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Inst # LA51684

April 28/09

THE CORPORATION OF THE TOWN OF PETROLIA

ONTARIO HERITAGE TRUST

MAY 17 2019

BY-LAW NUMBER 1 - 2007

RECEIVED

**A BY-LAW TO DESIGNATE THE PROPERTY MUNICIPALLY KNOWN AS
440 GREENFIELD STREET, IN THE TOWN OF PETROLIA, AS BEING OF
ARCHITECTURAL AND HISTORICAL VALUE OR INTEREST.**

WHEREAS Section 52 of the Ontario Heritage Act, R.S.O. 1990, Chapter O.18 s.29.1 authorizes the Council of a Municipality to enact By-Laws to designate real property, including all buildings and structures thereon, to be of architectural or historical value or interest, and

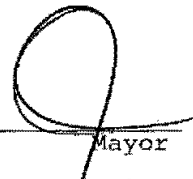
WHEREAS the Council of the Corporation of the Town of Petrolia has caused to be served on the owner of the lands and premises of 440 Greenfield Street, in the Town of Petrolia, and upon the Ontario Heritage Foundation, notice of intention to be published in the same newspaper having general circulation in the municipality for one week; and

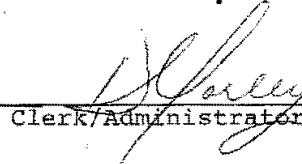
WHEREAS no notice of objection to the proposed designation has been served on the Clerk/Administrator of the Municipality;

NOW THEREFORE the Council of the Corporation of the Town of Petrolia hereby enacts as follows:

1. This is designated as being of architectural and historical value or interest of the real property as 440 Greenfield Street, in the Town of Petrolia, Province of Ontario, more particularly described in Schedule "A" hereto.
2. The Municipal Solicitor is hereby authorized to cause a copy of this By-law to be registered against the property described in Schedule "A" hereto in the proper land registry office.
3. The Clerk-Administrator is hereby authorized to cause a copy of this By-Law to be served on the owner of the aforesaid property and on the Ontario Heritage Foundation and to cause notice of the passing of this By-law to be published in the same newspaper having general circulation in the municipality.

By-Law Read a First, Second and Third time and Finally Passed this 8th day of January, 2007


Mayor


Clerk/Administrator

SCHEDULE "A"

Reasons for Proposed Designation

Historical Reasons:

Date of Construction: Circa 1882

Occupancy and/or role record:

This property is a culmination of lot sales between the years of 1877 and 1878 involving Henry W. Lancy, Angus Morrison, Alexander Laing and John Boges. While John Boges had the home build circa 1882, he sold it to John Walker, a Petrolia merchant, in June of 1882. Mrs. & Mrs. John Walker were the first residents of Inverglenn and raised several children in this 5 bedroom home. Colonel Charles and Mrs. Lulu McKittrick purchased the Walker home in 1933 and raised three children here. Although the McKittricks owned the home until 1969, they only lived there during July and August during the last 20 years, leaving the home vacant the remainder of the year. Bruce and Linda Hutchinson purchased the home from Betty Crites (McKittrick's daughter) in 1969 and lived there until 1990. Inverglenn had two other owners prior to [REDACTED] purchasing it in 2005, making them the 6th owner.

Architectural Reasons:

Inverglenn illustrates Victorian Gothic Revival, typical in the Petrolia area, with its two-storey high gable roof complete and vergeboarding (gingerbread). It is constructed of yellow Ontario brick, laid in a stretcher pattern and includes raised brickwork set in a decorative semi-circular pattern above each window.


The home's interior boasts high ceilings throughout. The main stairway to the upper level houses the damper for the original gravity coal furnace. There is a second stairway in the rear of the home. The original front door was relocated to the front hall coat closet (added in the 1970s) While some architectural changes were made in the 1970s to the main floor, the second floor plan has been left as it was originally, except for modernization of the bathroom.

Built in a ravine, Inverglenn has a walk-out basement that also features high ceilings.

Any persons may before the 29th day of December, 2006 send by registered mail or deliver to the Clerk/Administrator of the Town of Petrolia, notice of his or her objection to the proposed designation, together with a statement of the reasons for the objection and all relevant facts. When a Notice of Objection has been received, the Council of the Town of Petrolia will refer the matter to the Conservation Review Board for a hearing and report.

SCHEDULE "B"

Legal:


440 Greenfield Street
Petrolia, Ontario
N0N 1R0

440 Greenfield Street ("Inverglan")
Plan 24 Blk B Lot 13 Pt Lot 14
Plan 38 Blk F Pt Lot 63
Irreg
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