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October 29, 2013

ONTARIO HERITAGE TRUST

OCT 30 2013

RECEIVED

Jim Leonard
Registrar - Ontario Heritage Trust
10 Adelaide Street East
Toronto, ON M5C 1J3

Re: Notice of Intention to Designate

Dear Mr. Leonard,

Enclosed please find the *Notice of Intention to Designate* 204 Main Street North, Brampton, Ontario as being of cultural heritage value or interest under Part IV of the *Ontario Heritage Act*. Please feel free to contact me for any further information.

Regards,



Stav Kassaris
Heritage Coordinator
905-874-3825
stavroula.kassaris@brampton.ca

NOTICE

In accordance with procedure By-law 160-2004, and in the matter of the *Ontario Heritage Act*, R.S.O. 1990, Chapter O. 18, and the matter of the lands and premises located at 204 Main Street North in the City of Brampton, in the Province of Ontario:

NOTICE OF INTENTION TO DESIGNATE

TAKE NOTICE that the Council of the City of Brampton intends to designate property situated at 204 Main Street North in the City of Brampton, in the Province of Ontario, as a property of cultural heritage value or interest under Part IV of the *Ontario Heritage Act*, R.S.O. c. O. 18.

DESCRIPTION OF PROPERTY

The property at 204 Main Street North is located on the east side of Main Street North, just south of Ellen Street. It contains a 1½ storey Victorian home with a large front verandah, bay window and decorative wood detailing. It is surrounded by mature tree-lined streets and houses which vary in style and size.

SHORT STATEMENT OF THE REASON FOR THE DESIGNATION

The property at 204 Main Street North is worthy of designation under Part IV of the *Ontario Heritage Act* for its cultural heritage value. The property meets the criteria for designation prescribed by the Province of Ontario under the three categories of design or physical value, historical value and contextual value.

Design/Physical Value:

The cultural heritage value of 204 Main Street North is related to its design or physical value as a Victorian Gothic inspired house. The Gothic Revival period in Canadian architecture occurred between 1830 and 1890. Gothic Revival was widely used for churches, colleges and other public buildings, but residential homes were also built in the style. Common features on homes include steeply pitched roofs, front gables, arched windows, and decorative barge.

Built in the early 1870s, 204 Main Street North is located within a group of 19th century houses along Main Street North between Ellen Street and Alexander Street. The house is distinguished by its asymmetric plan popular in late 1860s and 1870s for its picturesque quality, front verandah, bay

window, gabled lancet window, paired arched windows with wood tracery in the apex, bargeboard, and 4-panel front door with transom, sidelights and rope detailing.

Historical/Associative Value:

The property also has historical or associative value for its association with Robert Johnston, a former registrar in Brampton; Frank Knight, the Vice President of the Canadian Construction Company; and Catherine Knight, a secretary treasurer of Peel Memorial Hospital. The house was associated with the Johnston-Knight family from 1907 to 1990.

George Tye bought the west half of Lot 115, BR-2 from Rebecca Guy, et. al. in 1872 for \$195.00. Between 1872 and 1874, George Tye and Rebecca Mair sold the property back and forth for sums of \$225.00 and less. Mair then sold the west half of Lot 115 to James Bell in late 1874 for \$1600.00. The house was probably built at this time. James Bell and his wife sold the property to Thomas and Annie Jane Sharp in 1892. The Assessment Roll (1893) indicates Sharp owned a building on part of Lot 115 valued at \$1200.00. The executors of Thomas Sharp sold Lot 115 to Robert Johnston in 1906.

Robert Johnston served as a Registrar of Deeds for Peel County from 1907 to 1913. He died in 1915. His wife, Margaret Johnston, continued to live in the house until her death in 1939. [REDACTED] [REDACTED] took over the family home at this time. [REDACTED] worked as Secretary-Treasurer for Peel Memorial Hospital. She married [REDACTED] in 1950 and they made 204 Main Street North their home. [REDACTED] became vice-president of the Canadian Construction Company. Might's Directory notes [REDACTED] as a resident at 204 Main Street North in 1964. The estate of [REDACTED] sold the property in 1990.

Contextual Value:

The cultural heritage value of the property is also connected to its contextual value as it maintains, supports, and defines the built character of downtown Brampton. The property is associated with the 19th century residential district on Main Street North, between Ellen Street and Alexandra Street. It is surrounded by mature tree-lined streets and houses that vary in style and size; some dating back to the late 19th century or early 20th century. The house is a product of the housing boom experienced from 1860-1880, and in particular, the expansion of Main Street.

DESCRIPTION OF HERITAGE ATTRIBUTES

Unless otherwise indicated, the reasons for designation apply generally to all exterior elevations, facades, foundation, roof and roof trim, all doors, windows, other structural openings and associated trim, all architectural detailing, construction materials of wood, stone, brick, plaster parging, metal and glazing and related building techniques, fencing, all trees, shrubs, hedgerows, other vegetation and the grounds and vistas generally.

To ensure that the cultural heritage value of this property is conserved, certain heritage attributes that contribute to its value have been identified. They include:

- Mid-Victorian architecture, with Gothic Revival features
- Asymmetric plan popular in late 1860s and 1870s for picturesque quality
- Unusual frame structure for Brampton; only a few similar structures have survived
- Remaining bargeboard over front gable, trefoil motifs in bargeboard typical of Gothic designs
- Original wood sash windows and window openings including
 - gabled lancet window on second storey
 - bay window
 - paired arch windows with wood tracery, characteristic of High Victorian style and reflecting the tall narrow proportions popular in 1870s
- Edwardian verandah with Doric columns, wooden balustrade, decorative pilaster, wooden octagonal shingles in gable, and dentils in the entablature
 - Original 4-panelled front door with Italianate panelling, narrow segmental transom, and narrow cusped sidelights with etched glass with a floral pattern
- Contribution to the historic built character of Main Street North
- Association with the Johnston and Knight families, who made significant contributions to Brampton
- Association with the early settlement of Brampton and the housing boom of 1860-1880

The short statement of reason for the designation, including a description of the heritage attributes along with all other components of the detailed Heritage Report: Statement of Reason for Heritage Designation, constitute the "reason for heritage designation" required under the *Ontario Heritage Act*.

Please contact Stavroula Kassaris, Heritage Coordinator, at 905-874-3825 to view this document, and for further information. Any objections to this proposed designation must be filed with the City Clerk no later than 4:30 p.m. on November 29, 2013 (within 30 days of the publication of this notice).

Date: October 29, 2013

Peter Fay, City Clerk
 2 Wellington St. W., Brampton, ON L6Y 4R2
 905-874-2106 (voice), 905-874-2119 (fax) 905-874-2130 (TTY)
cityclerksoffice@brampton.ca