



OAKVILLE

THE CORPORATION OF THE TOWN OF OAKVILLE

BY-LAW NUMBER 2020-138

A by-law to designate the Edmund N. Killer House at 337 Douglas Avenue 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;

AND WHEREAS the council of the Corporation of the Town of Oakville, by resolution passed on April 25, 2019, has caused notice to be served on the owners of the lands and premises at:

337 Douglas Avenue
Oakville, ON

and upon the Ontario Heritage Trust, notice of intention to designate the Edmund N. Killer House at 337 Douglas Avenue as a property of cultural heritage value or interest, 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 notice of objection to the proposed designation was served on the municipality by November 30, 2020, being the last date for filing an objection;

COUNCIL ENACTS AS FOLLOWS:

1. That the following real property, more particularly described in Schedule "A", is hereby designated as being of cultural heritage value or interest, for the reasons set out in Schedule B:

Edmund N. Killer House
337 Douglas Avenue
Town of Oakville
The Regional Municipality of Halton

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 7th day of December, 2020

MAYOR

CLERK

**SCHEDULE 'A' TO
BY-LAW 2020-138**

Edmund N. Killer House
337 Douglas Avenue, Oakville, Ontario
PIN: 24809-0137
LOT 173, PLAN 113; TOWN OF OAKVILLE

SCHEDULE 'B' TO BY-LAW 2020-138

Statement of Cultural Heritage Value or Interest:

Description of Property

The property consists of a two and one half storey stucco-clad dwelling with detached contemporary garage on the east side of Douglas Avenue between Galt Avenue and MacDonald Road. The neighbourhood is defined by Gloucester Avenue to the east, Lakeshore Road East to the south, Allan Street to the west and Spruce Street to the north and is known locally as the Brantwood Survey.

Design and Physical Value:

The residence at 337 Douglas Avenue has cultural heritage value as a vernacular residence with Arts and Craft and Georgian elements. The residence was constructed using hollow clay bricks, which is an unusual and somewhat rare building material for the Oakville area.

Historical and Associative Value:

The property at 337 Douglas Avenue has cultural heritage value in its association with the development of the historic Brantwood Survey of southeast Oakville. Brantwood, originally planned as a cottage development for Toronto commuters, attracted many new residents to Oakville with its generous lots and easy access to the Toronto-Hamilton highway.

As one the earliest examples of development in the Brantwood Survey, 337 Douglas Avenue is a good representative example of the type of family homes built in Oakville in the early part of the 20th century for the prosperous upper middle class. The house was built around 1912 by Edmund N. Killer from Kitchener, Ontario. Later, Marion Banting, the first wife of Sir Frederick Grant Banting, the Nobel laureate best known for leading the team of scientists who discovered the hormone insulin, lived in the house from 1939 to 1944. After her death, the property passed to their son, William Banting.

Contextual Value:

337 Douglas Avenue is a good example of the early homes in the Brantwood Survey and its massing and general character maintains and supports the character of the area. The building is visually and historically linked to the Brantwood Survey, and is significant as an example of one of the earlier homes from that period of development

Description of Heritage Attributes:

Key heritage attributes which contribute to 337 Douglas Avenue's cultural heritage value or interest include:

- The Georgian symmetry of the front elevation;
- The exterior stucco cladding
- The hollow clay block construction;
- The fenestration, including any remaining historic window sash, wood frames and trim;
- The Arts and Crafts-inspired steeply pitched hip roof;
- The front portico with its metal roof and wood pilasters;
- The location of the house facing Douglas Avenue within the Brantwood Survey.

Explanatory Note

Re: Heritage Designation By-law No. 2020-138

By-law No. 2020-138 has the following purpose and effect:

To designate the Edmund N. Killer House at 337 Douglas Avenue 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.