

To be the most livable town in Canada.

## **DRAFT** NOTICE OF INTENTION TO DESIGNATE

On July 10, 2023 Oakville Town Council resolved to pass a Notice of Intention to Designate the following property under Section 29 of the *Ontario Heritage Act*, R.S.O. 1990, c. O.18, as amended, as a property of cultural heritage value and interest:

Guess House  
329 Douglas Avenue  
LOTS 170 and 171, PLAN 113; TOWN OF OAKVILLE

### Description of Property

The property at 329 Douglas Avenue is located on the east side of Douglas Avenue, between Macdonald Road and Galt Avenue in the Brantwood neighbourhood. The property contains the circa 1910 2 ½-storey brick and half-timbered house.

### Statement of Cultural Heritage Value or Interest

#### *Design and Physical Value*

The Guess House has design and physical value as a representative example of a Tudor Revival house with Craftsman style architectural influences. The house was built around 1910 and includes characteristics of Tudor Revival design such as: exposed eaves, recessed entry, a brick first storey with a roughclad and timbered second and third (half) storey, diamond- and rectangular-patterned leaded-glass casement windows, an asymmetrical façade, and a multi-sloped roof made with multiple heights and dormers on each side. The lakestone knee wall along Douglas Avenue supports the Arts & Crafts style character of the property. This house is a unique and elaborate example of popular buildings styles in Ontario in the 1910s.

#### *Historical and Associative Value*

The Guess House has cultural heritage value for its direct associations with the development of the local residential area known as 'Brantwood', an early 20<sup>th</sup> century subdivision of Oakville. It was one of the earliest buildings constructed in the Brantwood subdivision and was used as an impressive example of the type of architecture that was being promoted in the area by its developers. The house still retains exterior heritage aspects that have lent to the neighbourhood's character over the last 100 years and its presence contributes to the relatively intact historic development of Brantwood.

#### *Contextual Value*

The subject property has contextual value because it supports and maintains the historical residential character of the Brantwood neighborhood. It is physically, functionally, visually, and historically linked to the surrounding residential neighbourhood and places the Brantwood area's origins in a specific timeframe. The house was built as an early representation of what the community could be and remains a significant marker within the area's streetscape.

### Description of Heritage Attributes

Key heritage attributes of the property at 329 Douglas Avenue that exemplify its cultural heritage value, as they relate to the historic 2 ½storey house, include:

- The massing and form of the 2 ½-storey building with its asymmetrical façade with sloped roofs, and the shape of the multi-sloped roofs, gables, and dormers on all four elevations;
- Brick cladding with running bond pattern on the first storey;
- Half timbering cladding, including stucco and wood elements, on the second and third storeys;
- Recessed front entry under exposed beams;
- Flared eaves on the dormers and recessed entry;
- Fenestration of the north, west, and south elevations;
- Casement style windows with diamond- and rectangular-patterned glass panes;
- Wood window sills and wood window trim, and
- Two brick chimneys with stone caps.

Key heritage attributes of the property at 329 Douglas Avenue that exemplify its cultural heritage value, as they relate to the property, include:

- Low lakestone knee wall and lakestone columns along Douglas Avenue

The detached two-car garage and the two-storey stucco-clad rear addition are not considered to be of cultural heritage value.

Any objection to this designation must be filed no later than **August XX, 2023**. Objections should be directed to the Town Clerk, 1225 Trafalgar Road, Oakville, Ontario L6H 0H3.

Further information respecting this proposed designation is available from the Town of Oakville. Any inquiries may be directed to Carolyn Van Sligtenhorst, heritage planner at 905-845-6601, ext.3875 (TTY 905-338-4200), or by email at [carolyn.van@oakville.ca](mailto:carolyn.van@oakville.ca)

The last date to file a notice of objection is **August XX, 2023**.

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Lunau House  
405 Galt Avenue  
PART LOTS 201 and 202, PLAN 113; TOWN OF OAKVILLE

### Description of Property

The property at 405 Galt Avenue is a large property located on the north side of Galt Avenue, between Douglas Avenue and Watson Avenue in the Brantwood neighbourhood. The property contains a 2 ½-storey brick house built in 1928.

