



APPENDIX B

THE CORPORATION OF THE TOWN OF OAKVILLE

BY-LAW NUMBER 2018-136

A by-law to designate the Joshua Creek Heritage Arts Centre/William Bowbeer Farm on Part 1 of Plan 20R-21170, being a portion of 1086 Burnhamthorpe Road East, 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 property within the municipality to be of cultural heritage value or interest;

AND WHEREAS the property described in Schedule A to this By-law (“the Property”) being Part 1 on Plan 20R-21170 contains the cultural heritage landscape known as the Joshua Creek Heritage Arts Centre/William Bowbeer Farm;

AND WHEREAS the council of The Corporation of the Town of Oakville, by resolution passed on July 9, 2018, has caused to be served on the owners of the Property located at 1086 Burnhamthorpe Road East, Oakville, ON, and upon the Ontario Heritage Trust, notice of intention to designate Part 1 on Plan 20R-21170, being the cultural heritage landscape known as the Joshua Creek Heritage Arts Centre/William Bowbeer Farm (“the cultural heritage landscape”), and further, has caused the notice of intention to be published in the Oakville Beaver, being a newspaper of general circulation in the municipality;

AND WHEREAS no objections to the notice of intention to designate were received;

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 description of the Property, the statement of its cultural heritage value or interest, and the description of its heritage attributes are set out in Schedule "B" to this By-law.
3. That the attached Schedules form part of the By-law.
4. That the Town Solicitor be authorized to cause a copy of this By-law to be registered against the property legally described in Schedule "A" at the Land Registry Office and served on the property owner and on the Trust, and publish notice of this By-law in a newspaper having general circulation in the Town.

PASSED this 9th day of October, 2018

Rob Burton Mayor

Kathy Patrick Acting Town Clerk

SCHEDULE "A" TO
BY-LAW 2018-136

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

Joshua Creek Heritage Arts Centre/William Bowbeer Farm
Cultural Heritage Landscape
1086 Burnhamthorpe Road East, Oakville, Ontario
Part 1 on Plan 20R-21170

SCHEDULE "B" TO BY-LAW 2018-136

Description of Property

The cultural heritage landscape is situated on the south side of Burnhamthorpe Road East, east of Trafalgar Road and west of Ninth Line. The significant cultural heritage landscape includes the Joshua Creek and valley, as well as the original farmhouse with additions, the converted shed (now a gallery building) and the bank barn.

The meandering creek and its valley define the rolling topography of the cultural heritage landscape with the creek and valley lands forming the low point of the property and the house, gallery, and bank barn sited above on higher ground. The area includes mature trees and gardens as well as pathways.

The boundary of the cultural heritage landscape has been defined as Part 1 on Plan 20R-21170.

Statement of Cultural Heritage Value or Interest

The cultural heritage landscape has physical/design value as a representative example of an evolved landscape that was used by Canada's first peoples, including the Mississauga, and then transitioned into agricultural land for European settlement and most lately, a space for arts and culture. The cultural heritage landscape includes the farmhouse (built in 1827 with additions in 1853, 1976 and 2006), the remnant structure of an 1827 shed now converted into a gallery and meeting space, a bank barn, concrete silo and concrete bridge, all built circa 1914, the Joshua Creek and valley, mature trees, paths and landscaped gardens.

The cultural heritage landscape has evolved in a way that has incorporated representative components of a 19th to early-20th century agricultural landscape into an art centre set in a rural landscape. Individual structures that contribute to the overall cultural heritage landscape include the 1853 house, which is a representative example of the Neoclassical style, with its symmetrical, three-bay façade, projecting frontispiece, dichromatic brick decorative elements, and cornice and returns. Individual outbuildings are representative of their types and construction materials, in particular the silo and the large bank barn.

The cultural heritage landscape is associated with First Nations land-use of Joshua Creek. The site would have been used for resources (e.g., medicinal plants) and for the spring (now capped) that is located along the creek. The property has the potential to yield information that contributes to the archaeological record of the area. The site has also been identified as having possible spiritual associations.

The cultural heritage landscape is also directly associated with early settler William Bowbeer, who purchased the property in 1822 and constructed the one-storey brick farmhouse which now comprises the kitchen tail of the farmhouse, and with William S. Bowbeer, who served as Deputy Reeve of the Township of Trafalgar and as a Magistrate for Halton County while living at the property. The cultural heritage landscape is also associated with the Fish family, also known as early settlers in Trafalgar Township, who owned and farmed the property for 18 years.

The Joshua Creek Heritage Art Centre layer of the evolved cultural heritage landscape is associated with Sybil Rampen, who has had a significant impact on the local artistic community. Sybil's father, Hugh Calverly purchased the property in 1950 and Sybil, with her husband Leo Rampen, took ownership in 1956. After raising their children on the property, Sybil has expanded the use of the property to become a hub for local arts and culture, creating the Joshua Creek Heritage Art Centre.

The cultural heritage landscape is important in maintaining the rural character of the area and it is physically linked to its surroundings, primarily through Joshua Creek. The Joshua Creek Heritage Art Centre is a landmark.

Description of Heritage Attributes

Key attributes of the significant cultural heritage landscape are:

- Its evolved landscape integrating 19th and 20th century agricultural components and layout with the Joshua Creek Heritage Art Centre landscape, including:
 - its farmhouse, built in 1853, with a rear tail comprising an earlier farmhouse built in 1827;
 - the circa 1827 shed, extensively rebuilt in 2008 into the new gallery building;
 - the bank barn and silo built in 1914 that are accessed via a gravel laneway;
 - the circa 1914 bridge;
 - the creek valley;
- Its organization of the property into three distinct areas separated by mature tree plantings and the creek:
 - the farmhouse with landscaped garden and lawn;
 - the Joshua Creek Heritage Art Centre, community gardens and orchard; and
 - the barn and silo area,

- Its functional layout and its circulation routes, with components connected by laneways and a bridge;
- Its one-and-a-half storey, Neoclassical style, dichromatic brick farmhouse built in 1853, with its exterior decorative elements (cornice moulding, eaves returns, buff brick headers and quoins, wide front entrance with recessed casing, transom, sidelights, and half round linette) and interior wood details (decorative arch above the front door, casings, floors), also including the original one-storey, brick, kitchen tail with interior hearth and rectangular plan, built as an earlier farmhouse in 1827;
- The Joshua Creek Heritage Art Centre gallery building, including timber frame elements from the 1827 shed on the site;
- The two-and-a-half storey bank barn built circa 1914 with its frame construction and tall rubblestone foundation, and silo;
- Its landscaped gardens surrounding the farmhouse and gallery building, in particular:
 - the mature specimen trees, including:
 - the spruce, black walnut, and horse chestnut, which are planted near the house;
 - the old apple tree which is a vestige of an earlier orchard; and,
 - the commemorative trees throughout the site;
- The Joshua Creek valley as a defining natural and topographical feature of the cultural heritage landscape, with the treed/naturalized banks of the creek on the west side of the property and the open wet meadow around the creek on the east side of the property.

Explanatory Note

Re: Heritage Designation By-law No. 2018-136

By-law No. 2018-136 has the following purpose and effect:

To designate Part 1 on Plan 20R-21170, being the cultural heritage landscape of the Joshua Creek Heritage Arts Centre/William Bowbeer Farm, as a property of cultural heritage value or interest pursuant to the provisions of the Ontario Heritage Act, R.S.O., 1990, Chapter O.18, Part IV, Section 29.