



OAKVILLE

THE CORPORATION OF THE TOWN OF OAKVILLE

BY-LAW NUMBER 2024-181

**A by-law to designate the Lewis House at 131 Chisholm Street as a property of cultural heritage value or interest.**

**WHEREAS** pursuant to Section 29, Part IV of the *Ontario Heritage Act*, R.S.O. 1990, chapter O.18, the council of a municipality is authorized to enact by-laws to designate a real property, including all buildings and structures thereon, to be of cultural heritage value or interest;

**WHEREAS** the property described in Schedule A to this By-law (“the Property”) contains the cultural heritage resource known as the Lewis House;

**WHEREAS** the council of the Corporation of the Town of Oakville, by resolution passed on September 24, 2024, has caused to be served on the owner of the lands and premises at 131 Chisholm Street, Oakville, ON and upon the Ontario Heritage Trust, notice of intention to designate the Lewis House as a property of cultural heritage value or interest, and further, has caused the notice of intention to be published on the town’s website in accordance with the town’s *Ontario Heritage Act* Alternative Notice Policy;

**WHEREAS** no objection to the proposed designation was served on the municipality by October 28, 2024, being the last date for filing an objection;

**AND WHEREAS** the Town Council has described the Property, set out the statement of cultural heritage value or interest for the Property, and described the heritage attributes of the Property in Schedule “B” to this By-law, which forms part of this By-law;

**COUNCIL ENACTS AS FOLLOWS:**

1. That the real property legally described in Schedule “A” to this By-law, is hereby designated to be of cultural heritage value or interest under Section 29 of the *Ontario Heritage Act*.
2. That the attached Schedules form part of the By-law.
3. And that the Town Solicitor be authorized to cause a copy of this by-law to be registered against the property described in Schedule “A” at the Land Registry Office.

PASSED this 25<sup>th</sup> day of November, 2024

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MAYOR

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CLERK

SCHEDULE "A" TO  
BY-LAW 2024-181

In the Town of Oakville in the Regional Municipality of Halton, property description as follows:

Lewis House  
131 Chisholm Street  
Part Lot 5, Block 57, Plan 1, Part Lot 6, Block 57, Plan 1, as in 635897;  
Oakville

SCHEDULE “B” TO  
BY-LAW 2024-181

STATEMENT OF CULTURAL HERITAGE VALUE OR INTEREST

Description of Property

The property at 131 Chisholm Street is located on the east side of Chisholm Street between Rebecca Street and John Street west of downtown Oakville. The property contains a one-and-a-half storey frame house known as the Lewis House.

Statement of Cultural Heritage Value or Interest

*Design and Physical Value*

The Lewis House has design and physical value as a representative example of a vernacular Oakville frame house with Queen Anne influences. The Queen Anne style was developed by English architect Richard Shaw, mixing Medieval asymmetrical form with the Elizabethan country house, along with Classical elements of the English Renaissance era. The result is an eclectic and whimsical style with highly decorated surfaces and a multitude of decorative features. The historic c.1907 house is a one-and-a-half storey frame structure that has its own unique whimsical appearance. Queen Anne style elements include its: asymmetrical façade; mix of roof styles; upper storey balcony with circular arch in the gable roof; decorative brackets holding up the balcony; 1/1 wood windows with wood trim; flared second storey indicating an original mix of cladding materials; and original front porch.

*Historical and Associative Value*

The Lewis House is associated with the theme of development of this area west of Sixteen Mile Creek, historically referred to as ‘West Harbour’. First developed in the mid- to late-1800s, the local houses were originally built to support the rise in industrial development along this side of the harbour, including the Tannery complex and the shipbuilding industry. While the earlier houses were modest in size and design, the subject house represents a shift in the neighbourhood in the early 20<sup>th</sup> century when local residents had access to more income. Instead of the simple gable-roofed structures built up until that time, houses like the subject one, influenced by the whimsical and eclectic Queen Anne style, were constructed. The building’s presence on the street helps to support this important historical theme.

*Contextual Value*

The Lewis House is important in defining, supporting, and maintaining the character of the local area, a historic residential neighbourhood that developed in the mid- to late-1800s to support the local industries along the harbour and lakefront. The house

is one of the older houses in the neighbourhood and is physically, functionally, visually, and historically linked to its surroundings. The house remains in its original location and its presence is a reminder of the residential and working-class history of the neighbourhood.

#### Description of Heritage Attributes

Key attributes of the property at 131 Chisholm Street that exemplify its cultural heritage value as a vernacular house frame house with Queen Anne influences, as they relate to the original one-and-a-half storey portion, include:

- The massing and asymmetrical design of the original one-and-a-half storey structure with sloped gable roof on the south portion and hip roof on the north portion;
- Flared second storey;
- Second storey balcony with gable roof with half-circular arch, round wooden columns, wooden trim and large supporting brackets;
- Fenestration of the windows on the north, west and south elevations (excluding the vestibule and enclosed porch);
- The presence of diamond-patterned windows on the second storey of the front elevation;
- The presence of one-over-one wooden windows throughout the house; and
- The presence of a front porch where the original front porch is located.

For the purpose of clarity, the cultural heritage value and heritage attributes of the property do not include:

- The one-storey rear wing of the house constructed in the 1980s; and
- The one-storey front vestibule constructed in 1998.