

BYLAW NO. 10081

THE WILLOUGHBY & DUNCAN BUILDING
HERITAGE DESIGNATION BYLAW

WHEREAS the Council of the City of Regina wishes to designate as municipal heritage property certain features of the building known as the Willoughby & Duncan Building, located at 1839-51 Scarth Street, in the City of Regina;

THE COUNCIL OF THE CITY OF REGINA ENACTS AS FOLLOWS:

1. Subject to section 2, the real property known as 1839-51 Scarth Street, Regina, situate on lands legally described as:

Lots 10, 11, 12 and 13
Block 306
Regina, Saskatchewan
Plan Old No. 33

MINERALS INCLUDED

is hereby designated as Municipal Heritage Property.

2. The designation set forth in section 1 shall apply specifically to both the remaining and restored original exterior of the Scarth Street façade of the Building, primarily at ground floor level and including the Tyndall stone arches and corbels, the exposed brick surfaces and the original building nameplate (hereinafter called “the designated features”).
3. The reasons for the designation as Municipal Heritage Property are as follows:
 - a. The building, erected in 1909, is one of the oldest remaining commercial buildings in Regina.
 - b. The original building design was executed by local architect F. Chapman Clemesha, and is the only known example of his commercial work in Regina. Mr. Clemesha practised in the city until 1922, much of the time in partnership with the prominent local architect, Francis Portnall.

- c. The building was constructed and originally owned by Charles H. Willoughby and William H. Duncan, on property they purchased in 1899 for use as a lumberyard. Messrs. Willoughby and Duncan, who maintained an office for their contracting firm in the building until 1922, were founding partners in the Beaver Lumber Company. Both were early settlers in the Regina area, successful businessmen and prominent community leaders. Moreover, their families and relatives continued to make significant contributions to the economic, social and community life of Regina for many years.
 - d. The upper two floors of the building originally functioned as a boarding house, known as Wildun Lodge. From 1914 to 1951, the upper three floors contained residential apartments. Dr. Frances G. McGill, noted pathologist and bacteriologist, director of the provincial laboratory for twenty years and the first woman to be recognized as a member of the RCMP, was a resident of the building from 1918 to 1930.
 - e. Benefiting from a comprehensive façade enhancement program undertaken between 1994 and 1996, the building makes a significant contribution to the heritage character of the Frederick W. Hill (Scarth Street) Mall.
4. (1) Subject to subsection (2), no person shall alter, restore, repair, disturb, transport, add to, change or move, in whole or part, the designated features, without the written approval of the Council of the City of Regina.
(2) The Council delegates to the Director of Community Services, or his designate, the power to approve maintenance of the designated features. “Maintenance” for the purposes of this section 4 includes painting, repairing and restoring, as well as necessary replacement of building materials, in a fashion consistent with existing architectural features, appearance, colours and building materials.
 5. Bylaw No. 8912, commonly referred to as *The Heritage Holding Bylaw*, is amended by deleting from Schedule “A” thereof reference to Item 1.25 (the Willoughby & Duncan Building).
 6. This Bylaw comes into force on the day of passage.

READ A FIRST TIME THIS 8TH DAY OF MARCH 1999.

READ A SECOND TIME THIS 8TH DAY OF MARCH 1999.

READ A THIRD TIME AND PASSED THIS 8TH DAY OF MARCH 1999.

D.R. ARCHER
Mayor

R.M. MARKEWICH
City Clerk

(SEAL)

CERTIFIED A TRUE COPY

City Clerk

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ABSTRACT

BYLAW NO. 10081

**THE WILLOUGHBY & DUNCAN BUILDING
HERITAGE DESIGNATION BYLAW**

PURPOSE: To designate as Municipal Heritage Property the property known as the Willoughby & Duncan Building, located at 1839-51 Scarth Street, Regina, Saskatchewan.

The bylaw also deletes reference to the property from the Heritage Holding Bylaw.

ABSTRACT: The designation will apply specifically to the identified components of the exterior of the building.

PUBLIC HEARING: N/A

REFERENCE: Municipal Heritage Advisory Committee Report dated January 19, 1999, (HR99-1)

City Council Report dated January 25, 1999 (CR99-9)

AMENDS/REPEALS: N/A

CLASSIFICATION: Regulatory

ORIGINATING DEPT.: Community Services, Urban Planning Division