

Advisory Committee of Council Staff Report



To Heritage Guelph
Date Monday, May 6, 2024
Subject **100 Queen Street: Heritage Attributes and Designation Recommendation**

Recommendation

1. That Heritage Guelph supports the heritage attributes identified for 100 Queen Street as outlined in the staff report dated May 6, 2024; and
 2. That Heritage Guelph recommends that City Council give notice of its intention to designate 100 Queen Street pursuant to Part IV, Section 29 of the Ontario Heritage Act.
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Executive Summary

Purpose of Report

The purpose of this report is to recommend that Heritage Guelph supports the proposed heritage attributes for 100 Queen Street and that Heritage Guelph recommends that Council publish its intention to designate the Tudor-Revival house at 100 Queen Street pursuant to Part IV, Section 29 of the Ontario Heritage Act.

Report

Location

The subject property is located at 100 Queen Street, on the southwest corner of the intersection of Queen Street and Eramosa Road, between Delhi Street and King Street. The property is located within the territory covered by Treaty Number 3, which was signed in 1792, between the Mississaugas of the Credit and the British Crown. The legal description is Lot 98, Plan 243.

Statement of Significance

The subject property is worthy of designation under Part IV, Section 29 of the Ontario Heritage Act because it meets four of the nine prescribed criteria for determining cultural heritage value or interest, according to Ontario Regulation 9/06 as amended by Ontario Regulation 569/22. The heritage attributes of 100 Queen Street display: design/physical, historical/associative, and contextual value.

Design/Physical Value

The subject property meets Criterion 1 because it is a representative example of a Tudor Revival style residence in the City of Guelph. One of the first Tudor Revival residences in the City, the structure possesses a high degree of integrity.

Historical/Associative Value

The subject property meets Criterion 6 because it reflects and demonstrates the ideas of architect W. Frye Colwill, who designed several significant Guelph buildings, namely Torrance Public School and the Carnegie Library.

Contextual Value

The subject property meets Criterion 7 because it is important in maintaining the character of an area. Prominently located at the corner of Queen Street and Eramosa Road, the property maintains the character of the area, defined by the housing built in the surrounding neighbourhood on Eramosa Road, Queen Street, King Street, and Ardmay Crescent.

The subject property meets Criterion 8 because it is physically, functionally, and visually linked to its surroundings. The residence was designed to correspond to its location on a corner lot, with the main entrance located at the northeast corner of the building. This design foreshadows Colwill's 1909 design of the Guelph Public Library, which was also situated on a corner lot with an entrance located at the corner of the building.

The subject property meets Criterion 9 because it is a landmark in the community. The property's location on a corner lot atop Eramosa Hill gives it impressive visual prominence.

Heritage Attributes

- The scale, form and massing of the 1901 two and a half storey detached residential dwelling
- The hipped roof and projecting gables
- The cladding materials, including the exterior brick walls and faux half timbering on the second-storey and under the gables
- All window and door openings in the 1901 structure
- All extant leaded windows

Staff Recommendation

Staff have completed an evaluation of the subject property and determined that the Tudor Revival detached residential dwelling at 100 Queen Street meets four of the prescribed criteria for determining cultural heritage value or interest, according to Ontario Regulation 569/22. Staff recommend that the property should be designated under Part IV, Section 29 of the Ontario Heritage Act.

Attachments

Attachment-1 Cultural Heritage Evaluation Report

Attachment-2 Historic Documents

Attachment-3 Current Photographs

Report Author

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