

# **The Corporation of the Town of Aurora**

## **By-law Number XXXX-24**

### **Being a By-law to designate a property to be of cultural heritage value or interest (15 Kennedy Street West “The Bishop House”).**

**Whereas** under subsection 29(1) of the *Ontario Heritage Act*, R.S.O. 1990, c. O.18, as amended, the council of a municipality may, by by-law, designate a property within the municipality to be of cultural heritage value or interest;

**And whereas** on June 25, 2024, the Council of The Corporation of the Town of Aurora (the “Town”) approved the recommendations contained in Report No. PDS24-060 to designate the property municipally known as 15 Kennedy Street West, as described on the attached Schedule “A” (the “Property”) to be of cultural heritage value or interest;

**And whereas** the Town Clerk caused notice of the intention to designate the Property to be served on the owner of the Property and the Ontario Heritage Trust and published in a newspaper having general circulation in the municipality;

**And whereas** there were no objections to the proposed designation of the Property served on the Town, or a person who has served a notice of objection has withdrawn the objection;

**And whereas** the Council of the Town deems it necessary and expedient to enact a by-law to designate the Property to be of cultural heritage value or interest;

**Now therefore the Council of The Corporation of the Town of Aurora hereby enacts as follows:**

1. The Property, as described on the attached Schedule “A”, be and is hereby designated to be of cultural heritage value or interest.
2. A statement explaining the cultural heritage value or interest of the Property and a description of the heritage attributes of the Property are set out on the attached Schedule “B”.
3. The Town Clerk shall serve a copy of this by-law on the owner of the Property and the Ontario Heritage Trust and publish notice of this by-law in a newspaper having general circulation in the municipality.
4. A copy of this by-law shall be registered against the Property in the appropriate Land Registry Office.

**Enacted by Town of Aurora Council this 24th day of September, 2024.**

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**Tom Mrakas, Mayor**

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**Michael de Rond, Town Clerk**

**Schedule "A"**

**Description of Property**

All and singular those certain parcels or tracts of land and premises situate, lying and being in the Town of Aurora, in the Regional Municipality of York, municipally known as 15 Kennedy Street West, and being composed of LT 3 PL 131; Aurora, being all of PIN 03659-0082 (LT), including the primary building thereon.

**Schedule "B"****Statement of Cultural Heritage Value or Interest**

15 Kennedy Street West is of Cultural Heritage Value or Interest based on its design and physical value, historical and associative value, and contextual value.

**Design and Physical Value:**

The property is a representative example of a 2.5 storey Edwardian/ Foursquare house. Features indicative of the Edwardian/ Foursquare style include the red brick exterior walls, a verandah with wooden railings and columns, the open gabled roof, generally symmetrical window openings, and stone headers and sills. The house is a good example of the architectural style and adds value to the streetscape based on its craftsmanship.

**Historical and Associative Value:**

The dwelling was constructed circa 1913, being among several of the houses built by Benjamin Stephenson in the Yonge/Kennedy/Temperance area in the years during and preceding the First World War. The parcel is also located on property that the Crown initially gave to William Kennedy, an early settler. Kennedy Street runs down the middle of his original farm. The house is also the former residence of Elvie Bishop, a local school teacher. The subject property has strong association with the early development of the Town as a growing community. The building helps contribute to our understanding of the development of the Town post-Confederation.

**Contextual Value:**

The house maintains the character of the area and is important in its visual link to its surroundings along the south side of Kennedy Street. The building defines, maintains and supports this historic core of early Aurora, with its orientation and proximity in particular to Yonge Street also highlighting the early growth context of the Town. The property is visually and historically linked to its surroundings and helps tell the story of the evolution and growth of the Town.

**Description of Heritage Attributes**

The following provides a description of heritage attributes for the property which contribute to the reasons for which the property is of Cultural Heritage Value or Interest. Important to the preservation of the property are the original key attributes of the building that express its value, which include:

**Exterior Elements**

- Overall 2.5 storey Edwardian/ Foursquare scale and massing
- Brick exterior
- Covered verandah
- Open gabled roof
- Window openings with stone headers and sills