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The Corporation of the City of Burlington By-law 70-2016

City of Burlington By-Law number 70-2016

A By-law to designate 436 Burlington Avenue, in the City of Burlington, in the Regional Municipality of Halton, to be of cultural heritage value or interest pursuant to the provisions of the *Ontario Heritage Act*, R.S.O. 1990, chapter O.18, as amended

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ONTARIO HERITAGE TRUST

Whereas Section 29 of the *Ontario Heritage Act*, R.S.O. 1990, Chapter O. 18 (as amended) authorizes the Council of a municipality to enact By-law to designate real property, including all the buildings and structures thereon, to be of cultural heritage value or interest; and

Whereas the Municipal Heritage Advisory Committee (Heritage Burlington) supports the designation of the property described herein; and

Whereas a Notice of Intention to Designate was published in the Burlington Post on November 17, 2016 in accordance with the Act; and

Whereas no Notice of Objection has been served on the City Clerk of the City of Burlington;

Now Therefore the Council of the Corporation of the City of Burlington Hereby Enacts as Follows:

1. That the property at 436 Burlington Avenue, being PLAN 74 PT LOT 20 RP 20R5459 PART 1, City of Burlington, Regional Municipality of Halton, more particularly described in Schedule "A", is hereby designated as being of cultural heritage value or interest pursuant to Part IV of the *Ontario Heritage Act*;
2. That a copy of this By-law be registered against the property described in Schedule "A" to this By-law in the proper Land Registry Office;
3. That a copy of this By-law be served on the owners of the property at 436 Burlington Avenue and the Ontario Heritage Trust;
4. That a notice of this By-law be published in a local newspaper having general circulation in the City of Burlington as required by the *Ontario Heritage Act*; and

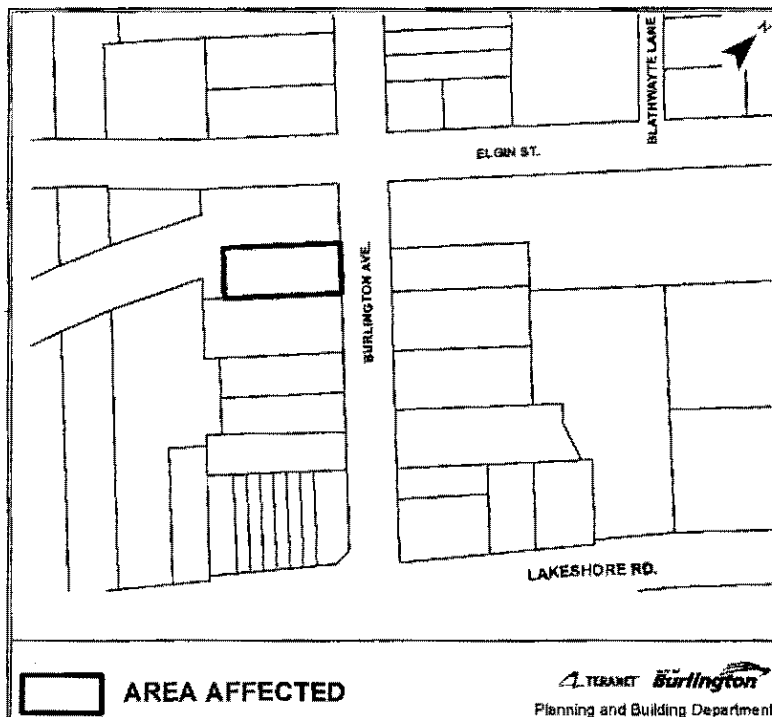
SCHEDULE "A"

Description and Reasons for Designation: 436 Burlington Ave

Legal Description:

PLAN 74 PT LOT 20 RP 20R5459 PART 1

Description of Property:



The Toronto and Niagara Power Company Office and House is a one-and-a-half storey brick bungalow constructed circa 1914. It is located on the west side of Burlington Avenue between Lakeshore Road and Elgin Street.

Statement of Cultural Heritage Value or Interest:

The Toronto and Niagara Power Company Office and House has significant design/physical, historical/associative, and contextual value:

Design or Physical Value:

The Toronto and Niagara Power Company Office and House is a good example of a Craftsman-inspired building. The building is a one and a half storey bungalow with a red brick main floor and a low-sloped end gable roof with wooden fish scale shingles and full front verandah. The front elevation's prominent dormer window has a pedimented roof, double hung windows and wooden fish-scale shingles. The front verandah is supported by slim "Tuscan style columns". The front façade has two grouped windows flanking the front entrance (one wide and two narrow).

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Historical or Associative Value:

The Toronto and Niagara Power Company Office and House is associated with the company as well as William Tyndall Jennings, under whose ownership the house was constructed in 1914. Jennings was a prominent Engineer who supervised the construction of sections of the Canadian Pacific Railway in Ontario. The property was granted to the Toronto and Niagara Power Company by the Toronto General Trust Company, under the execution of William Tyndall Jennings in 1921. The house functioned as the residence and office for the Toronto and Niagara Power Company (later the Hydro Electric Power Commission of Ontario).

Contextual Value:

The Toronto and Niagara Power Company Office and House is situated on a residential lot adjacent to a city parking lot (in the location of the former Radial Line Railway). The house has easily adapted from its former use as the Toronto and Niagara Power Company office to its current residential use. The property provides a strong contribution to the historic streetscape of Burlington Avenue and the St. Luke's Precinct.

Character-Defining Elements/Heritage Attributes:

Important to the conservation of 436 Burlington Avenue are the following character-defining elements/heritage attributes:


- Location next to the former radial line (now city parking lot)
- One and a half storey bungalow with Craftsman elements
- Low sloped, end gable roof on front elevation with wooden fish-scale shingles
- Dormer window with a pedimented roof, double hung windows and wooden fish-scale shingles
- Slim Tuscan style columns on verandah
- Red brick first floor facade
- Two grouped windows (one wide, two narrow) on either side of the front door

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5. That this By-law shall take effect on the date of its passing.

Enacted and passed this 19th day of December, 2016.

Mayor Rick Goldring



Deputy Clerk Danielle Manton



CERTIFIED A TRUE COPY



DEPUTY CITY CLERK

