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February 10, 2025

VIA EMAIL

Ontario Heritage Trust
10 Adelaide Street East
Toronto, Ontario M5C 1J3
registrar@heritagetrust.on.ca

RECEIVED
2025/03/10
(YYYY/MM/DD)
Ontario Heritage Trust

**Subject: Heritage Designation
By-law 2025-029
Guess House Stone Wall
323 Douglas Avenue, Oakville, Ontario**

Enclosed please find a copy of the Heritage Designation notice and a copy of By-law 2025-029 served upon you in accordance with Section 29(8) of the *Ontario Heritage Act*, R.S.O. 1990, c. 0.18, as amended.

Sincerely,

Francesca Piazza
Legislative Coordinator

Encls.

cc: V. Tytaneck, Town Clerk
D. Perlin, Assistant Town Solicitor
K. Biggar, Manager - Policy Planning and Heritage
C. Van Sligtenhorst, Supervisor - Heritage Conservation

HERITAGE DESIGNATION BY-LAW

On February 3, 2025, Oakville Town Council resolved to pass By-law 2025-029 to designate the following property under Section 29 of the *Ontario Heritage Act*, R.S.O. 1990, c. O.18, as amended, as a property of cultural heritage value and interest:

Guess House Stone Wall
323 Douglas Avenue
LT 169, PL 113; OAKVILLE

In accordance with Section 29(8) of the *Act*, any person who objects to the By-law may appeal to the Ontario Land Tribunal by forwarding to the Tribunal and the Town Clerk (at the Town of Oakville, Clerk's department, 1225 Trafalgar Road, Oakville, ON L6H 0H3 or at TownClerk@oakville.ca) within 30 days after the date of publication on the Town's website, a notice of appeal setting out the objection to the By-law and the reasons in support of the objection, accompanied by the fee charged by the Tribunal. A copy of the appeal form is available from the Ontario Land Tribunal website at <https://olt.gov.on.ca>. The last date to appeal this By-law is March 12, 2025.

Further information regarding this designation is available from the Town of Oakville. Any inquiries may be directed to Carolyn Van Sligtenhorst, Supervisor of Heritage Conservation at 905-845-6601, ext. 3875 (TTY 905-338-4200), or by email at carolyn.van@oakville.ca.

Issued at the Town of Oakville on February 10, 2025.



OAKVILLE

THE CORPORATION OF THE TOWN OF OAKVILLE

BY-LAW NUMBER 2025-029

A by-law to designate the Guess House Stone Wall at 323 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;

WHEREAS the property described in Schedule A to this By-law (“the Property”) contains the cultural heritage resource known as the Guess House Stone Wall;

WHEREAS the council of the Corporation of the Town of Oakville, by resolution passed on December 9, 2024, has caused to be served on the owner of the lands and premises at 323 Douglas Avenue, Oakville, ON and upon the Ontario Heritage Trust, notice of intention to designate the Guess House Stone Wall at 323 Douglas Avenue as a property of cultural heritage value or interest, and further, has caused the notice of intention to be published on the town’s website in accordance with the town’s *Ontario Heritage Act* Alternative Notice Policy;

WHEREAS no objection to the proposed designation was served on the municipality by January 15, 2025, being the last date for filing an objection;

AND WHEREAS the Town Council has described the Property, set out the statement of cultural heritage value or interest for the Property, and described the heritage attributes of the Property in Schedule “B” to this By-law, which forms part of this By-law;

COUNCIL ENACTS AS FOLLOWS:

1. That the real property legally described in Schedule “A” to this By-law, is hereby designated to be of cultural heritage value or interest under Section 29 of the *Ontario Heritage Act*.
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 3rd day of February, 2025

MAYOR

CLERK

SCHEDULE "A" TO
BY-LAW 2025-029

In the Town of Oakville in the Regional Municipality of Halton, property description as follows:

Guess House Stone Wall
323 Douglas Avenue
LT 169, PL 113; OAKVILLE
PIN: 24809-0053

SCHEDULE “B” TO
BY-LAW 2025-029

STATEMENT OF CULTURAL HERITAGE VALUE OR INTEREST

Description of Property

The property at 323 Douglas Avenue is located on the east side of Douglas Avenue, between Macdonald Road and Galt Avenue in the Brantwood neighbourhood. The property contains a circa 1913 dry-laid lakestone wall originally associated with the Guess House at 329 Douglas Avenue.

Statement of Cultural Heritage Value or Interest

Design and Physical Value

The Guess House Stone Wall has design and physical value as a representative example of an Arts and Crafts era landscape wall. The goal of the residential Arts and Crafts movement was to portray the house as a place of serenity, with a focus on the home as part of the natural environment. There was a strong emphasis on artisanal and hand-crafted objects and structures and natural materials such as brick, stone, stucco and wood. The stone wall is constructed of natural lakestone sourced from the bed of Lake Ontario nearby. The wall was less a functional structure and more a decorative one, grounding the house on the site and adding a natural, organic aesthetic that was typical of the Arts and Crafts era. It also spoke to the owner’s wealth and status by highlighting the expansive size of the property at the time. The craftsmanship can be seen in the originally dry-laid structure topped by vertical pieces of lakestone and its stone columns topped by large fieldstones.

Historical and Associative Value

The Guess House Stone Wall has cultural heritage value for its associations with the theme of development of the local residential area known as ‘Brantwood’. Developed in the early 1900s, this subdivision was designed with large lots and was sold to city dwellers as a secluded, beautiful and modern neighbourhood in which to construct their own cottage or stately home. The stone wall was built as part of the Guess House, a large estate home constructed circa 1910 in the Tudor Revival and Craftsman styles, typical architectural styles of the Arts and Crafts period. The wall still stands on four separate properties that make up the original estate property.

Contextual Value

The Guess House Stone Wall is physically, functionally, visually, and historically linked to its surroundings. It is also important in defining, supporting and maintaining the historic residential character of Brantwood. The stone wall was built for one of the oldest houses on the street and is representative of the Arts & Crafts era. It was

designed, along with its original house, to recall the English countryside and tie the house to the land through this hand-made natural landscape feature. It remains a rare remnant structure from the early 20th century and is a distinguishing feature of the streetscape. Running along four separate properties, the wall provides a physical and visual reminder of the large historic estates that were originally constructed within Brantwood. Despite multiple severances and the construction of new homes over many decades, the stone wall remains as a defining feature of the neighbourhood.

Description of Heritage Attributes

Key heritage attributes of the property at 323 Douglas Avenue that exemplify its cultural heritage value as an early 20th century Arts and Crafts era landscape wall, include the following:

- The low lakestone wall and columns topped by vertical pieces of lakestone.