### Statement of Cultural Heritage Value or Interest

#### *Design and Physical Value*

The subject house has design and physical value as a representative example of the Colonial Revival architectural style popular in Ontario in the early- to mid-20<sup>th</sup> century. The house was built in 1928 with a typical Colonial Revival style symmetrical façade with centered front and rear dormers and a side-gabled roof. It has a symmetrical fenestration around the entire house, and a centered door with covered porch supported by full height columns. The home has unique matching Colonial-style balustrades on the north and south sides of the home and quarter lunette windows on the north and south elevations.

#### *Historical and Associative Value*

The home has cultural heritage value for its direct associations with the development of the local residential area known as ‘Brantwood’, an early 20<sup>th</sup> century subdivision of Oakville. Its presence contributes to the relatively intact historic development of Brantwood. The property yields information that contributes to the understanding of the development of the local community and demonstrates the types of architectural styles and thinking that were popular at the time, in this case the late 1920s and early 1930s. It is connected to two local families, both of which lived in the home for extended periods of time. E.P. Lunau had the home built for his family when he owned the property. He went on to be a local dry goods merchant in Oakville for over twenty years and operated a store in downtown Oakville. The building, called the Lunau Block, was built in 1922 and still stands today. The Bovey family purchased the home in 1978 and lived there until 2022.

## *Contextual Value*

The subject property has contextual value because it supports and maintains the historical residential character of the Brantwood neighborhood. It is particularly important on Galt Avenue, as several older homes have been redeveloped and empty lots filled with newer homes. It is physically, functionally, visually, and historically linked to the surrounding residential neighbourhood and places the Brantwood area's origins in a specific timeframe, helping to tell the larger story of Oakville and its development in the 20<sup>th</sup> century.

## Description of Heritage Attributes

Key heritage attributes of the property at 405 Galt Avenue that exemplify its cultural heritage value, as they relate to the 2 ½-storey house and the two one-storey side wings, include:

- The symmetrical massing and form of the 2 ½ storey gable-roofed building anchored by the two 1 storey flat-roofed wings;
- Two gable-roofed dormers clad in wood shingles with wood cornice, soffits, and cornice returns;
- Multi-coloured brick cladding in running bond, including brick headers above doors and windows;
- Two matching brick chimneys;
- Front gable-roofed porch with six round tapered columns and two half square tapered columns, wood soffits, wood fascia, and wood trim;
- Front entrance with paneled wood door, sidelights with wood panels and leaded glass, and triple fanlight with spiderweb-style leaded glass;
- Fenestration of the windows and doors on all elevations, excluding the second storey door on the east elevation;
- The use of 6/1 wood windows with simple wood trim throughout the house;
- Four quarter lunette windows on the north and south elevations;
- Stone window and door sills;
- Wood soffits, fascia, and frieze; and
- The design, shape and of the balustrades over the one-storey side wings.

The two-storey rear sunroom addition and one-storey detached garage are not considered to be of significant cultural heritage value.

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Henry and Mary Post Farmhouse  
3480 Ninth Line  
Part Lot 6, Concession 1 Trafalgar North of Dundas Street, S & E PTS ON EXP. PL  
H857503 & PARTS 3,4,5 & 6 20R20343; Town of Oakville

Description of Property

The property at 3480 Ninth Line is located on the west side of Ninth Line just south of William Halton Parkway. The property contains the circa 1881 1 ½ storey brick Gothic Revival style farmhouse.

Statement of Cultural Heritage Value or Interest

*Design and Physical Value*

The Henry and Mary Post Farmhouse building has design and physical value as a representative example of a 19<sup>th</sup> century Gothic Revival style residential structure. Constructed around 1881, the farmhouse displays several elements of the Gothic Revival style, including: its steeply pitched roof, front gables, dichromatic brick cladding, buff-coloured brick quoins, round-headed windows, bay window, and its elaborate round-headed brick lintels topped by brick hood moulds.

*Historical and Associative Value*

The Henry and Mary Post Farmhouse property has historical value because of its direct associations with a number of early settler families, with the lost hamlet of Snider's Corners, and with the agricultural development of Trafalgar Township. Owners of the property included members of the Post and Shain families, who were some of the area's earliest settlers. Henry and Mary Post built the farmhouse and farmed the land for over 50 years. The property also has direct associations with the lost hamlet of Snider's Corners, a community that played an instrumental part in the social development of the area. One of the area's earliest schoolhouses was built on the original 100-acre lot containing the subject farmhouse. Snider's Corners was centered around this schoolhouse and the nearby church. As an early farmstead, the property has direct associations with the early agricultural development of Trafalgar Township.

