



An agency of the Government of Ontario



Un organisme du gouvernement de l'Ontario

This document was retrieved from the Ontario Heritage Act Register, which is accessible through the website of the Ontario Heritage Trust at **www.heritagetrust.on.ca**.

Ce document est tiré du registre aux fins de la *Loi sur le patrimoine de l'Ontario*, accessible à partir du site Web de la Fiducie du patrimoine ontarien sur **www.heritagetrust.on.ca**.



February 3, 2023

Via Registered Mail and Email

Ms. Erin Semande
Ontario Heritage Trust
Heritage Programs and Operation
10 Adelaide Street East
Toronto, Ontario M5C 1J3

Dear Ms. Semande,

RE: Notice of Intention to Designate 30 Properties to be of Cultural Heritage Value or Interest in the Town of Aurora

Please find attached the Notices of Intention to Designate for each of the 30 properties that were resolved by the Council of the Town of Aurora on June 21, 2022, to become designated. These Notices include a statement explaining the Cultural Heritage Value or Interest and a description of the heritage attributes for each property.

The 30 properties are as follows with each Notice of Intention to Designate attached:

16 Reuben Street	16-18 Mosley Street	17 Wellington Street East
19 Mosley Street	21 Machell Avenue	21 Victoria Street
31 Tyler Street	33 Mosley Street	35 Metcalfe Street
36 Wells Street	41 Wellington Street East	42 Wellington Street East
50 Mill Street	50 Tyler Street	50 Wellington Street East
53 Mosley Street	53 Wellington Street East	55 Metcalfe Street
56-58 Mosley Street	57 Mosley Street	68 Mosley Street
71 Tyler Street	73 Kennedy Street West	73 Wellington Street East
77 Wellington Street East	79 Victoria Street	81 Tyler Street
1978 Vandorf Sideroad	14314-14378 Yonge Street	15800 Yonge Street

The Town's Heritage Advisory Committee was also consulted, including through the meeting held on Monday, May 2, 2022. The Notices also outline the objection process, and pursuant to Section 29(3) of the *Ontario Heritage Act*, they will be published in a newspaper having general circulation in the municipality (The Auroran) and will also be served to each property owner.

Yours sincerely,

Michael de Rond
Town Clerk

Attach.

- c. Marco Ramunno, Director, Planning and Development Services
- c. Adam Robb, Senior Planner, Planning and Development Services

Corporate Services
Michael de Rond
Town Clerk

905-726-4771
mderond@aurora.ca

Town of Aurora
100 John West Way,
Box 1000, Aurora, ON L4G 6J1



**NOTICE OF INTENTION
TO DESIGNATE 77 WELLINGTON STREET EAST**

TAKE NOTICE THAT the Council of The Corporation of the Town of Aurora intends to designate the following property as a property of Cultural Heritage Value or Interest pursuant to the provisions of Section 29 of the *Ontario Heritage Act*, R.S.O. 1990, c. O.18, as amended. A statement of reasons is included.

77 Wellington Street East
The James Todd House
Lt 9, S/S Wellington St, PI 68, Town of Aurora
PIN: 036500008

Description of Property

The property known municipally as 77 Wellington Street East is located on the south side of Wellington Street East, between Wells Street and Larmont Street. The property features a building constructed circa 1877 in the Gothic Revival architectural style.

Statement of Cultural Heritage Value or Interest

77 Wellington Street East is of Cultural Heritage Value or Interest based on its design and physical value, historical and associative value, and contextual value.

Design and Physical Value:

The property is a representative example of a 1.5 storey Gothic Revival architectural house constructed circa 1877. The dwelling itself includes features indicative of its period of construction and high craftsmanship and detail, including the high pitched centre gable, the lancet shaped window/door opening within the centre gable, the front porch with wood support columns and decorative trim, and the large parlour style window at the front elevation complete with trim and shutters. The building is a rare and well-preserved example of a late Victorian style dwelling with exceptional design detail and character.

Historical and Associative Value:

The building was constructed circa 1877 by James Todd Sr. James Todd Sr. was born in Ireland in 1806 and immigrated to Canada and worked as a blacksmith in Aurora. The property was first part of the original historic development of the 1854 plan of subdivision by John Mosely which was instrumental in the growth and development of the Aurora core. The subject property has strong association with the original development of the Town and evolution from agricultural area to a growing village. The property helps contribute to our understanding of the development of the Town post Confederation, over approximately 145 years ago.

Contextual Value:

The property defines, maintains and supports the historic character of the Aurora core and Wellington Street East. The building provides a significant link to the early growth and development of the village area and its early history, specifically in relation to growth that occurred in and around the early Yonge and Wellington Street intersection (Machell's Corners; original name for Aurora). The building and its Gothic Revival style and detailed craftsmanship alongside its proximity to other designated and listed heritage resources is important in supporting the streetscape and linking the unique character of the area.

Description of Heritage Attributes

The following provides a description of heritage attributes for the property which contribute to the reasons for which the property is of Cultural Heritage Value or Interest. Important to the preservation of the property are the original key attributes of the building that express its value, which include:

Exterior Elements

- Overall 1.5 storey massing composed of wood frame
- High pitched centre gable
- Lancet opening window/door on second storey
- Front porch with support columns and trim
- Front door with sidelight
- All original window openings including trim and shutters

Notice of objection to this notice of intention to designate the property may be served on the Clerk of the Town of Aurora within 30 days after the date of publication of the notice of intention to designate in the local newspaper. This notice of objection must set out the reason for the objection and all relevant facts. If a notice of objection is received, the Council of the Town of Aurora shall consider the objection and make a decision whether to withdraw the notice of intention to designate the property or not.

Michael De Rond
Town Clerk
Town of Aurora, 100 John West Way, Box 1000, Aurora, ON, L4G 6J1
mderond@aurora.ca

For any other inquiries, please contact:

Adam Robb, MPL, MCIP, RPP, CAHP
Senior Planner, Development/Heritage
Planning and Development Services
arobb@aurora.ca
365-500-3104