



## APPENDIX B

### THE CORPORATION OF THE TOWN OF OAKVILLE

#### BY-LAW NUMBER 2011-033

A by-law to designate the Bowbeer House at 3369 Sixth Line as a property of historical, architectural and/or contextual significance.

**WHEREAS** pursuant to 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 municipal council of the Corporation of the Town of Oakville has caused to be served on the owners of the lands and premises at:

3369 Sixth Line  
Oakville, ON

and upon the Ontario Heritage Trust, notice of intention to designate the Bowbeer House at 3369 Sixth Line and a statement of the reasons for the proposed designation, and further, has caused said notice of intention to be published in the *Oakville Beaver*, being a newspaper of general circulation in the municipality;

**AND WHEREAS** an objection to the proposed designation which was served on the municipality has been withdrawn;

**AND WHEREAS** the reasons for designation are set out in Schedule "B" attached hereto and form part of this By-law;

#### **COUNCIL ENACTS AS FOLLOWS:**

1. THAT the following real property, more particularly described in Schedule "A" attached hereto and forming part of this By-law is hereby designated as being of cultural heritage value or interest:

Bowbeer House  
3369 Sixth Line  
Town of Oakville  
The Regional Municipality of Halton

2. THAT the Town solicitor is hereby authorized to cause a copy of this By-law to be registered against the property described in Schedule "A" attached hereto at the Land Registry Office.

PASSED this 9<sup>th</sup> day of May, 2011

\_\_\_\_\_  
ROB BURTON

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MAYOR

\_\_\_\_\_  
VICKI TYTANECK

\_\_\_\_\_  
A/ CLERK

**SCHEDULE "A" TO  
BY-LAW 2011-033**

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

Bowbeer House  
PT LT 15, CON 1, TRAF, NDS; PART1, 20R18071  
Town of Oakville, Regional Municipality of Halton

## **SCHEDULE “B” TO BY-LAW 2011-033**

### **STATEMENT OF SIGNIFICANCE**

#### Description of Property – Bowbeer House, 3369 Sixth Line

The Bowbeer House is a brick farmhouse located on the east side Sixth Line between Dundas Street East and Burnhamthorpe Road East.

#### Statement of Cultural Heritage Value

##### *Design Value or Physical Value*

The subject house is architecturally significant as a unique example of a 1 ½ storey brick farmhouse with a side gable roof with front dormer. The house is constructed with dichromatic Flemish Bond brickwork. The decorative brickwork includes brick “quoins”, ornamental bands of brick “roses” and brick voussoirs over the windows. Other exterior details include 6/6 wood windows, wood sills and wood cornices.

Interior details include an elaborate mantelpiece in the parlour, large moulded wood panels, wood baseboards, window and door trim, pine flooring, interior doors and decorative plaster medallions.

##### *Historical Value or Associative Value*

The subject property has cultural heritage value for its historical associations with the prominent Boulton family, as well as the Bowbeer and Biggar families, both early settler families in Trafalgar Township.

D’Arcy Boulton (1785-1846) was a prominent lawyer, politician, merchant and served as the Director of the Bank of Upper Canada and as Auditor General in Upper Canada. Boulton did not live on the property but owned it as an investment property for a number of years.

William and Mevira Bowbeer came to live on the property in 1824 and raised eleven children together and likely built the existing house. There is a strong association between this property and Lot 10, Concession 1, now 1086 Burnhamthorpe Road. In 1853, William’s son William Somerset built the existing brick house on Lot 10, which is similar in age, design, material and architectural details as the Bowbeer House.

The property was later owned by the Biggars, a Loyalist family who were among the first settlers in Trafalgar Township and contributed greatly to the early settlement and development of the Township.

### *Contextual Value*

The subject property is of contextual value because of its associations with the rural settlement of Trafalgar Township and the historic settlement of Munn's Corners at Sixth Line and Dundas Street.

Founded by Daniel Munn, Munn's Corners at one time included Munn's Inn tavern and stagehouse, McGuffin's Tavern, Munn's United Church (previously Methodist), the parsonage, a cemetery and a school.

The hamlet of Munn's Corners is one of many that have all but disappeared in Oakville, including Glenorchy, McCraney's Corners, Sheridan, Sixteen Hollow (also known as Sixteen Village or Proudfoot Hollow), Snider's Corners, Trafalgar (also known as Post's Corners and Postville) and Vernorville. As part of the historic hamlet of Munn's Corners, the Bowbeer House is contextually significant as one of the last remaining historic structures associated with Munn's Corners and a reminder of rural and village life in the former Trafalgar Township.

### Description of Heritage Attributes

The Reasons for Designation include the following heritage attributes. These attributes apply to the north, west and south elevations and the roof of the remaining portion of the house, including all three facades, entrances, windows and trim, together with construction materials of wood, stone, plaster parging and their related building techniques.

#### **Exterior Elements:**

- The 1 ½ storey form and structure of the remaining portion of the house;
- Side gable roof with front dormer;
- Placement of the door and windows on the north, west and south elevations of the remaining house;
- Wood windows and wood trim and sills;
- Wood doors and wood trim;
- Wood cornice on the north, west and south walls; and
- The Flemish Bond brick cladding including all decorative brickwork.

#### **Interior Elements:**

- Wood mantelpiece in the parlour;

- Wood windows and associated wood trim;
- Wood moulded panels below windows;
- Wood doors and associated wood trim;
- Wood baseboards;
- Wood floors; and
- Decorative ceiling medallion in the parlour and any other medallions which may be uncovered in ground floor rooms.

**Note:**

The designation of the subject house under the *Ontario Heritage Act* is not intended to prevent the owners from undertaking the documenting and dismantling of the house to facilitate relocation and reconstruction of the house at another location oriented to Sixth Line. All elements, both exterior and interior, which are listed above as designated heritage attributes, are recommended for retention and reinstallation, if possible, when the existing house is reconstructed. Attributes which cannot be retained and reinstalled should be replicated in the reconstructed house.

### **Explanatory Note**

Re: Heritage Designation By-law No. 2011-033

By-law No. 2011-033 has the following purpose and effect:

To designate the Bowbeer House located on the property 3369 Sixth Line 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.