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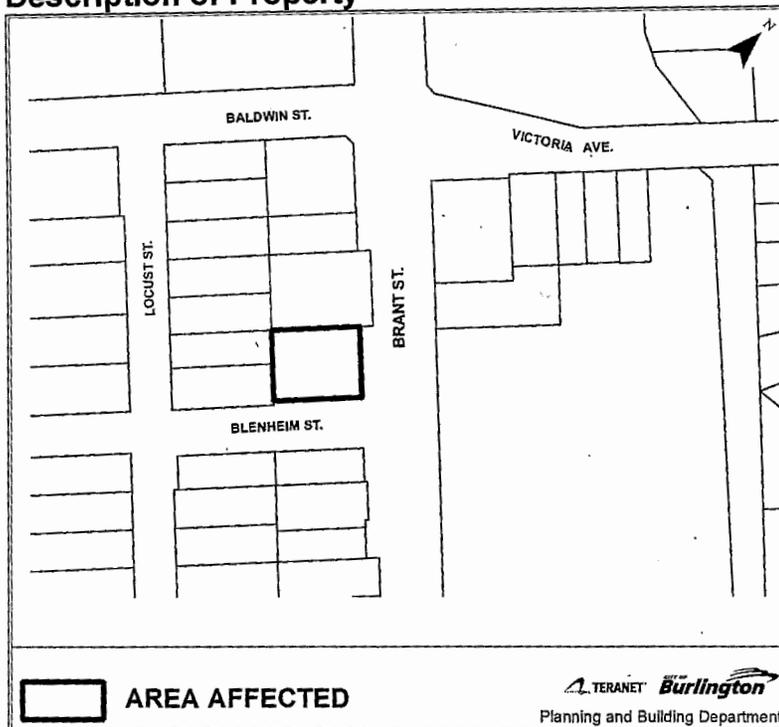
NOTICE OF INTENTION TO DESIGNATE

IN THE MATTER OF THE *ONTARIO HERITAGE ACT* AND IN THE MATTER OF the lands in the City of Burlington, municipally known as 590 Brant Street.

NOTICE IS HEREBY GIVEN that the City of Burlington intends to designate the above-noted property as a property of cultural heritage value or interest.

A Description of the Property, Statement of Cultural Heritage Value or Interest, and a Legal Description of the lands to which the intended designation applies are attached.

Description of Property



ONTARIO HERITAGE TRUST

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590 Brant Street is the location of a two-and-a-half storey Queen Anne style dwelling known as the Patriarche House, which was constructed circa 1913. It is located at the north-west corner of Brant Street and Blenheim Street.

Statement of Cultural Heritage Value or Interest

The draft designation by-law including Statement of Cultural Heritage Value or Interest is attached as schedule A.

Legal Description

PLAN 144 LOTS 9, 10 RP 20R7225 PART 3 (municipally known as 590 Brant Street, City of Burlington)

For further information about the proposed designation, please contact Thomas Douglas of the City's Planning and Building Department at (905) 335-7600 ext. 7811.

If you wish to object to this Designation By-law, you must submit the objection to the City Clerk by 4:30 p.m. on December 19, 2016.

Any person may, within 30 days after the date of the publication of this notice, serve written notice of objection to the proposed designation together with a statement for the objection and all relevant facts. Please write to Amber LaPointe, Committee Clerk, City of Burlington, 426 Brant Street, P.O. Box 5013, Burlington, Ontario, L7R 3Z6. The Designation By-law is available for reviewing in the Clerks Department at Burlington City Hall on Monday to Friday between 8:30 a.m. to 4:30 p.m.

Dated at the City of Burlington on November 17, 2016.

SCHEDULE "A"
**Draft designation by-law including Statement of
Cultural Heritage Value or Interest**

Description and Reasons for Designation: 590 Brant St

The Patriarche House is recommended for designation pursuant to Part IV of the Ontario Heritage Act as a property of cultural heritage value or interest, as described in the following Statement of Cultural Heritage Value or Interest.

