date it is finally passed

Section 5.00 Repeals

5.01 Repeal: By-law 1994-017 is repealed.

By-law read a first, second and third time, and finally passed, this 25 day of September, 2018.

Andy Letham, Mayor

Cathie Ritchie, City Clerk

Schedule 'A' to By-law 2018 –

Being a By-law to designate 51 Cambridge Street North, Lindsay, City of Kawartha Lakes, as being of cultural heritage value and interest.

Description of Property

This distinctive red brick home is located on the west side of Cambridge Street just south of Bond Street and north of Wellington Street.

Legal Description:

TOWN PLAN PT LOT 11 PT LOT;12 N WELLINGTON

PIN: 63223-0100

REASON FOR DESIGNATION

Architectural Design or Physical Value:

Constructed in 1888, the two-and-a-half story home is of architectural significance. The building's architecture incorporates Gothic Revival features with Arts and Craft influence. Front and side gables are steeply pitched and heavily decorated with bargeboard. A multistorey bay frontispiece and Baronial style tower adds depth to the front façade of the home. Extreme craftsmanship is evident in the lintels which decorate the windows. Many features of the home make it exemplary and warrant its preservation for future generations.

Historical Significance:

The most historically significant owner of the home was Mr. George Wilson, the publisher of the Lindsay Daily Post. He owned the home from 1898 till 1954. Given the importance of the newspaper to the community, as publisher Mr. Wilson had an integral role in keeping the citizens of Lindsay connected with the aspects of their day-to-day living.

ATTRIBUTES TO BE CONSERVED:

- Foundation structured of broken cut stone
- First and second storey double-hung windows with carved limestone lintels complimented by inlaid terra cotta moulding between upper and lower storey windows
- Multi-storey bay frontispiece
- Gracious limestone and brick staircase leading to front door
- Tall, two paned windows with decorative masonry lintels and side labels

- Main front entrance doors with two panel wooden door with amber glass and stained glass window in the transom over the front doors
- Third storey and tower featuring narrow stained glass, rectangular windows
- Bracketed down finial and bargeboard fascia along rooflines and gables
- Three chimneys with triple flues and decorative brickwork
- Recessed brick framing around the door