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London
CANADA

RECEIVED
2024/04/10
(YYYY/MM/DD)
Ontario Heritage Trust

April 10, 2023



Ontario Heritage Trust
Via e-mail

Re: Notice of Intention to Designate Property at 244 Base Line Road E
The Ontario Heritage Act, R.S.O. 1990, c. O.18

Enclosed for your information is notice of the Council of The Corporation of the City of London's intention to designate the property identified above pursuant to Section 29 of the *Ontario Heritage Act*, R.S.O. 1990, c. O.18 and the reasons for designation. Any person who objects to any intended designation must, **within thirty days** after the date of first publication, serve on the City Clerk a notice of objection in writing, setting out the reason for the objection and all relevant facts. The *Ontario Heritage Act* provides that where a notice of objection has been served, the Council shall consider the objection and decide whether to proceed with designation.


Michael Schulthess
City Clerk
/kg

encl.

cc: Heritage Planners, City of London, heritage@london.ca



NOTICE OF INTENTION TO DESIGNATE PROPERTY OF CULTURAL HERITAGE VALUE OR INTEREST

NOTICE IS HEREBY GIVEN that the Council of The Corporation of the City of London intends to designate the following property as a property of cultural heritage value or interest in accordance with the *Ontario Heritage Act, R.S.O. 1990*:

Property Description

244 Base Line Road East

Publication Date

April 11, 2024

Last Date for Objection

May 11, 2024

Description of Property

The property at 244 Base Line Road East is located at the northwest corner of Base Line Road East and Wortley Road in London's Old South neighbourhood.

Statement of Cultural Heritage Value or Interest

The property at 244 Base Line Road East is of significant cultural heritage value or interest because of its physical or design values, and its contextual values.

Criteria 1: the house on the property at 244 Base Line Road East has design value or physical value because it is a representative example of a Tudor Revival house.

Criteria 7: the property at 244 Base Line Road East has contextual value because it is important in defining the character of the Old South neighbourhood of London.

Heritage Attributes

Heritage attributes which support and contribute to the physical or design value of the property as a representative example of a Tudor Revival house:

- Asymmetrical massing, with frontispiece gable
- Complex roof shape, including steeply pitched gables
- Use of reddish brown and brown rug brick exterior cladding, including masonry detailing
- Secondary use parging or stuccoed finish, including half-timbering, exterior cladding
- Large, tapered fieldstone chimney as a dominant feature of the south elevation
- Diamond or quarry-leaded casement windows
- Three-lite windows in the east gable, south gable, and adjacent to the front doorway
- Oriel projection on the east façade with windows, supported by brackets and clad in parging or stucco half-timbering
- Recessed front doorway on the south elevation
- Painted wood front door with exposed, oversized hinge hardware, six-lite window, knocker, mail slot, and hardware

The double-wide metal overhead garage door is not considered to be a heritage attribute. The parged concrete stoop is not considered to be a heritage attribute.

Heritage attributes which support and contribute to the contextual value of the property in defining the character of Old South:

- Location on the northwest corner of Base Line Road East and Wortley Road
- Unobstructed views to the south elevation and east elevation of the house from Base Line Road East and Wortley Road