*Contextual Value*

The Henry and Mary Post Farmhouse property has contextual value as it remains physically, visually, and historically linked to its surroundings. The building is one of a few remaining

historic farmhouse structures in the area and stands as a rare reminder of Snider's Corners, the community that once grew and thrived here, and as a reminder of the rural settler history of Trafalgar Township.

#### Description of Heritage Attributes

Key attributes of the Henry and Mary Post Farmhouse at 3480 Ninth Line that exemplify its value as a representative example of a Gothic Revival style, L-shaped brick farmhouse include the following, as they relate to the 1 ½ storey brick portion of the building:

- The footprint and form, including its steep intersecting gable roofs, front bay window and overall form of the original front porch;
- Dichromatic brick and buff cladding in stretcher bond pattern with corner quoins, headers and hood moulds over windows and doors, and decorative star patterns in gables;
- Wood soffit and fascia;
- Historic fenestration of the windows and door on the north, east, south and west elevations;
- Historic 2/2 wood windows, including wood window trim;
- Dressed stone sills;
- Historic front entrance including double set of wood doors, wood trim and transom window; and
- Lakestone foundation above grade.

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Further information respecting this proposed designation is available from the Town of Oakville. Any inquiries may be directed to Carolyn Van Sligtenhorst, heritage planner at 905-845-6601, ext.3875 (TTY 905-338-4200), or by email at [carolyn.van@oakville.ca](mailto:carolyn.van@oakville.ca)

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Dr. John A. Johnstone House  
3048 Trafalgar Road  
PT LT 13, CON 1 TRAFALGAR, NORTH OF DUNDAS STREET, AS IN 604333

### Description of Property

The subject property is located at 3048 Trafalgar Road on the west side of Trafalgar Road, north of Dundas Street East. The property contains a circa 1890s frame house built in the Queen Anne style, known as the Dr. John A. Johnstone House.

### Statement of Cultural Heritage Value or Interest

#### *Design and Physical Value*

The Dr. John A. Johnstone House building has design and physical value as a representative example of a late 19<sup>th</sup> century Queen Anne style residential structure. Constructed sometime in the 1890s, the house has an asymmetrical and eclectic design, typical of the style. Built on a lakestone foundation, the house is clad in horizontal wood siding and contains a number of design elements reflective of the Queen Anne style, including: the first storey bump-out with a rounded window; segmentally-arched windows throughout; the projecting second storey underlined by a bracketed frieze; decorative half-cove (or a close approximation of) shingles in the third storey gable; exposed eaves; and matching sets of decorative corbels on the second storey corners.

#### *Historical and Associative Value*

The Dr. John A. Johnstone House building has historical value because of its direct associations with Dr. John A. Johnstone, a well-known veterinary surgeon who practiced in Halton County for over 50 years. Dr. Johnstone was also the veterinary inspector for Halton County for 30 years and was the first Deputy Reeve of Trafalgar Township. John and his wife Catherine raised six children in the subject house. The property also has historical associations with the former village of Trafalgar, also known as Post's Corners and Postville. The Dr. John A. Johnstone House was located right in the heart of the village and would have been a well-known and often-visited landmark in the area.

#### *Contextual Value*

The Dr. John A. Johnstone House building has contextual value because it is physically, visually and historically linked to its surroundings. The building is one of the only remaining structures

from the former village of Post's Corners/Postville/Trafalgar. The house has cultural heritage value as a reminder of village life and of the agricultural and settler history of Trafalgar Township.

#### Description of Heritage Attributes

Key attributes of the Dr. John A. Johnstone House that exemplify its value as a representative example of a Queen Anne style house include the following:

- The footprint and form of the two and 2 ½ storey building, including its gable roof with jerkinhead gable, hip roof, and projecting second storey and first storey bay window on the front elevation;
- Horizontal wood cladding with wood corner board trim;
- Decorative half-cove style cedar shingle cladding in front gable;
- Exposed eaves in front gable;
- Wood soffit and fascia throughout the house;
- Wood corbels on second storey;
- Bracketed friezes on the south and east elevations;
- Historic fenestration of the windows and doors on the north, east, south and west elevations;
- Segmentally-shaped window openings and wood window opening trim;
- Historic wood front door on east elevation;
- Lakestone foundation above grade; and
- The orientation of the building towards Trafalgar Road.

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