

DISTRICT OF WELLS

BYLAW NO. 16, 1999

A BYLAW TO DESIGNATE HERITAGE PROPERTIES

WHEREAS the Council considers that the properties described in the Schedule to this bylaw have heritage value or heritage character and that their designation is desirable for the conservation of protected heritage property,

NOW THEREFORE The Council of the District of Wells, in open meeting assembled, enacts as follows:

This bylaw may be cited as "District of Wells Heritage Designation Bylaw No. 16, 1999".

The terms "heritage value" and "heritage character" have meaning given to them in s.1 of the *Municipal Act* and any grammatical form of the term "alter" has the meaning corresponding to the meaning given to that term in s.947 of the *Municipal Act*.

1. The properties described by civic address and legal description in Schedule "A" attached to and forming part of the Bylaw are designated as protected under Section 967 of the *Municipal Act*.

Exemptions from Permit Requirement

2. Alterations that do not alter the interior and exterior appearance of the building, and provide normal repair and maintenance may be made to the properties described in Schedule "A" without the owner obtaining a heritage alteration permit; except
 - (a) BUILDING INTERIOR:
 - i. The placement of all interior walls;
 - ii. the wooden floors including the gymnasium floor in the main auditorium;
 - iii. wainscotting and other trim detailing including door and window hardware;
 - iv. material composition of the wall coverings;
 - v. the locations, wall finishes and trim detailing of the stairwells;
 - vi. the size and shape of the main auditorium, stage, bleachers and main entryway;
 - vii. light fixtures in the mezzanine.
 - (b) BUILDING EXTERIOR:
 - i. The material composition of all exterior finishes;

- ii. The size, shape, material composition and glazing of all windows and doors;
 - iii. The shape of the roof of the building.
3. For the purposes of Section 2, 'normal repair' means the replacement of elements of the structure or finishing materials of a building with components that are equivalent to those being replaced in material composition, dimensions and quality, except where the elements or materials being replaced are not original to the building in which case a heritage alteration permit is required.

READ A FIRST TIME this 1st day of JUNE, 1999.

READ A SECOND TIME this 1st day of JUNE, 1999.

PUBLIC HEARING HELD this 17th day of JUNE, 1999.

READ A THIRD TIME this 6th day of JULY, 1999.

ADOPTED this 20th day of JULY, 1999.

signed by: David Hendrixson, Mayor

and by: Doug Ruttan, Clerk

certified as a true copy of Bylaw No. 16, 1999.

District of Wells

Schedule "A" to Bylaw No. 16, 1999

PART ONE: PROPERTIES WITH HERITAGE VALUE OR CHARACTER

CIVIC ADDRESS FEATURES	LEGAL DESCRIPTION	DESIGNATED
Sanders Avenue	Lot 24, 25, 26, Block 4, DL 289	Wells Community Hall