

The Corporation of the Town of Essex

By-Law Number 2375

Being a By-Law to designate the Former Arthur Raines House located at 94 Talbot Street South in Essex, more particularly described as PLAN 236 LOT 6, as being of cultural heritage value or interest under the provisions of the Ontario Heritage Act, R.S.O. 1990, c.O.18.

WHEREAS Section 29 of the Ontario Heritage Act, R.S.O., Chapter O.18, authorizes the Council of a municipality to enact By-Laws to designate real property within the municipality, including all buildings and structures thereof, to be of cultural heritage value or interest;

AND WHEREAS the Council of the Corporation of the Town of Essex deems it desirable to designate the former Arthur Raines House located at 94 Talbot Street South, Essex, more particularly described as PLAN 236 LOT 6, as being of cultural heritage value and interest;

AND WHEREAS Notice of Intention to Designate the former Arthur Raines House has been served on the owner of the property and on the Ontario Heritage Trust and such notice was published in the Essex Free Press and Harrow News, newspapers having general circulation in the municipality;

AND WHEREAS the reasons for designation are set out in Schedule 'B' attached to and forming part of this By-Law;

AND WHEREAS no notice of objection to the proposed designation has been served on the Clerk of the Municipality.

NOW THEREFORE be it resolved that the Council of The Corporation of the Town of Essex hereby enacts as follows:

1. **That** the real property known as the former Arthur Raines House located at 94 Talbot Street South, Essex, more particularly described as PLAN 236 LOT 6, is hereby designated as being of cultural heritage value and interest.
2. **That** the Clerk is hereby authorized and instructed to register a copy of this By-Law against the property described in Schedule 'A', attached hereto, in the local Land Registry Office.
3. **That** the Clerk/or his/her designate, is hereby authorized to cause a copy of the By-Law to be served on the owner of the aforesaid property and on the Ontario Heritage Trust and to cause Notice of this By-law to be published in the Essex Free Press and in the Harrow News.
4. **That** the effective date of this By-Law shall be the date of final passage thereof.

Read a first, a second and a third time and finally passed on October 21, 2024.

Mayor

Clerk

SCHEDULE 'A' TO BY-LAW 2375
Former Arthur Raines House
94 Talbot Street South, Essex, Ontario

Legal Description

PLAN 236 LOT 6

SCHEDULE 'B' TO BY-LAW 2375

Reasons for Designation Under the Ontario Heritage Act, R.S.O. 1990, Chapter O.18

Former Arthur Raines House

General Description of Property

94 Talbot Street South is located on the western side of Talbot Street within Essex Centre. It is comprised of the Arthur Raines House: a red brick house that was built in 1887 in the Folk Victorian architectural style.

Description of Property that has Cultural Heritage Value or Interest

The area of the property that demonstrates cultural heritage value or interest is the area that encompasses the entirety of Arthur Raines House.

Statement of Cultural Heritage Value or Interest

Design/Physical Value

The property has design value or physical value because it is a rare, unique, representative or early example of a style, type, expression, material or construction method.

94 Talbot Street South retains significant design or physical value because it is a representative example of a home built in the Folk Victorian architectural style and uses materials sourced from local brick yards. The house was built in 1886, as a part of a small development of the south end of Talbot Street initiated by William Betcone and finished by Daniel Welsh.

The Folk Victorian architectural style is characterized by its mass, form, and shape of the house, the peaked roof line, and the shape of the windows. These features can be seen throughout the building at 94 Talbot Street South.

Historical/Associative Value

The property has historical value or associative value because it has direct associations with a theme, event, belief, person, activity, organization or institution that is significant to a community.

94 Talbot Street South retains significant historical or associative value because it is directly associated with Arthur Raines, a local businessman and former mayor of Essex Centre who contributed to the development of Essex's commercial areas in the late 19th century and early 20th century. Raines was a local businessman in Essex, owning several businesses during the late 19th century and into the 20th century.

Raines was originally a baggage master when he moved to Essex in 1885 or 1886, later becoming the railways warehouseman. He would have been involved with the opening of the Essex Railway Station in 1888. In 1891, he worked as a drayman and as the local agent for the American Express Company. He kept an icehouse so that he could deliver ice that he was cutting on Fred Robinson's Pond in the eastern part of town. On July 29th, 1903, Raines would purchase a storefront from M. E. Allen in the former Craddock block of Talbot Street and open A. Raines Grocer on August 1st, 1903. He was a beloved grocer in Essex Centre, operating his store from 1903 until his death in 1934.

Alongside this, Raines was heavily involved in politics in Essex Centre and served on several different committees and Council during the late 19th century and into the 20th century. He would serve on Town Council as Ward 2 Councillor from 1894 until 1898 and again in 1900, on the Essex Public Library Board in 1899 and 1901, as Mayor in 1901, 1902, and 1906, and finally as Reeve in 1922.

Contextual Value

The property has contextual value because it is important in defining, maintaining, or supporting the character of an area.

94 Talbot Street South retains significant contextual value because it is important in defining, maintaining, and supporting the character of Talbot Street South. Through its architectural style, and the use of red brick throughout the building, the house helps define and maintain the character of the neighborhood as it is consistent with buildings at 54 Talbot Street South, the Essex United Church (49 Talbot Street South), 98 Talbot Street South, and 102 Talbot Street South.

Description of Heritage Attributes

The key heritage attributes that contribute to the design/physical value of 94 Talbot Street South includes:

- The mass, form, and style of the house;
- All existing window openings topped with brick voussoirs,
- All existing door openings and the surrounding door frames,
- The red brick cladding in a common brick bond,
- The existing roof lines and peaks.

The key heritage attributes that contribute to the heritage/associative value of 94 Talbot Street South includes:

- The building's location on the western side of Talbot Street South.

The key heritage attributes that contribute to the contextual value of 94 Talbot Street South includes:

- The building's location on the western side of Talbot Street South.