

NOTICE OF INTENTION TO DESIGNATE

Ontario Heritage Act, R.S.O. 1990, c. O.18

TAKE NOTICE THAT the Council of The Corporation of the City of Cambridge, at its meeting held on September 23, 2025, intends to designate the property described below as a property of cultural heritage value or interest under Part IV, Section 29 of the *Ontario Heritage Act*, R.S.O. 1990, c. O.18.

Property:

Municipal Address: 210 King Street East

Legal Description: PT LTS 2-4 S/S OF KING ST PL 522, BEING PTS 7, 9-14 ON 58R-16958. T/W INTEREST IN WS592842; SUBJECT TO AN EASEMENT IN GROSS OVER PT 12 ON 58R-16958 AS

IN WR598679; SUBJECT TO AN EASEMENT OVER PTS 7, 9, 12, 13, 14 ON 58R-16958 IN FAVOUR OF PT LT 4 S/S OF KING ST PL 522, BEING PTS 1-6 ON 58R-16958 AS

IN WR602742; TOGETHER WITH AN EASEMENT OVER PT LT 4 S/S OF KING ST PL 522, BEING PTS 1-3 ON 58R-16958 AS IN WR602742; CITY OF CAMBRIDGE

The proposed designation is intended to recognize and protect the cultural heritage value or interest of the property in accordance with the provisions of the *Ontario Heritage Act*.

Description of Property

210 King Street East is a two-and-a-half storey stone building located on the west side of King Street East in the historic community of Preston. Clad in roughcast stucco and featuring a Georgian-influenced form with parapet end walls and symmetrical fenestration, the property contributes to a group of 19th-century buildings that define the historic character of the King Street corridor.

Statement of Cultural Heritage Value or Interest

The property has cultural heritage value or interest for the following reasons:

Design/Physical Value

The property is a rare and representative example of a Georgian-influenced commercial-residential building in a small-town Ontario setting. Notable architectural features include a side-gabled roof with parapet end walls and double chimneys, a symmetrical three-bay facade, six-over-six sash windows, and stone masonry construction (concealed by historic stucco). Despite alterations to the storefront and rear elevation, the building retains a high degree of architectural integrity in form, massing, and character.

Historical/Associative Value

The property is associated with the Werlich family, notable entrepreneurs in Preston's industrial history. Jacob Werlich, a furniture maker and civic leader, co-founded Werlich Bros. & Co. with his brother John Werlich, producing player pianos, furniture, and related goods in the early 20th century. While the primary piano manufacturing facility may have been located elsewhere, 210 King Street East is closely associated with the Werlichs' retail presence and reflects their role in Preston's commercial development.

Contextual Value

The property contributes to the historic streetscape of King Street East and is physically and historically linked to adjacent 19th-century buildings at 204 and 234 King Street East. Together, these structures form a cohesive streetscape that illustrates the historical evolution of Preston's downtown core. The property helps define the character and visual continuity of the area.

Heritage Attributes

The cultural heritage value of the property is expressed through the following attributes:

- The two-and-a-half storey scale and rectangular form;
- The side-gabled roof with parapet end walls and paired chimneys;
- The concealed stone construction beneath roughcast stucco;
- The symmetrical three-bay front facade;
- The proportions and placement of window openings;
- Its physical and historical relationship with 204 and 234 King Street East