

THE CORPORATION OF THE TOWN OF LINCOLN

BY-LAW NO. 97-18

A BY-LAW TO DESIGNATE THE PROPERTY KNOWN MUNICIPALLY AS THE TUFFORD - ROMAGNOLI HOUSE, 4763 KING STREET, PART OF LOT 14, IN CONCESSION 3, FORMER TOWNSHIP OF CLINTON, NOW TOWN OF LINCOLN, AS BEING A STRUCTURE OF ARCHITECTURAL AND HISTORICAL VALUE OR INTEREST

WHEREAS:

1. Section 29 of the Ontario Heritage Act, R.S.O.1990, Chapter O.18, authorizes the Council of the municipality to enact by-laws to designate real property including all buildings and structures thereon to be of architectural or historical value or interest.
2. The Council of the Corporation of the Town of Lincoln has caused to be served on the owners of the lands and premises known as 4763 King Street, in the Town of Lincoln, and upon the Ontario Heritage Foundation, notice of intention to so designate the aforesaid real property and has caused such notice of intention to be published in the Lincoln Post Express, a newspaper having general circulation in the municipality once its publication of January 8, 1997.
3. The reasons for the designation are set out in Schedule "B" attached hereto, and forming part of this by-law.
4. No notice of objection to the proposed designation has been served on the Clerk of the municipality.

NOW THEREFORE, THE COUNCIL OF THE CORPORATION OF THE TOWN OF LINCOLN ENACTS AS FOLLOWS:

1. There is designated as being of architectural and historical value or interest the real property known as the Tufford - Romagnoli House, 4763 King Street, part of Lot 14, in Concession 3, former Township of Clinton, now Town of Lincoln, more particularly described in Schedule "A" attached hereto, for the reasons as described in Schedule "B" attached hereto and forming part of this by-law.
2. The Municipal Solicitor is hereby authorized to cause a copy of this by-law to be registered against the property described in Schedule "A" attached hereto and forming part of this by-law.
3. The Clerk is hereby authorized to cause a copy of this by-law to be served on the owner of the aforesaid property and on the Ontario Heritage Foundation and to cause notice of the passing of this by-law to be published in the Lincoln Post Express, a newspaper having general circulation in the municipality.

BY-LAW read a FIRST time this 17 day of February, 1997.  
BY-LAW read a SECOND time this 17 day of February, 1997.  
BY-LAW read a THIRD time and FINALLY PASSED this 17 day of February, 1997.

  
MAYOR: RAY A. KONKLE

  
CLERK: KYLE S. KRUGER

SCHEDULE "A"

*and part of the road allowance between  
concessions 3 & 4*

PART of Lot 14, in Concession 34<sup>4</sup>, in the former Township of Clinton, now in the Town of Lincoln, Regional Municipality of Niagara, designated as Part 1 on Plan 30R-5401.

SCHEDULE "B"

**REASONS FOR DESIGNATION**

The property on which the house sits was originally a Crown Grant of 100 acres to Garrett Slingerland in 1799, then purchased by David Merserau in the same year. In 1817, Abel Stafford purchased the whole lot, selling the west half to John McIntyre in 1819. John Tufford Sr, a Loyalist originally from New Jersey, purchased the property of 81 acres in 1838. An 1841 census identifies John K. Tufford Jr, his wife and four children on Lot 14, Concession 4, as holder of the land by "kinship". Walter E. Tufford, bailiff of Clinton, received the home farm of 81 acres from his father, John K, in 1878 subject to a life lease. In 1906, Lincoln County's third Women's Institute was established in this house with Mrs. W.E. (Margaret) Tufford as its first president. Following W.E. Tufford's death, the property was sold in 1913 to George Creelman and Walter Gow. In 1917, the property was leased by the Imperial Munitions Board as part of the Royal Flying Corps School of Aerial Flying site during WWI. It became a YWCA Hostess House, providing a social centre for the camp and temporary lodging for the cadets' families. The house was leased for a short time to Charles Tufford in the 1930's and then sold to J.H. and A.F. Romagnoli in 1939. Fred and Margaret (nee Tufford) Romagnoli continue to live in the house today.

The original part of the house is believed to have been built around 1840, possibly sooner, in the Classical Revival style. The front door is symmetrically flanked by two windows and there were two fireplace chimneys on either side of a low-pitched roof. When a gabled wing with a furnace chimney was later added to the south/east section, the roof was rebuilt with a sharper pitch throughout. Hand-hewn beams supported by a rubblestone foundation to the west and fieldstone to the east, attest to its age. Long-since removed are an early 1900's trellisaged veranda, white picket fence, gateway and window shutters. The two front dormers were added in 1940.