THE CORPORATION OF THE TOWN OF DUNDAS

BY-LAW NO. 3961-91

A BY-LAW OF THE CORPORATION OF THE TOWN OF DUNDAS, BEING A BY-LAW TO DESIGNATE A PROPERTY IN THE TOWN OF DUNDAS TO BE OF HISTORIC AND ARCHITECTURAL VALUE OR INTEREST.

(HISTORICAL DESIGNATION - 13-17 KING STREET WEST)

WHEREAS this Council is empowered under Subsection 6 of Section 29 of the Ontario Heritage Act, R.S.O. 1980, Chapter 337, as amended, to enact by-laws to designate property, including exteriors of buildings, as described in Schedule "A" attached hereto to be of historic or architectural value or interest;

AND WHEREAS this Council has caused to be served upon the owners of the property known municipally as 13-17 King Street West in the Town of Dundas and upon the Ontario Heritage Foundation notice of intention to so designate the said property and has caused such notice of intention to be published in a newspaper having a general circulation in this Municipality, once for each of three consecutive weeks;

AND WHEREAS no notice of objection to the proposed designation of the said property has been served on the Clerk of this municipality within the time prescribed by the said statute;

AND WHEREAS this Council's reasons for the proposed designation are as set forth in Schedule "B" attached hereto,

NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE TOWN OF DUNDAS ENACTS AS FOLLOWS:

1. There is hereby designated as being of historic and architectural value or interest, the exterior of the property known municipally as 13-17 King Street West, in the Town of Dundas, more particularly described in Schedule "A" attached hereto.

2. The Town Solicitor is hereby authorized and directed to cause a copy of this By-law to be registered against the property described in Schedule "A" attached hereto in the Land Registry Office for the Registry Division of Wentworth.

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

READ a First, Second and Third time and finally PASSED this Nineteenth day of August, A.D. 1991.

MAYOR
(John Addison)

TOWN CLERK
(Susan L. Steele)

SCHEDULE "A"

DESCRIPTION OF LANDS

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the Town of Dundas, in the Regional Municipality of Hamilton-Wentworth, and being composed of the following parcels:

FIRSTLY: Lot 17, Registrar's Compiled Plan 1300, in the Town of Dundas, in the Regional Municipality of Hamilton-Wentworth TOGETHER WITH a right-of-way in common with all others entitled thereto over the easterly 11 feet in perpendicular width of Lot 16 on said Registrar's Compiled Plan 1300. The said right-of-way extending southerly a distance of 11 feet and 8 1/2 inches from the southern limit of the 11 foot lane as shown on said Registrar's Compiled Plan 1300.

AND ALSO TOGETHER WITH a right-of-way to Park Street in common with all others entitled thereto over the parcel of land designated 11 foot lane according to said Registrar's Compiled Plan 1300.

SECONDLY: Part of Lot 19, Registrar's Compiled Plan 1300, Town of Dundas, Regional Municipality of Hamilton-Wentworth, designated as Part 2 on Plan 62R-8580.

SCHEDULE "B"

REASONS FOR DESIGNATION

HISTORICAL SIGNIFICANCE

Built in 1882, the Laing Apartment block is a fine example of late nineteenth century commercial architecture in Ontario.

It was erected by Robert and Peter Laing, prominent Dundas grocers and provisioners, to replace a previous structure which was destroyed by fire along with an entire business block on the north side of King Street, east of the Collins Hotel in September 1881.

This brick and stone structure was designed by Peter Brass, architect, of Hamilton.

The Laing family maintained a grocery on the ground floor until 1968, when the building was sold.

Several prominent Dundas citizens were tenants. They included David A. Watson who, from 1886 to 1891, operated a drug store on the first floor westerly shop. He was a Town Councillor in 1862, 1867, 1869 and 1871.

In addition, in 1909, W.E.S. Knowles kept a law practice on the second floor.

ARCHITECTURAL SIGNIFICANCE

The building is located on the north side of King Street, is three stories high and is rectangular in plan, with the long axis running parallel to King Street. Its Italianate design, which was popular at the time, was used to reflect the success of the original owners, and it is characterized by unity of design, flat roof, dominant cornice and ornate window detailing.

This design is repeated to the west, especially in the adjacent 19 and 21 King Street, resulting in one continuous block of heavy cornice lines, string courses, brick pilasters and segmental round arched windows.

Also worthy of note is the centre bay of the front facade, with its more elaborate window lintels, and the elegant ground floor entrance, which is flanked by Corinthian pilasters.

The area to be designated is the front street facade of the Laing Apartments. This includes, but is not limited to, the original store fronts. Also to be designated are the corner returns on the side elevations.

Province of Ontario

Document General

Form 4 — Land Registration Reform Act, 1984

D

FOR OFFICE USE ONLY

0964 89

96489

CERTIFICATE OF REGISTRATION
CERTIFICAT D'ENREGISTREMENT
WENTWORTH (NO.) HAMILTON

'91 09 13 11 55

LAND REGISTRAR / REGISTRATEUR

New Property Identifiers — Additional: See Schedule ☐

Executions — Additional: See Schedule ☐

(1) **Registry** ☒ **Land Titles** ☐ (2) Page 1 of 7 pages

(3) **Property Identifier(s)** Block Property — Additional: See Schedule ☐

(4) **Nature of Document**

By-law

(5) **Consideration**

Dollars $

(6) **Description**

in the Town of Dundas, in the Regional Municipality of Hamilton-Wentworth, being FIRSTLY: Lot 17, Registrar's Compiled Plan 1300 together with right-of-way over Part of Lot 16 and also together with right-of-way over parcel designated as 11 foot lane on Registrar's Compiled Plan 1300, and SECONDLY: Part Lot 19, Registrar's Compiled Plan 1300, designated as Part 2 on Plan 62R-8580 being lastly described in Deed 398415 C.D.

(7) **This Document Contains:** (a) Redescription New Easement Plan/Sketch ☐ (b) Schedule for: Description ☒ Additional Parties ☐ Other ☒

(8) **This Document provides as follows:**

See copy of By-law #3961-91 passed by the Council of The Corporation of the Town of Dundas attached

Continued on Schedule ☒

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

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

Name(s)	Signature(s)	Date of Signature Y	M	D
THE CORPORATION OF THE TOWN OF DUNDAS by its solicitor	Kenneth S. Johnson, Q.C.	1991	09	11

(11) **Address for Service** 60 Main Street, Dundas, Ontario L9H 2P8

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

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

(13) **Address for Service**

(14) **Municipal Address of Property**
13 - 17 King Street West
Dundas, Ontario
L9H 1T5

(15) **Document Prepared by:**
JOHNSON, RAMSBOTTOM & CASTLE
Barristers & Solicitors
11 Sydenham Street
P.O. Box 8180
DUNDAS, Ontario L9H 5G1

FOR OFFICE USE ONLY

Fees and Tax	
Registration Fee	25.00
Total	