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**THE CORPORATION OF THE MUNICIPALITY OF SOUTH HURON**

322 Main Street South, P.O. Box 759, Exeter, Ontario N0M 1S6

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Huron

June 26, 2006

ONTARIO HERITAGE TRUST  
10 ADELAIDE STREET EAST  
TORONTO, ON M5C 1J3

Dear Sir or Madam:

We are pleased to enclose a copy of By-law #27-2006 to designate 73 Huron Street West in the Exeter Ward of the Municipality of South Huron, in the County of Huron. For your additional information, a copy of the By-law is enclosed. [REDACTED] has been advised of the Passing of this by-law, and Notice will also be published in a July edition of the Exeter Times Advocate. In addition, a copy will be registered on title of the property.

We trust you will find everything in order.

Yours truly,  
MUNICIPALITY OF SOUTH HURON

Sandra Strang, A.M.C.T.  
Clerk

/ss  
Enclosures

J  
12/15/06

**CORPORATION OF THE MUNICIPALITY OF SOUTH HURON**

**BY-LAW # 27-2006**

**“To designate 73 Huron St. West in the Exeter Ward, Municipality of South Huron to be of cultural heritage value or interest.”**

WHEREAS the Ontario Heritage Act R.S.O. 1990, Chapter O.18 provides under Section 29(1) that council of a municipality may, by by-law, designate a property within the municipality to be of cultural heritage value or interest;

AND WHEREAS the owner of 73 Huron Street West in the Exeter Ward, Municipality of South Huron has asked that this property be designated under the Ontario Heritage Act, and Council of the Corporation of the Municipality of South Huron resolved to support the request by Motion #488-2005 passed at the December 19, 2005 meeting of Council;

AND WHEREAS Schedule 'A' attached hereto describes the Cultural Heritage Value and Heritage Attributes of the property;

AND WHEREAS, in accordance with the Ontario Heritage Act R.S.O. 1990, Chapter O.18, Section 29(4) Notice of Intention to designate the property was mailed on May 8, 2006 to the owner of the property and to the Ontario Heritage Trust and was published in the May 17, 2006 edition of the Exeter Times Advocate newspaper, having general circulation in the municipality;

AND WHEREAS, the 30-day appeal period for objection to this proposed designation expired on June 16, 2006 and there were no objections to the designation;

NOW THEREFORE, Council of the Corporation of the Municipality of South Huron enacts as follows:

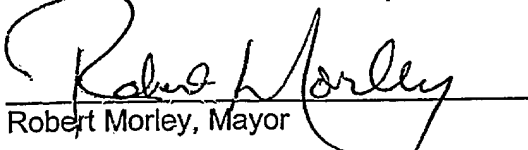
1. That the residential dwelling at 73 Huron Street West, Exeter Ward, of the Municipality of South Huron is hereby designated to be of Cultural Heritage Value or Interest.
2. That the particular features of the residential dwelling at 73 Huron Street West, Exeter Ward, Municipality of South Huron and more specifically described in Schedule 'A' attached hereto, are hereby designated as Heritage Attributes to be protected for the future.
3. That this by-law shall be registered on title of the property at the Huron County land registry office, and listed on the municipal register of properties designated under the Ontario Heritage Act.
4. That all costs related to this designation shall be invoiced to the property owner, and in default thereof, shall be added to the tax roll and collected in the same manner as taxes.
5. That this by-law shall take effect on the date of final passing.

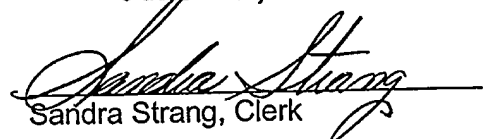
Read a First and Second Time

June 19, 2006

Read a Third Time and Finally Passed

June 19, 2006

  
Robert Morley, Mayor

  
Sandra Strang, Clerk

CORPORATION OF THE MUNICIPALITY OF SOUTH HURON

BY-LAW #27-2006

Schedule 'A'

The Ontario Heritage Act, R.S.O. 1990, Chapter O.18

Description of Cultural Heritage Value and Description of Heritage Attributes  
73 Huron Street West, Exeter, Ontario

Description of Property:

Constructed in 1895 for W.J. Carling, the two-storey building is of unique late Victorian period architecture and is representative of two other homes built for the Carling family. The property is located at 73 Huron Street West in the former Town of Exeter, now the Exeter Ward of the Municipality of South Huron. It is one of the last two vintage Carling homes in Exeter and the only one that is currently used as a private residence. The second existing Carling home at 527 Main Street south is presently a fine dining establishment.

Statement of Cultural Heritage Value or Interest:

The cultural heritage value of the W.J. Carling home lies in its direct historical association with W.J. Carling who was the owner of Carling's General Store in Exeter and the son of Isaac Carling who was the first Reeve of the Village of Exeter (1873). Isaac was a brother of Sir John Carling and Thomas H. Carling who operated one of Canada's largest brewing operations in London, Ontario during the late 1800's. The Carlings were one of the most distinguished founding families in southern Ontario and were prominent businessmen significant to the early history of Exeter.

Description of Heritage Attributes:

Key features that contribute to the significance and value of the W.J. Carling home and which are to be designated for heritage preservation include:

- All features of the original wrap around the front verandah, including the columns, bases, railings, and newel posts and spindles.
- Victorian dental trim and mouldings and basic structure top to bottom.
- Ornatly carved original double front entry and side doors with beveled glass panels and the leaded crystal design transom.
- The leaded crystal diamond pattern upper windows in the parlour and front bedroom.
- Original stained glass triple bay windows on front staircase wall.
- Original stained glass oval window on side of front balcony.
- Three (3) high Victorian attic peaks on the northeast and west sides incorporating all original period architectural features thereon.
- Cut wooden shake shingles.
- Three (3) sets of twinned upper mullioned windows with top triple brackets and ornamental carving on window trims.
- Victorian dental trim and ornate gable end facing.
- Original eve brackets with ornamentation on south peak over bay wall of house.
- Side rear verandah ornamental pillars with top winged brackets and adjoining gingerbread and Victorian dental trim, carving, and mouldings.

MUNICIPALITY OF SOUTH HURON  
NOTICE OF PASSING BY-LAW #27-2006  
To designate certain exterior features of the residence at  
73 Huron Street West, Exeter Ward, Municipality of South Huron  
to be of cultural heritage value or interest

THE ONTARIO HERITAGE ACT, R.S.O. 1990, CHAPTER O.18, SECTION 29(6)(a)(iii)

Take notice that Council of the Corporation of the Municipality of South Huron passed By-law #27-2006 on June 19, 2006 to designate certain exterior features of the residence at 73 Huron Street West in the Exeter Ward of the Municipality of South Huron, in the County of Huron, in the Province of Ontario to be of cultural heritage value or interest.

By-law #27-2006 includes a Description of the Property to which the designation applies, Statement of Cultural Heritage Value or Interest, and a Description of Heritage Attributes pertaining to the features designated on this building. It is available for inspection during regular office hours at the Olde Town Hall municipal office in Exeter at the address below.

Dated this 27<sup>th</sup>. day of June 2006

Sandra Strang, Clerk  
Municipality of South Huron  
322 Main St., Exeter, Ontario

