



## REPORT

### Planning and Development Council

Meeting Date: October 20, 2025

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**FROM:** Planning and Development Department

**DATE:** October 6, 2025

**SUBJECT:** Notice of Intention to Designate – 376 Chartwell Road

**LOCATION:** 376 Chartwell Road

**WARD:** Ward 3

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#### RECOMMENDATION

That a Notice of Intention to Designate be issued under section 29, Part IV, of the *Ontario Heritage Act* for the property at 376 Chartwell Road.

#### KEY FACTS

The following are key points for consideration with respect to this report:

- As part of the Heritage Designation Project 2023-2025, staff has evaluated the subject property and considers it worthy of conservation and heritage designation.
- Staff is recommending that the subject property be designated under section 29, Part IV, of the *Ontario Heritage Act* and that a Notice of Intention to Designate be issued by Council for the property.

#### BACKGROUND

In October 2022, Ontario's Ministry of Municipal Affairs and Housing introduced Bill 23, *More Homes Built Faster Act, 2022*. The bill included several amendments to the *Ontario Heritage Act*, including a two-year time limit for listed properties to remain on municipal heritage registers. In early 2023, Policy Planning and Heritage initiated the Heritage Designation Project 2023-2025 to designate approximately 80 listed properties prior to their required removal from Oakville's Heritage Register on

January 1, 2025. The property at 376 Chartwell Road was included as a priority within that list.

In June 2024, Bill 200, *Homeowner Protection Act, 2024*, was passed. This Bill extended the two-year time limit for existing listed properties on municipal heritage registers from January 1, 2025 to January 1, 2027. Staff is continuing the work of the Heritage Designation Project 2023-2025 until 2027, based on staff resources.

A Cultural Heritage Evaluation Report (CHER) has been prepared by Heritage Planning staff for the subject property and is attached as Appendix A. A draft Notice of Intention to Designate has also been prepared by staff and is attached as Appendix B.

## **COMMENTS**

The Province of Ontario has made a clear commitment to the conservation of significant cultural heritage resources through its legislation and policies, including the *Ontario Heritage Act (OHA)* (2021), the *Planning Act* (1990, as amended) and the Provincial Policy Statement (2024).

The OHA sets out the procedures for evaluating and protecting heritage resources at the provincial and municipal levels. This includes the use of Ontario Regulation 9/06 as the means for determining if a property has cultural heritage value. This commitment to heritage conservation continues at the municipal level through supportive objectives and directions outlined in the Town's Livable Oakville Plan and North Oakville East and West Secondary Plans.

In accordance with the OHA, a property must meet at least two criteria of Ontario Regulation 9/06. The subject property has been evaluated using these criteria. Staff considers the property to meet three of these criteria, and therefore it merits designation under section 29, Part IV, of the OHA. The attached Cultural Heritage Evaluation Report provides more details on the cultural heritage value of the property.

A separate staff report recommending designation of the property at 376 Chartwell Road was presented to the Heritage Oakville Advisory Committee on September 23, 2025. The Committee supported the designation of the property.

## **CONCLUSION & NEXT STEPS**

Staff recommend that a Notice of Intention to Designate be issued for the property at 376 Chartwell Road. The draft Notice of Intention to Designate attached as Appendix B provides a clear outline of the property's cultural heritage value and its

heritage attributes recommended for protection and conservation through a future designation by-law.

## **CONSIDERATIONS**

### **(A) PUBLIC**

If notice is to be issued for the designation of the property, notice will be given in accordance with the town's *Ontario Heritage Act* Alternative Notice Policy.

### **(B) FINANCIAL**

There are no financial implications to consider.

### **(C) IMPACT ON OTHER DEPARTMENTS & USERS**

The Legal department will be consulted on the designation as necessary.

### **(D) COUNCIL STRATEGIC PRIORITIES**

This report addresses Council's strategic priorities of Community Belonging, Environmental Sustainability and Accountable Government.

### **(E) CLIMATE CHANGE/ACTION**

A Climate Emergency was declared by Council in June 2019 for the purposes of strengthening the Oakville community commitment in reducing carbon footprints. The retention and conservation of this historic building through heritage designation contributes to the town's initiatives to reduce carbon footprints.

## **APPENDICES**

Appendix A – Cultural Heritage Evaluation Report

Appendix B – Notice of Intention to Designate

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