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Department of Planning
& Development Services
TELEPHONE 905-468-3266
FACSIMILE 905-468-0301

The Town of Niagara-On-The-Lake

1593 FOUR MILE CREEK ROAD
P.O. BOX 100
VIRGIL, ONTARIO
L0S 1T0

IN THE MATTER OF THE ONTARIO HERITAGE ACT, R.S.O. 1990, CHAPTER 0.18

AND IN THE MATTER OF THE LANDS AND PREMISES KNOWN MUNICIPALLY AS **433 REGENT STREET, THE EAGLESON-BUYERS HOUSE** (Part Lot 278, Plan 86), IN THE TOWN OF NIAGARA-ON-THE-LAKE IN THE PROVINCE OF ONTARIO

NOTICE OF INTENTION TO DESIGNATE

TO: THE ONTARIO HERITAGE TRUST, 10 ADELAIDE STREET EAST,
TORONTO, ONTARIO, M5C 1J3

TAKE NOTICE that the Council of the Corporation of the Town of Niagara-on-the-Lake intends to designate the property, including the lands and building known municipally as **433 REGENT STREET, THE EAGLESON-BUYERS HOUSE** as a property of cultural heritage value or interest under Part IV of The Ontario Heritage Act, R.S.O. 1990, Chapter 0.18.

Statement of Cultural Heritage Value or Interest

The Eagleson-Buyers House's cultural heritage value consists of the fact that it is one of a number of early timber frame houses of similar design constructed in Old Town after the War of 1812 and also retains a remarkable number of original interior and exterior features. The house is also situated on a spacious treed lot. The house and the lot contribute to and enhance the semi rural streetscape at the south end of Regent Street with its large lots, including the Wilderness, which is immediately adjacent to the east and the narrow roadway with no curb and gutter.

The house has a symmetrical 5 bay façade punctuated by an early 6 panel door with a simple 4 light transom. A simple pedimented portico supported by plain pillars protects the front entrance. All of the early windows in the house are 6 over 6. There are 4 at the front of the house and four at the rear that illuminate the ground floor. There are two at each of the gable ends to illuminate the upper floor. At some point four small low windows were inserted in the front façade to provide additional illumination for the bedrooms on the upper floor. A door was added on north side of the house and a fireplace was removed to accommodate the new entrance some time before 1973 when the dining room was converted, for a short time, into a hair dressing salon. Original eave returns, soffit and fascia boards are still extant on the gable ends.

The interior of the house has had minimal alteration over the years. Original baseboards and chair rails exist in the dining and living rooms. An original fireplace of

refined Neo-classical design has been retained in the large, well proportioned parlour which extends from the front to the rear of the house. The staircase, railing and newel post are original and are of simple Neo-classical design. All of the pine plank floors on both the lower and upper levels are still extant.

Although the layout of the lower level has been changed somewhat to accommodate modern amenities, the upper floor retains its original layout with four surprisingly spacious rooms with sloped ceilings and an ample centre hall with original stair rail. One door on the upper level also retains its original 1830's brass door knob and locking mechanism.

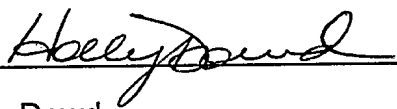
The Eagleson-Buyers House's cultural heritage value also includes its association with a number of interesting personalities who lived on or owned the property. These include Reverend Edmund Burk, a Roman Catholic priest and Vicar General for the Diocese of Upper Canada; Robert Pilkington, a British Major –General and Army Engineer who was a friend of Elizabeth Simcoe; John Eagleson, a farmer who probably built the house and who is reputed to have rebuilt the Masonic Lodge using bricks salvaged from the burning of Niagara; and William G. Moncreiff, a Buffalo businessman who summered in the Town.

Description of Key Heritage Attributes

Key exterior, interior and landscape attributes that reflect the value of the Eagleson-Buyers property as an excellent and remarkably unaltered example of a Neo-classical Loyalist house include:

- The location of the house close to the street with the majority of the property extending to the rear.
- The low picket fence
- The expansive ½ acre treed lot and traditional gardens which contribute to the semi-rural streetscape and cultural heritage landscape on Regent Street.
- The entire exterior of the house including the clapboard, original eaves, eave returns, soffits and fascia on the gable ends, early 6 over 6 windows and trim, front door with transom, and pedimented portico
- Original interior plan of the second floor
- All original interior trim and doors including baseboards and chair rails
- Original wide pine floor boards.
- Fireplace and mantel in the parlour.

Dated at the Town of Niagara-on-the-Lake the 3rd day of April 2008.



Holly Dowd,

Clerk