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City of



Simcoe

Orillia

my name

35 WEST STREET N.
P.O. BOX 340
ORILLIA, ONTARIO
L3V 6J1

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CLERK'S DEPARTMENT

March 4, 1996.

VIA REGISTERED MAIL

The Ontario Heritage Foundation
77 Bloor Street
TORONTO, Ontario
L3V 1Y2

Dear Sirs:

Re: City of Orillia Designating By-laws:

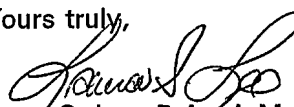
1996-11	- Tisdale House, 63 Neywash Street
1996-12	- Barney-Bell House, 57 Jarvis Street
1996-24	- Sir Sam Steele Building, 30 Peter Street South

Please find enclosed the following:

1. Copy of By-law Number 1996-11, being a By-law to designate the Tisdale House, 63 Neywash Street, Orillia as being of architectural and historical value or interest, together with a copy of the Reasons for Designation.
2. Copy of By-law Number 1996-12, being a By-law to designate the Barney-Bell House, 57 Jarvis Street, Orillia as being of architectural and historical value or interest, together with a copy of the Reasons for Designation.
3. Copy of By-law Number 1996-24, being a By-law to designate the Sir Sam Steele Building at 30 Peter Street South as being of architectural and historical value or interest, together with a copy of the Reasons for Designation.

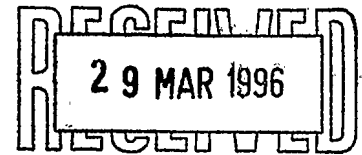
These documents are served on you pursuant to the Ontario Heritage Act, R.S.O. 1990, chapter O.18, section 29(6).

Yours truly,


Laura S. Lee, B.A., A.M.C.T.
Deputy City Clerk.

LSL:rd
Encls.

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RECEIVED
IN THE OFFICE

APR 3 1996

CULTURAL PROGRAMS
HERITAGE UNIT



BY-LAW NUMBER 1996-11 OF THE CITY OF ORILLIA

A BY-LAW TO DESIGNATE THE HOME AT 63 NEYWASH STREET AS BEING OF ARCHITECTURAL AND HISTORICAL VALUE OR INTEREST

WHEREAS the Ontario Heritage Act, R.S.O. 1990, Chapter 0.18, authorizes the Council of a municipality to enact by-laws to designate real property, including all buildings and structures thereon, to be of architectural and historic value or interest;

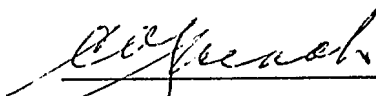
AND WHEREAS the Council of the Corporation of the City of Orillia has caused to be served on the owners of the lands and premises known as 63 Neywash Street and upon the Ontario Heritage Foundation, notice of intention to so designate the aforesaid real property and has caused such notice of intention to be published in a newspaper having general circulation in the municipality once for each of three consecutive weeks;

AND WHEREAS no notice of objection to the proposed designation has been served on the Clerk of the municipality.

NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE CITY OF ORILLIA HEREBY ENACTS AS FOLLOWS:

1. THAT 63 Neywash Street, more particularly described in Schedule "A" attached hereto, be and it is hereby designated as being of architectural and historic value or interest.
2. THE Clerk is hereby authorized to cause a copy of this by-law to be registered against the property described in Schedule "A" attached hereto in the Registry Office for the division of Simcoe.
3. THE Clerk is hereby authorized to cause a copy of this by-law to be served upon the owner of the aforesaid property and on the Ontario Heritage Foundation and cause notice of the passing of this by-law to be published in a newspaper having general circulation in the municipality once for each of three consecutive weeks.

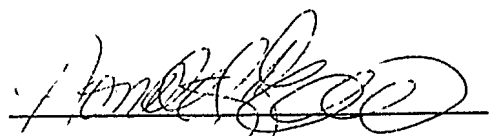
By-law read a first, second and third time and finally passed this 5th day of February, A.D. 1996.


MAYOR

CERTIFIED TO BE A TRUE AND CORRECT
COPY OF BY-LAW NUMBER 1996-11


CITY CLERK

DATE February 20 1996


CITY CLERK

SCHEDULE "A" TO BY-LAW NUMBER 1996-11 OF THE CITY OF ORILLIA

TISDALE HOUSE

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the City of Orillia, in the County of Simcoe and being composed of Part of Lot 8, south side of Neywash Street, Plan 8, City of Orillia, County of Simcoe, more particularly described as follows:

Commencing at the northeast angle of said Lot 8;

Thence westerly along the northerly limit thereof, 60 feet;

Thence southerly and parallel to the easterly limit of the said lot, 210 feet more or less to the southerly limit thereof;

Thence easterly along the south limit 60 feet to the southeast angle thereof:

Thence northerly along the easterly limit thereof to the place of beginning.

