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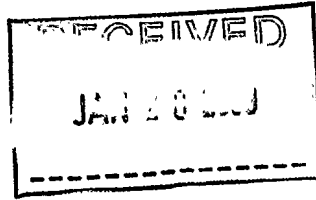
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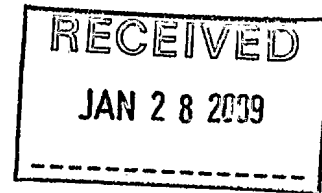
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Office of the Clerk



Reply to: Kerri O'Kane
519-846-9691 ext. 243
email: kokane@centrewellington.ca



January 22, 2009

Ontario Heritage Foundation
10 Adelaide St. East
Toronto, Ontario
M5C 1J3

Re: 105 Queen Street West (former Town of Fergus)
Township of Centre Wellington

Dear Sir/Madam:

Please be advised the Council of the Corporation of the Township of Centre Wellington passed By-law 2009-003, designating the above noted property, including lands and buildings to be of architectural and/or historical value or interest under Part IV of the *Ontario Heritage Act*, R.S.O. 1990, c.O.18.

Enclosed herewith is a certified copy of the By-law, including statements explaining the cultural heritage value or interest of the property and a description of the heritage attributes of the property.

Should you have any questions or require clarification, please do not hesitate to contact the Clerk's Department.

Yours truly,

Kerri O'Kane, CMO
Deputy Clerk

Encl.

TOWNSHIP OF CENTRE WELLINGTON

BY-LAW 2009-003

Being a By-law to designate 105 Queen Street West,
in the former Town of Fergus,
to be of cultural heritage value or interest

WHEREAS on the advice of the Municipal Heritage Committee, Council has been advised to designate the property attached hereto to be of cultural heritage value or interest to the provisions of the *Ontario Heritage Act*, R.S.O. 1990, c.O.18;

AND WHEREAS the provisions of Section 29, Subsections (1), (2), (3) and (4) have been complied with and no objection has been received by the Municipality.

NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE TOWNSHIP OF CENTRE WELLINGTON HEREBY ENACTS AS FOLLOWS:

1. The lands and premises described as 105 Queen Street West, Part of Mill Lot, Part Lot 2, South of the River, Plan 55, Part Lot A, all of Lots B, C, & D, Plan 239, Parts 1 and 3, 61R1648, Lane North of Queen Street (adjoining Lot D), Plan 239, closed by By-law RO697881, Part 2, 61R1648; Part Bridge Street, Part of Queen Street, Plan 55, closed by By-law RO682996, Parts 2 and 3, 61R5439; Centre Wellington; together with SS1720; subject to ROS641379, ROS6411380, ROS641381, RO762077, RO762078; together with RO762077. (PIN 71398-0331)
2. The reasons for the designation are as follows:

Cultural Heritage Value or Interest:

Design or Physical Value

Dating from 1879, this building is a prominent local landmark, built as it is at a key intersection on the Provincial highway.

The building has been faithfully and carefully maintained by its current owners. Many important architectural details remain intact, including original wooden windows on some of the 'factory' section and most of the 'foundry' section of the building, the striking dentil detailing in the frieze around most of the building, and the integrity of the original stone and brick walls. One of the most striking features inside the building is the large amount of natural light that enters the building through the large windows built into the traditional factory skylight roof structure. The inside of these windows and related roof structure has been very carefully restored, and is in excellent condition.

There is also a tall brick chimney extant on the river side of the building, of a height to be readily visible from much of the commercial core of the town. Another important relic of the building's former manufacturing role is the large cast iron mill wheel still in place in on the ground floor of the building.

Historical or Associative Value

Parts of the basement of the eastern end of the building date from the 1850's. The main part of the east or 'foundry' wing was constructed in 1878, with additions in 1890, 1908, and 1916. Though the first foundry on the site was built by James Grindley, the Beatty Brothers bought the property in 1876, and successor companies continued to operate the growing complex for manufacturing a wide range of products for almost a century. Goods manufactured by Beatty Brothers were exported from Fergus to locations around the world.

Given the scale of this business in the Fergus context, and its consequent importance to every aspect of life in the Town through this extended period of time, the original Beatty Brothers factory is a key building in Fergus's late 19th and early 20th-century history.

CERTIFIED TO BE A TRUE COPY

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DEPUTY CLERK

The building has operated as the Fergus Market since 1980, and most of the original structure has been faithfully maintained by the Market owners.

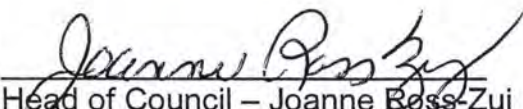
Contextual Value

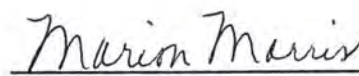
The building is located directly across St. David Street from the old Fergus Swimming Pool building—a recreational facility constructed in 1930 by the Beatty Brothers firm, and using Beatty Brothers employees. Both buildings continue to appear much as they did at that time, when the factory was the most important industrial building in town. The Swimming Pool building has also been designated. The two buildings on the remaining corners of St. David and Queen Streets have already been designated.

Heritage Attributes to be protected:

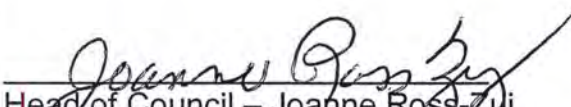
- The large, cast iron mill wheel on the ground floor of the building
 - The main brick chimney on the north side of the building
 - All exterior stone and brick exterior walls, including existing door and window openings, excepting the most recent (concrete block) expansion of the building to the west
 - the interior surfaces and general structure and shape of the 'sawtooth' skylight window system on the roof of the 'factory' section of the building
 - the intact St. David street façade of the building
3. This By-law shall be registered against the title of the lands described as 105 Queen Street West, Part of Mill Lot, Part Lot 2, South of the River, Plan 55, Part Lot A, all of Lots B, C, & D, Plan 239, Parts 1 and 3, 61R1648, Lane North of Queen Street (adjoining Lot D), Plan 239, closed by By-law RO697881, Part 2, 61R1648; Part Bridge Street, Part of Queen Street, Plan 55, closed by By-law RO682996, Parts 2 and 3, 61R5439; Centre Wellington; together with SS1720; subject to ROS641379, ROS6411380, ROS641381, RO762077, RO762078; together with RO762077. (PIN 71398-0331)
4. This By-law shall come into force and take effect upon its final passing.

READ A FIRST AND SECOND TIME this 19th day of January, 2009.


Head of Council – Joanne Ross-Zuj


Clerk – Marion Morris

READ A THIRD TIME AND PASSED this 19th day of January, 2009.


Head of Council – Joanne Ross-Zuj


Clerk – Marion Morris