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Planning and Development Services

July 25, 2024

Sent Via Email
Sent Via Registered Mail

OHA Registrar
Ontario Heritage Trust
10 Adelaide Street East
Toronto, Ontario M5C 1J3

RE: NOTICE OF INTENTION TO DESIGNATE UNDER THE *ONTARIO HERITAGE ACT*, 45 PRINCESS STREET, FORT ERIE

Please be advised that at its Council-in-Committee meeting held on July 8, 2024, the Municipal Council of the Town of Fort Erie considered Report No. PDS-35-2024 and approved the following recommendations:

THAT: Council approves the designation of 45 Princess Street as outlined in this report, for architectural, historical and contextual attributes and reasons, under Part IV of the Ontario Heritage Act; pursuant to the recommendation of the Museum and Cultural Heritage Advisory Committee, and further

THAT: Council directs staff to prepare a Designation By-law and provide Notice of Intention to Designate in accordance with the Ontario Heritage Act.

In accordance with Council's direction and pursuant to the *Ontario Heritage Act*, please find enclosed a Notice of Intention to Designate the above noted property. A Notice of Intention to Designate will also be published in the Town's local newspaper on August 1, 2024.

In the event that you have an objection to the proposed designation, you are required to serve a Notice of Objection on the Clerk of the Town of Fort Erie within 30 days after the date of publication of this notice, being August 31, 2024.

Thank you for your attention to this matter.

Sincerely,

Kimberlyn Smith
Junior Community Planner
Town of Fort Erie
905-871-1600 Ext. 2508
ksmith@forterie.ca

Received

JUL 29 2024

Ontario Heritage Trust



THE MUNICIPAL CORPORATION OF THE TOWN OF FORT ERIE

Public Notice

Notice of Intention to Designate
Under *Ontario Heritage Act*
45 Princess Street
(The William Stockdale Home)

Take Notice that upon recommendation of the Town's Museum and Cultural Heritage Committee, the Municipal Council of the Town of Fort Erie intends to designate 45 Princess Street under Section 29 of the *Ontario Heritage Act*, R.S.O. 1990, Chapter 0.18, as amended, as being of cultural heritage value or interest for its architectural, historical, and contextual value.

Description of Property – 45 Princess Street – PLAN DW PT LOT 8 NP504 CORNER

45 Princess Street is located in a residential area near the historic core of Fort Erie. It consists of a two-storey brick Italianate-style residence with a hip roof, elliptical arch windows, and well-executed woodwork elements, constructed with a minor setback to the road between 1858 and 1861 for William Stockdale.

Statement of Cultural Heritage Value or Interest

45 Princess Street is a representative example of an Italianate-style residence. The two-storey square-plan house is red brick construction on stone foundations, with a stone belt course on the east elevation. Typical of the style is the low hip roof with deep eaves, and elevating the house to a higher style are the wood panelled soffits supported by paired scroll brackets and the frieze board with dentil detailing. The window openings on the first storey of the street facing symmetrical façade and both storeys in the east elevation are large elliptical arch openings with radiating brick voussoirs and stone sills, while the remaining window openings are rectangular with ornate wood panel lintels and stone sills. The remaining woodwork decorating the house is indicative of the Italianate high style, including the elaborately appointed main entryway with wood panelling in the recess, the beaded wood trim of the elliptical transom, and sidelights.

45 Princess Street has design value because it displays a high degree of artistic value and craftsmanship. The Italianate architectural style is often defined by its ornamentation, but this residence displays many features that elevate it as a high-style example of Italianate. The totality of well-executed decorative elements that have been retained in exceptional condition were skillfully arranged and presented, reflecting a high degree of craftsmanship and artistic merit. The beaded panelling in the soffits and within the wood-framed recessed doorway, as well as the paired carved scroll brackets, exhibit imaginative skill in their arrangement and execution.

45 Princess Street has contextual value because it is important in defining and maintaining the 19th-century residential character of the Princess Street neighbourhood. The property stands out on the corner of Archange and Princess Streets as the only brick house in the area against the background of the other surrounding 19th-century frame residences. The uniqueness of the construction material as well as the interesting woodwork distinguish the property from the surrounding residences. The subject property is important in defining the 19th-century residential character of the area.

Description of Heritage Attributes

Key elements that contribute to the heritage value of 45 Princess Street include:

- Location on the corner of Archange and Princess Street
- Overall height, scale, massing, and ornamentation
- Two-storey square plan Italianate-style house of red brick construction with stone foundation
- Stone belt course on east elevation
- Symmetrical façade and side elevations
- Hip roof with wide eaves, including paired carved wood brackets, frieze board with dentils, and wood panel soffit
- Elliptical arch window openings with radiating brick voussoirs
- Rectangular window openings with ornate wood panel lintels

- Elliptical arch formal entryway with wood surrounds and panel detailing, elliptical transom, and sidelights
- One-storey rear wing

A more detailed description of the property's cultural heritage value or interest may be found in Council Report PDS-35-2024 dated July 8th, 2024.

Further information respecting the notice of intention to designate the property is available from the Town of Fort Erie by contacting Kimberlyn Smith, Junior Community Planner, at (905) 871-1600, Ext. 2508, or by email at ksmith@forterie.ca.

Notice of Objection

Any person may, within thirty (30) days after the date of the publication of this Notice of Intention to Designate, serve on the Clerk of the Town of Fort Erie a Notice of Objection to this proposed designation, setting out the reasons for this objection and all relevant facts.

If a Notice of Objection is received, the Council of the Town of Fort Erie shall consider the objection and decide whether or not to withdraw the notice of intention to designate the property within 90 days after the end of the 30-day objection period. If Council decides not to withdraw its intention to designate, a heritage designation bylaw must be passed within 120 days after the date of publication of the notice of intention to designate. Council must publish a notice of passing of the designation bylaw, which is followed by a 30-day appeal period when appeals of the bylaw may be made to the Ontario Land Tribunal.

Where no Notice of Objection is served, Council may pass a by-law designating the property.

Peter Todd, Manager, Legislative Services/Town Clerk
Town of Fort Erie
1 Municipal Centre Drive
Fort Erie Ontario, L2A 2S6
(905) 871-1600, Ext.2211

Received

JUL 29 2024

Ontario Heritage Trust