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The Corporation of the Municipality of
Central Elgin

RECEIVED

SEP 19 2008

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DEC 18 2008

***Notice of Designation of Properties pursuant to Section 29 of the
Ontario Heritage Act***

TAKE NOTICE that on the 8th day of September, 2008, the Council of The Corporation of the Municipality of Central Elgin passed By-law 1088 to designate the property known municipally as **47017 Roberts Line** and legally described as **Part of Lot 24, Concession 2, more particularly described as Part 1, Reference Plan 11R-2030, Geographic Township of Yarmouth, Municipality of Central Elgin** to be a property of cultural heritage value or interest pursuant to section 29 of the Ontario Heritage Act, R.S.O. 1990, c. O.18.

DATED at the Municipality of Central Elgin this 11th day of September, 2008.

Donald N. Leitch
Chief Administrative Officer & Clerk





The Corporation of the Municipality of
Central Elgin

BY-LAW 1088

Being a By-law to Designate a Property known Municipally as 47017 Roberts Line to be of Cultural Heritage Value or Interest

WHEREAS section 29 of the Ontario Heritage Act, R.S.O. 1990, c. O.18, authorizes Council to pass a by-law designating a property within the municipality to be of cultural heritage value or interest;

AND WHEREAS our Municipal Heritage Committee has recommended that the property known municipally as 47017 Roberts Line is of cultural heritage value or interest;

AND WHEREAS Council believes the property known municipally as 47017 Roberts Line meets one or more of the criteria prescribed by Ontario Regulation 9/06;

AND WHEREAS Council has given notice of its intention to designate the said property as a property of cultural heritage value or interest as required by section 29 of the said Act;

AND WHEREAS no notice of objection to the designation of the said property was served on the Clerk of the Municipality;


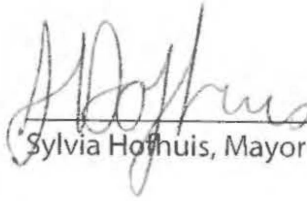
NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE MUNICIPALITY OF CENTRAL ELGIN ENACTS AS FOLLOWS:

1. Property known municipally as 47017 Roberts Line, and more particularly described in Schedule A attached hereto, is hereby designated as a property of historic and architectural value.
2. The statement explaining the cultural heritage value or interest and description of the heritage attributes of the property are as set out in Schedule B attached hereto.
3. The Clerk is hereby authorized
 - a) to cause a copy of the by-law together with the statement explaining the cultural heritage value or interest and description of the heritage attributes of the property,

- i. to be registered against the property affected in the proper land registry office,
- ii to be served on the owner of the property and the Ontario Heritage Trust,
- a) and publish a notice of the by-law in a newspaper having general circulation in the municipality.

READ a FIRST and a SECOND TIME this 8th day of September, 2008.

READ a THIRD TIME and FINALLY PASSED this 8th day of September, 2008.


Donald N. Leitch, Clerk
Sylvia Hothuis, Mayor

SCHEDULE A to BY-LAW 1088

The lands subject to this By-law are described as Part of Lot 24, Concession 2, more particularly described as Part 1, Reference Plan 11R-2030, Geographic Township of Yarmouth, Municipality of Central Elgin.

SCHEDULE B to BY-LAW 1088

47017 Roberts Line
Louws' House

It is proposed to designate the façade of the dwelling.

Architectural Qualities

The Louws' House was built in the late nineteenth century, allegedly by a member of the Fishleigh family. The house was originally constructed as a single dwelling farm house and continues to be used as a private home. The property is currently home of [REDACTED] and features elaborate gardens.

The structure sits on a fieldstone foundation and has a full basement. It is a two storey building and has an extension on the east side. The facade is 44 feet and 3 inches long and the building has a depth of 30 feet and 3 inches. It is made of brick and supported by a wooden frame. The brick at the corner of the exterior walls includes quoins, and the base of the walls project in the form of a plinth. The main section is roofed by a medium gable. The building has projecting eaves, moulded soffits, moulded fascia, and wooded verges. The structure has one chimney. It is made of brick. The chimney is not original although it is in the original location to the west. The roof also features a finial and drops or pendants. The main entrance is off-centred and in the facade of structure. The trim above the doorway features voussoirs. The remainder of the doorway consists of plain trim. The present door is not original to the structure as the original door was replaced in the 1960s. The present door was taken from a demolished building of the same period. The door has two leaves which feature shaped panels. The windows on the building are two sash and are single or double hung with a 6/6 pane arrangement. The trim above the structural opening of the window also feature voussoirs. The facade also features a (roofed) bay window with brackets. The front porch is on the first storey, and it is open. The porch has been replaced or repaired. The Louws have also replaced the bargeboard trim on the eaves with a replica of the period.

Registry Office Material and Historical Significance:

The Crown deeded a 100 acre plot of land in the north half of Lot 24, Concession 2 to Nathaniel Douglas in 1829. The north-eastern 50 acres of the lot was last separated from the original 100 acre grant in 1845. It served as a modest sized farm until the lot was separated. The current owners of the lot are [REDACTED]