Province of Ontario

Document General

Form 4 — Land Registration Reform Act, 1984

D

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665251

NUMBER

CERTIFICATE OF REGISTRATION

1992 MAY 12 P 2:06

WELLINGTON NO. 61 GUELPH

LAND REGISTRAR

(1) Registry [X] Land Titles [ ]

(2) Page 1 of 6 pages

(3) Property Identifier(s) Block Property Additional: See Schedule [ ]

(4) Nature of Document

BY-LAW NUMBER (1991)-14004

(5) Consideration

Dollars $

(6) Description

CITY OF GUELPH, COUNTY OF WELLINGTON

Part Lot D on the south side of Liverpool Street, Registered Plan 196, described in Schedule "A".

New Property Identifiers Additional: See Schedule [ ]

Executions Additional: See Schedule [ ]

(7) This Document Contains: (a) Redescription New Easement Plan/Sketch [ ] (b) Schedule for: Description [X] Additional Parties [ ] Other [X]

(8) This Document provides as follows:

Designation under Part IV of The Ontario Heritage Act, R.S.O. 1980, Chapter 337, the exterior of the building on property known as 74-76 Liverpool Street as an item of architectural and historical significance.

Continued on Schedule [ ]

(9) This Document relates to instrument number(s)

524274

(10) Party(ies) (Set out Status or Interest)

Name(s)	Signature(s)	Date of Signature Y	M	D
THE CORPORATION OF THE CITY OF GUELPH	JOHN COUNSELL - MAYOR	1992	04	22
	CHARLENE LAVIGNE - DEPUTY CLERK	1992	04	22

(11) Address for Service City Hall, 59 Carden Street, GUELPH, Ontario N1H 3A1.

(12) Party(ies) (Set out Status or Interest)

Name(s)	Signature(s)	Date of Signatu Y	M

(13) Address for Service

(14) Municipal Address of Property

74-76 Liverpool Street,
GUELPH, Ontario

(15) Document Prepared by:

Lois A. Giles,
City Clerk,
City Hall,
59 Carden Street,
GUELPH, Ontario
N1H 3A1.

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Fees and Tax	
Registration Fee	25
Total	25

FORM 15

REGISTRY ACT

DECLARATION UNDER SECTION 25

OF THE ACT

I, LOIS E. PAYNE,

of the City of Guelph, in the County of Wellington,

DO SOLEMNLY DECLARE that I am the Solicitor for The Corporation of the City of Guelph, and the City is a party to

By-law Number (1991)-14004 which affects the following lands known as

Part Lot D on the south side of Liverpool Street, Registered Plan 196, City of Guelph, County of Wellington, described in Schedule "A".

I make this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath.

DECLARED before me at the)

City of Guelph,)

in the County of Wellington,) Lois E. Payne

LOIS E. PAYNE

this 27TH day of April, 1992)

Donna M. Palmer

A Commissioner, etc.

DONNA MARIE PALMER
a Commissioner etc., County of Wellington, for
The Corporation of the City of Guelph
Expires May 18, 1993.

THE CORPORATION OF THE CITY OF GUELPH

By-law Number (1991)-14004

A by-law to designate the exterior of the building on property known as 74-76 Liverpool Street as an item of architectural and historical significance.

The Council of the Corporation of the City of Guelph, **ENACTS AS FOLLOWS:**

WHEREAS the Ontario Heritage Act, 1980, authorizes the Council of a municipality to enact by-laws to designate real property, including all the buildings and structures thereon, or portions thereon, to be of historical or architectural value or interest; and

WHEREAS the Council of the Corporation of the City of Guelph has caused to be served upon the owners of the lands and premises known as 74-76 Liverpool Street, notice of intention to designate portions of 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 the reasons for designation are set out in schedule "B" hereto; and

WHEREAS no notice of objection to the said property designation has been served upon the clerk of the municipality;

THEREFORE, the Council of the Corporation of the City of Guelph **ENACTS AS FOLLOWS:**

1. There is designated as being of architectural and historical value and interest under Part IV of The Ontario Heritage Act, R.S.O. 1980, Chapter 337, the exterior of the building on property known as 74-76 Liverpool Street to the extent more particularly described in Schedule "C" to this By-law.

2. The City Solicitor is hereby authorized to cause a copy of this by-law to be registered against the property described in Schedule "A" to this By-law in the proper land registry office.

3. The City Clerk is hereby authorized to cause a copy of this by-law to be served upon the owners of the aforesaid property and upon the Ontario Heritage Foundation and to cause notice of this by-law to be published in a newspaper having general circulation in the City of Guelph.

PASSED on this second day of December 1991.

