

THE CORPORATION OF THE CITY OF CAMBRIDGE

BY-LAW 26-XXX

A By-law to Designate the Property Known as 234 King Street East, as Being of Cultural and Heritage Value or Interest Under Part IV of the *Ontario Heritage Act*.

WHEREAS section 29 of the *Ontario Heritage Act*, R.S.O. 1990, c. O.18, as amended, authorizes the Council of a municipality to enact by-laws to designate real property including all buildings and structures thereon, to be of cultural heritage value or interest;

AND WHEREAS the Council of the Corporation of the City of Cambridge has caused to be served upon the owner of the property at 234 King Street East, Cambridge, and upon the Ontario Heritage Trust, a Notice of Intention to Designate the property and has caused such Notice to be published in a newspaper having general circulation in the municipality;

AND FURTHER 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 Corporation of the City of Cambridge enacts as follows:

1. **THAT** the property located at 234 King Street East, Cambridge, and legally described in Schedule "A" attached hereto, is hereby designated as being of cultural heritage value or interest under Part IV of the *Ontario Heritage Act*. The designation is limited to the exterior of the property, and no elements of the interior are included in this designation.
2. **AND THAT** the reasons for designation including a description of the cultural heritage value or interest of the property and a description of its heritage attributes, are set out in Schedule "B" attached hereto and forming part of the By-law.
3. **AND FURTHER THAT** the City of Cambridge is hereby authorized to serve a copy of this by-law to the owner of the property and the Ontario Heritage Trust and to cause notice of this by-law to be published in a newspaper having general circulation in the City of Cambridge.

4. **AND FINALLY THAT** it is Acknowledged and Directed that the City Solicitor, or their designate, be authorized to register electronically any and all documents in connection with this transaction.

PASSED AND ENACTED this 24th day of February 2026.

MAYOR

CLERK

SCHEDULE "A"
TO BY-LAW 25-XXX
of the
CORPORATION OF THE CITY OF CAMBRIDGE

Legal Description of Property

PT LT 4 S/S KING ST PL 522 CAMBRIDGE PT 4 67R2318 EXCEPT PT 1 58R8487;
CAMBRIDGE

SCHEDULE "B"
TO BY-LAW 26-XXX
of the
CORPORATION OF THE CITY OF CAMBRIDGE

Statement of Cultural Heritage Value or Interest

The property at 234 King Street East, known historically as Fox's Lair, has cultural heritage value for its design/physical value, historical/associative value, and contextual value.

Constructed circa 1855, the building is a representative example of the Ontario Cottage, a vernacular form of the Gothic Revival style common in mid-19th-century Ontario. It is characterized by its one-and-a-half-storey massing, symmetrical three-bay façade, central entrance with a centre gable, and brick construction on a stone foundation. The rear gable-roofed wing, added before 1910, contributes to its L-shaped footprint.

The property has historical value for its association with Xavier Fuchs (Fox), a German immigrant and vinegar maker, and with Henry Peter Bernhardt, a local brewer who owned the property beginning in 1874. The house's long association with tradespeople and business owners reflects Preston's 19th-century development as a mixed-use settlement.

The property also has contextual value as part of a grouping of three surviving 19th century houses on this block of King Street East. Together with 204 and 210 King Street East, it helps to define and maintain the historic character of Preston's main commercial and residential corridor.

Description of Heritage Attributes

The following elements contribute to the cultural heritage value of the property and shall be conserved:

- One-and-a-half-storey Ontario Cottage form with L-shaped footprint (main block and rear tail).
- Symmetrical three-bay front façade with central entrance and centre gable. Brick construction and stone foundation. Flat-arched window openings with lug sills and surviving six-over-six wood sash windows.
- Two-storey wooden porch with decorative spindles, and central entrance with transom and side lights.
- Centre gable with shingled tympanum and doorway opening to the upper porch.

- Heavy cornice, plain frieze, and returned eaves along the roofline.