As in Instrument No. 994775.

**IN THE MATTER OF The Ontario
Heritage Act, 1990**

-and-

**IN THE MATTER OF By-law Number
1996-11, a By-law to designate
certain property pursuant to the Act.**

REASONS FOR DESIGNATION

TISDALE HOUSE - 63 NEYWASH STREET

ARCHITECTURAL FEATURES

The William Tisdale House, at 63 Neywash Street is built in the Queen Anne style, which is an eclectic mix of decorative elements. Most of these houses were built in the period 1880 to 1910 and the Queen Anne style is quite varied between examples. The typical attributes of the Queen Anne style as found in 63 Neywash are the irregular outline, consisting of a corner tower, randomly spaced and different style windows around the exterior, projecting two storey bay, and multiple roof lines. The two broad pediments on the north and east faces are also a prominent feature of this style, where the two storey bay or wall dormer projects through the cornice or eave. Often three different kinds of siding such as brick, shingle and stone, as well as multiple porches and tall chimneys are found on the same building.

FOUNDATION

The foundation consists of rough-faced dress limestone blocks likely cut from Rama Township. The limestone foundation on the facade extends about eight feet above grade, and is capped with a larger limestone band. This feature imparts a very solid and sturdy appearance to the overall building.

FACADE AND BRICKWORK

The impressive facade of the building includes a rectangular tower on the east corner. The tower is somewhat unique because it is not architecturally defined as a tower on the first or second storeys, but only as it projects through the roof. It has been resurfaced (?) in (asbestos) tile, but is purported to be brick originally. There is also a large two-storey bay projecting from the east wall contributing to the overall irregularity of design.

Stepped in about 8 inches above the limestone base, the main building is mottled red brick, with contrasting limestone banding that for some openings forms the sill, and for others, forms the lintel. A thin limestone band that separates the first and second floors is supported by corbelled brickwork. The second floor is again stepped in from this band. The symmetrical recessed porches on the lower and upper levels give a visual accent to the two-storey bay on the north-west corner, giving the appearance that the bay projects out from the facade even though it does not.

The "projecting" bay is finely designed, with three differing styles of fenestration, and limestone accents in the brickwork. the bold pediment rises through the eave line and is crowned with a limestone peak and raincap. The brickwork on the east and west of the building includes a drip ledge above the foundation.

WINDOWS AND DOORS

As typical with the style, the Tisdale House is a composite of different types of windows located asymmetrically around the house. The facade has one arched window that has a heavy transom contiguous with the line of limestone, a three-window bay on the second floor, a small-light triple window on the pediment, rectangular and oblong windows, all of a different size. Although some glazing has been replaced, the second storey bay has small-light transom windows nine over two, in leaded glass. Four curious windows on the east face are constructed with translucent glass blocks; two of these are small windows immediately under the eave.

The door porches are inset one over the other, which accents the features of the two different "faces" on the front of the house.

ROOF

The roof on the Tisdale House has many different slopes and shapes, but is generally a hip style with a broad eave and finished soffit. The flared eaves of the hexagonal tower roof are particularly evident, replete with "unfinished" rafter butts. Several tall chimneys still exist on the south and east sides. The projecting pediment on the eastern bay is supported by two oversized brackets, typical to the Queen Anne style.

INTERIOR

The front entrance and vestibule contains delightful decorative motifs, including the original wide oak door, and interior, cut-glass, double vestibule doors with original passage hardware, along with oak pilasters and a resplendent, panelled oak staircase, all carefully restored by current owners Alec and Shirley Taggart.

HISTORY

The lot was patented in 1857 from the Crown to the Reverend Thomas Boulton Read of St. James' Church. The Church retained ownership until November 30, 1894, when it severed the easterly portion of the lot (westerly portion is the Rectory), and sold it to Orillia banker William Bousfield Tisdale for \$1,200. The financial requirements of building the new Church in 1891 likely account for the selling of the lot. Cannon Green was presiding rector of St. James' Church at this time.

From the style of the building, it is assumed that the house was built by Tisdale shortly after he purchased the lot. In Building in Canada, 1896, the contract record indicates that for the T.B. Tisdale house, the architect was C.J. Gibson, and the contractor was T.A. Ouderkirk. William Tisdale died in 1912 and the house was sold to an Orillia merchant, Harry Parsons, for a consideration of \$8,056 and subsequently by Parsons' estate to Robert Wade after World War I for \$8,000. [REDACTED]