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Community Planning
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Phone: 905-335-7600 ext. 7427
E-mail: Chloe.Richer@burlington.ca

October 2, 2025

Ontario Heritage Trust
Attn: Provincial Heritage Register
10 Adelaide Street East
Toronto, ON M5C 1J3

RECEIVED
2025/10/02
(YYYY/MM/DD)
Ontario Heritage Trust

Dear Provincial Heritage Register:

Re: Notice of Passing of By-law Number 71-2025 to Designate 242 Plains Road East under Part IV, Section 29 of the *Ontario Heritage Act*, R.S.O. 1990, c. O.18 (the "*Ontario Heritage Act*")

Please take notice that the Council of The Corporation of the City of Burlington passed By-law Number 71-2025 on September 16, 2025, to designate lands and premises municipally known as 242 Plains Road East, in the City of Burlington, in the Regional Municipality of Halton, Province of Ontario, as a property of cultural heritage value or interest under Part IV, Section 29 of the *Ontario Heritage Act*. A copy of By-law Number 71-2025 is **enclosed**.

Any person who objects to By-law Number 71-2025 may appeal under Part IV, Section 29 of the *Ontario Heritage Act* by submitting a Notice of Appeal to the Ontario Land Tribunal and City Clerk within thirty (30) days after the date of publication of this Notice of Passing, which is November 3, 2025. The Notice of Appeal must set out the objection to By-law Number 71-2025, the reasons in support of the objection, and be accompanied by the fee charged by the Ontario Land Tribunal.

Should you have any questions regarding this Notice of Passing, please contact the undersigned at 905-335-7600 ext. 7427 or Chloe.Richer@burlington.ca.

Sincerely,

A handwritten signature in cursive script that reads "Chloe Richer".

Chloe Richer MCIP RPP, CAHP
Senior Planner, Heritage
Community Planning Department

Encl.

cc: Councillor Kelvin Galbraith, Ward 1
Jamie Tellier, Director of Community Planning
Andrea Peebles, Deputy Corporation Counsel

The Corporation of the City of Burlington

City of Burlington By-law 71-2025

A by-law to designate 242 Plains Road East, 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

File: DGM-10-25

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

Whereas authority was granted by Council of The Corporation of the City of Burlington ("Council of the City of Burlington") to designate the property at 242 Plains Road East as being of cultural heritage value or interest; and

Whereas Council of the City of Burlington has caused to be served upon the owners of the lands and premises known as 242 Plains Road East and upon the Ontario Heritage Trust, Notice of Intention to Designate the property, and has caused the Notice of Intention to Designate to be posted on the City of Burlington's website in accordance with notice requirements under the *Ontario Heritage Act*; and

Whereas the Heritage Burlington Advisory Committee supports the designation of the property at 242 Plains Road East; and

Whereas no Notice of Objection was served upon the Clerk of the City of Burlington within the prescribed time under the *Ontario Heritage Act*; and

Whereas the reasons for designation are set out in Schedule "A" to this By-law;

Now therefore Council of the City of Burlington hereby enacts as follows:

1. The property at 242 Plains Road East, more particularly described in Schedule "B" to this By-law, is designated as being of cultural heritage value or interest pursuant to Part IV of the *Ontario Heritage Act*.
2. The City Clerk shall cause a copy of this By-law to be registered against the property described in Schedule "B" to this By-law in the proper Land Registry Office.
3. The City Clerk shall cause a copy of this By-law to be served upon the owners of the property at 242 Plains Road East and upon the Ontario Heritage Trust and to cause notice of this By-law to be published on the City of Burlington's website in accordance with notice requirements under the *Ontario Heritage Act*.

4. This By-law comes into force on the date of its passing.

Passed this 16th day of September, 2025.

Mayor Marianne Meed Ward

Deputy Clerk Lisa Palermo

Schedule “A”

Statement of Cultural Heritage Value or Interest

Description of Property

The property is located at 242 Plains Road East in the City of Burlington. The property is historically part of Lot 5, Broken Front in the former Township of East Flamborough, former County of Wentworth. The property is located on the south side of Plains Road East, at the southwest corner of Plains Road East and Shadeland Avenue. It contains an early 20th century residence.

Cultural Heritage Value

Design/Physical Value

The property contains a representative example of an early 20th century Dutch Colonial residence with a rare cross gambrel roof. The use of a front-facing gambrel roof was seen predominantly between 1895 and 1915, while the use of a cross gambrel was rare during this period. The Dutch Colonial Revival style is displayed through the residence’s cross gambrel roof, one storey with steeply pitched gambrel roof making a full second storey, central entrance, small pane windows, and side wall chimneys. Classically inspired elements include the oculus windows with keystones and doric columns on the wrap-around porch.

Contextual Value

The property is historically linked to 192 Plains Road East, through their shared ownership by Barnabus (Barney) Roelfson. The residence at 192 Plains Road East was Roelfson’s first residence on Lot 5, Broken Front, in the former township of East Flamborough. Roelfson owned the property at 192 Plains Road East from 1880 until 1904, before relocating in the early 20th century to 242 Plains Road East. The presence of the two structures and their historical relationship to each other is reflective of the late 19th to early 20th century settlement of Burlington’s core near Lake Ontario.

Heritage Attributes

The following heritage attributes have been identified for the property at 242 Plains Road East:

- Attributes that contribute to the design value of the property include:
 - Steeply-pitched cross-gambrel roof that creates a two storey structure
 - Red brick exterior cladding
 - Red brick chimneys on the west and east sides
 - Oculus windows with radiating brick voussoirs and stone keystones at the four cardinal points on the front and east façades
 - Oculus window with radiating brick voussoir on south façade
 - Stone lintels and sills on all elevations

- Projecting brick window labels on south and east façade
- Brick window voussoirs on south façade
- 1/1, 2/2, 3/1, and 4/2 wood windows on exterior
- Small leaded glass windows and transom windows on front, east, and south façades
- Central entrance on front façade
- Wrap-around porch with low pedimented gable and Doric columns on front and east façades
- Bay windows on front and east façades
- Small window with wide wood moulded surround on east façade
- Attribute that contribute to the contextual value of the property include:
 - Its location at 242 Plains Road East with frontage on Plains Road East, which has a historical connection to the property at 192 Plains Road East

Schedule "B"
Legal Description

1. Municipal Address: 242 Plains Road East

Legal Description: Pt Lt 5, Con BF EF as in 637813 S&E Pt 1, 20R17843;
Burlington; Being all of PIN 07109-0129 (LT)

Roll Number: 2402010113081000000