Legal Description:

PLAN 144 LOTS 9, 10 RP 20R7225 PART 3

Description of Property:

The Patriarche House is a two-and-a-half storey Queen Anne style dwelling constructed circa 1913. It is located on the west side of Brant Street, at the intersection of Brant Street and Blenheim Street at 590 Brant Street.

Statement of Cultural Heritage Value or Interest:

Contextual Value:

The Patriarche House is important in maintaining the historic streetscape of Downtown Burlington and the west side of Brant Street, which features numerous historic houses. Most of the former residences have been appropriately adapted to commercial and office uses. The property maintains its original prominent location at the corner of Brant Street and Blenheim Street.

Historical or Associative Value:

The property is associated with Philip C. Patriarche, a prominent local Burlington business owner. The lot was purchased in 1912 and constructed circa 1913 under Patriarche's ownership. Patriarche operated Patriarche's Coal and Wood business on John Street (believed to have been located at 399 John Street). This business was founded by George Allen in 1867 and sold to Patriarche. It was a wholesale and retail dealer that sold hard and soft coal, wood cut and split, sewer pipes, cement, pressed brick etc. Coal was shipped from Rochester, NY, to a wharf at the foot of John Street until the Radial Line tracks were put in. From the wharf, coal was shunted down John Street to the Patriarche coal yard, as well as to the Kerns Store.

Further, it is believed that 590 Brant Street is believed to have been built by George Blair, a prominent Burlington builder. Blair was retained to construct an earlier house for Patriarche (1419 Ontario Street) and it is believed that he also constructed a number of residential homes in Downtown Burlington, including: 502 Martha St, 1413 Martha St, 1414 Ontario St, 1463 Ontario St, 458 Locust St, 468 Locust St, 349 Smith Ave, 367 Smith Ave, 403 Smith Ave, 433 Smith Ave, 432 Burlington Ave and 472 Burlington Ave.

Design or Physical Value:

The Patriarche House is an excellent example of an Edwardian building constructed in the influence of the Queen Anne Style of architecture. The Patriarche House is a two-and-a-half storey red brick dwelling with a varied roof line, pedimented gables and a rounded wrap-around verandah. The roofline is hipped with offset pedimented gables, which have Palladian style windows and are clad with fish-scale shingles. Below both gables are large, two-storey bay windows, resting on stone string courses. The brick bays feature decorative relief brick panels between the first and second levels and have decorative brackets at the eaves. The Brant Street elevation is distinguished by a small gabled dormer and two windows at the second level above the verandah.

The house includes two ornate projecting brick chimneys: one on the North and South elevation with brick ridges and stone caps, rising above the roof line. The verandah includes paired Doric columns and a pedimented gable over the front door, dentillated frieze board and a turned post balustrade. The original low ceiling height has been preserved. The first and second level windows have segmental headers with radiating brick voussoirs, projecting label headers and stone sills.

The Patriarche House is believed to have been built by George Blair, local master builder, also believed to have built 496 Walker's Line, which bears resemblance to the Patriarche House. Despite minor changes to heritage fabric, the overall character has been retained. The property was the winner of a Heritage Award in 1991 for 1989 restoration works.

Heritage Attributes:

- Prominence at the corner of Brant Street and Blenheim Street
- Form of the building including its 2 ½ storey red brick design, varied roof line, pedimented gables and a rounded wrap-around verandah
- Wrap-around corner verandah, paired Doric columns, pedimented gable over the front door, dentillated frieze, turned post balustrade
- Hipped roof with offset pedimented gables, clad with fish-scale shingles and Palladian style windows
- Two-storey brick bay windows separated by decorative relief brick panels and associated stone string courses
- Two projecting Brick chimneys on the north and south elevations, brick ridges, stone caps and height above the main roofline
- Small gabled dormer and two windows on east elevation
- Segmental heads on first and second storey windows with radiating brick voussoirs, projecting label headers and stone sills
- Windows are replacements, skylights added