MAYOR - JOHN COUNSELL

CLERK - LOIS A. GILES

I hereby certify the above copy to be a true copy of

By-law Number (1991)-14004

of the City of Guelph.

IN TESTIMONY WHEREOF are hereunto set the seal of The Corporation of the City of Guelph and the hand of the City Clerk of the said Corporation this 10th day of December, 19 91

City Clerk

Schedule "A"

By-law Number (1991)-14004

THOSE lands in the City of Guelph, in the County of Wellington being composed of Part Lot D on the south side of Liverpool Street, Registered Plan 196, further and better described as follows:

PREMISING the southeasterly limit of Liverpool Street has a bearing of North 55 degrees 50 minutes 00 seconds East and relating all bearings herein thereto;

COMMENCING at the most northerly angle of the said Lot D in the southeasterly limit of Liverpool Street;

THENCE South 55 degrees 50 minutes 00 seconds West 35.5 feet to a point in the southeasterly limited of Liverpool Street, being the point of commencement of the within described lands;

THENCE South 55 degrees 50 minutes 00 seconds West 45.83 feet to a point in the southeasterly limit of Liverpool Street, also being the westerly angle of said Lot D;

THENCE South 34 degrees 29 minutes 00 seconds East 107.17 feet to the southerly angle of the said Lot D;

THENCE North 55 degrees 50 minutes 00 seconds East 42.83 feet to a point along the northeasterly limit of Lot D;

THENCE North 34 degrees 29 minutes 00 seconds West 40.67 feet to an iron bar;

THENCE North 55 degrees 50 minutes 00 seconds East 3.00 feet to an iron bar;

THENCE North 34 degrees 29 minutes 00 seconds West 66.50 feet, more or less, to a point in the southeasterly limit of Liverpool Street, being the point of commencement of the within described lands.

TOGETHER WITH a right-of-way in common with all others entitled thereto, over that part of the said Lot D described as follows:

COMMENCING at the most northerly angle of the said Lot D in the southeasterly limit of Liverpool Street;

THENCE South 55 degrees 50 minutes 00 seconds West 35.5 feet, being the point of commencement of the within described lands;

THENCE South 34 degrees 29 minutes 00 seconds East 66.50 feet, more or less, to an iron bar;

THENCE North 55 degrees 50 minutes 00 seconds East parallel to the southeasterly limit of Liverpool Street, 7.0 feet to a point;

THENCE North 34 degrees 29 minutes 00 seconds West 66.50 feet to a point in the southeasterly limit of Liverpool Street;

THENCE South 55 degrees 50 minutes 00 seconds West 7.0 feet, more or less, to the point of commencement of the within described right-of-way.

PREVIOUSLY DESCRIBED IN INSTRUMENT NUMBER 524274.

SCHEDULE "B"

By-law Number (1991)-14004

STATEMENT OF REASONS FOR DESIGNATION

74-76 Liverpool Street

This two storey dwelling, constructed of local limestone circa 1872, was originally built as a single family dwelling by William Pearson, a well known local builder and stone mason, as his residence. Pearson, whose largest contract was the masonry work for the Second Methodist Church (Dublin Street United Church), built in 1874, retained ownership of the dwelling to 1879, when the house was purchased by local grocer and fruit merchant, Hugh Walker. Walker, who represented St. Andrew's Ward as Alderman between the years 1897-1901, resided in the dwelling with his family until the mid 1890s and retained ownership of the property to 1911. It was under Walker's ownership that alterations were made to the original structure, particularly a two storey stone addition to the easterly wall of the building in 1894, and conversion of the building to a semi-detached dwelling.

The fine stone craftsmanship of this building is enhanced by two matching bay windows on the Liverpool Street facade. The designation covers the entire exterior of the building, including all exterior stone walls and parapets, all window and door openings, including the transom openings, the two bay windows, including all wood trim, and the roof line of the building, including the existing brick chimneys, but excluding the modern skylights on the roof.

SCHEDULE "C"

By-law Number (1991)-14004

ELEMENTS OF PROPERTY AND BUILDING BEING DESIGNATED

The designation includes:

1) the entire stone exterior of the building, including all exterior stone walls and parapets,

2) all window and door openings, including the transom opening,

3) the two bay windows on the Liverpool Street facade, including all wood trim,

4) the roof line of the building, excluding the modern skylights on the roof,

5) the existing brick chimneys.

THE CORPORATION OF THE CITY OF GUELPH

By-law Number (1991)-14004

A by-law to designate property known as 74-76 Liverpool Street as an item of architectural significance.

Read a first and second time at
8:55 o,clock p.m., December 2nd, 1991.

Read and passed in Committee at
8:56 o'clock p.m., December 2nd, 1991.

Read a third time and passed at
8:57 o,clock p.m., December 2nd, 1991.
