

THE CORPORATION OF THE CITY OF WELLAND

BY-LAW NUMBER 2002 - 122

**A BY-LAW TO DESIGNATE 103 STATE STREET
IN THE CITY OF WELLAND, KNOWN AS THE
"LOBOSCO-FOOTE HOUSE" OF HISTORIC OR
ARCHITECTURAL VALUE OR INTEREST**

WHEREAS the **Ontario Heritage Act, R.S.O. 1990, c.O.18**, as amended, authorizes the council of a municipality to enact by-laws to designated real property, including all buildings and structures thereon, to be of historic or architectural value or interest;

AND WHEREAS the Council of the Corporation of the City of Welland has caused to be served a Notice of Intention to so designate the real property municipally known as 103 State Street, in the City of Welland, and commonly known as the "LoBosco-Foote House", upon the owner of the said property and upon the Ontario Heritage Foundation, and has caused such Notice of Intention to be published in a newspaper, having general circulation in the municipality, in accordance with the said **Ontario Heritage Act**;


AND WHEREAS no Notice of Objection to the proposed designation was served upon the Clerk of the City of Welland and accordingly the City is exercising its authority pursuant to the provisions of the **Ontario Heritage Act, R.S.O. 1990, c.O.18**.


NOW THEREFORE THE MUNICIPAL COUNCIL OF THE CORPORATION OF THE CITY OF WELLAND ENACTS AS FOLLOWS:

1. That the real property, more particularly described in Schedule "A" attached hereto and forming part of this by-law, commonly known as the "LoBosco-Foote House" located at 103 State Street, in the City of Welland, shall be and the same is hereby designated as being of historic or architectural value or interest.
2. That the Reasons for Designation are attached hereto as Schedule "B" and shall for all purposes form a part of this by-law.
3. The City Solicitor is hereby directed to cause a copy of this by-law to be registered against the property described in said Schedule "A" in the proper Land Registry Office.

3. The City Clerk is hereby authorized to cause a copy of this By-law to be served upon the owner of the aforesaid property and upon The Ontario Heritage Foundation, and to publish a notice of such by-law in a newspaper having general circulation in the City of Welland.

READ A FIRST, SECOND AND THIRD TIME AND PASSED BY
COUNCIL THIS 16th DAY OF July, 2002.


_____ MAYOR


_____ CLERK

SCHEDULE "A"

Part Lot 58, Plan 575,
in the City of Welland, in the Regional Municipality of Niagara,
as in RO650042, PIN 64108-0217(LT).

SCHEDULE "B"

103 State Street "The LoBosco - Foote House"

REASONS FOR DESIGNATION

Built in 1931, this house shows strong influences of the Prairie style of architecture popularized by Frank Lloyd Wright between 1910 and 1930 and brought to Canada by Ottawa architect Francis C. Sullivan. Characteristics of this style can be seen in the strong horizontal eave line, windows grouped in twos and threes, tall chimney and the geometric glazing of the original windows, only one of which survives on the east side of the house. The interior shows a strong Italian influence in style and materials. The house retains its original oak woodwork and hardwood floors throughout and in the living room an intricate plaster cove ceiling moulding and 1930's brick fireplace complete with original electric fire. Imported Italian ceiling and side light fixtures and curtain rods of hand painted brass throughout the house are original, as are the fixtures and Italian tile of the second floor bath.

The house was built for Pietro (Peter) and Adelina Messina LoBosco who emigrated from Sicily shortly after their marriage in 1910. Mr. LoBosco ran a barbershop (Service Barber Shop) at 179 East Main Street for over 30 years. Mr. and Mrs. LoBosco, members of St. Mary's Roman Catholic Church, raised a family of five in the house: Peter, Verna, Rose, Mary and Josephine.

The house remained in the LoBosco family until 1987 and was the residence of the LoBosco's daughters Mary, manager of the Robert Simpson Co. Ltd. (later Simpsons-Sears) on East Main; Verna, owner of the Mayverne Gift Shop at 105 East Main for many years and Rose, office manager for Rosberg's department store (also on East Main). In 1993 it was sold to its current owners William and Heather (Sparks) Foote.



Document General

Form 4 — Land Registration Reform Act

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LT217344

CERTIFICATE OF RECEIPT
RECEPISSE

NIAGARA SOUTH/SUD (S9)WELLAND

02 JUL 19 PM 2 33

R.M. Stirtzinger

(1) Registry Land Titles (2) Page 1 of 5 pages

(3) Property Identifier(s) 64108-0217(LT) Block Property Additional: See Schedule

(4) Nature of Document BY-LAW NUMBER 2002 - 122

(5) Consideration Dollars \$

(6) Description
Part Lot 58, Plan 575,
City of Welland,
Regional Municipality of Niagara,
as in RO650042.

New Property Identifiers Additional: See Schedule

Executions Additional: See Schedule

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

(8) This Document provides as follows:

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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 CITY OF WELLAND (Local Municipality)	<i>Cindy Forster</i> CINDY FORSTER, MAYOR	2002 07 18
	<i>Craig A. Stirtzinger</i> CRAIG A. STIRTZINGER, CITY CLERK	2002 07 18

(11) Address for Service 411 East Main Street, Welland, Ontario L3B 3X4

(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

103 State Street
Welland, Ontario

(15) Document Prepared by:

GEORGE C.M. BANKS, City Solicitor
THE CORPORATION OF
THE CITY OF WELLAND
411 East Main Street
Welland, Ontario
L3B 3X4

GCMB/lde

Fees and Tax	
Registration Fee	
Total	

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