



An agency of the Government of Ontario



Un organisme du gouvernement de l'Ontario

This document was retrieved from the Ontario Heritage Act Register, which is accessible through the website of the Ontario Heritage Trust at **www.heritagetrust.on.ca**.

Ce document est tiré du registre aux fins de la *Loi sur le patrimoine de l'Ontario*, accessible à partir du site Web de la Fiducie du patrimoine ontarien sur **www.heritagetrust.on.ca**.



THE CORPORATION OF THE TOWN OF OAKVILLE

1225 TRAFALGAR ROAD
P.O. BOX 310
OAKVILLE, ONTARIO
CANADA L6J 5A6
TEL. (416) 845-6601

REGISTERED MAIL

May 21, 1991

ONTARIO HERITAGE FOUNDATION
77 Bloor Street West
2nd Floor
Toronto, Ontario
M7A 2R9



Dear Sir/Madam:

RE: TOWN OF OAKVILLE BY-LAW 1991-73
DESIGNATION OF 215 LAKESHORE ROAD EAST, OAKVILLE

Pursuant to Section 29(6)(a) of the Ontario Heritage Act, attached is a certified true copy of By-law 1991-73 being "A by-law to designate a certain property as a property of historical and architectural value and interest (215 Lakeshore Road East)".

Yours very truly

G. Collier

for Carol Provost
Committee Co-ordinator
and Assistant Clerk
TOWN OF OAKVILLE

CP/gc
MERG-45

cc: R. Boddington, Heritage Planner

RECEIVED
IN THE OFFICE

MAY 27 1991

ARCHITECTURE AND
PLANNING
HERITAGE BRANCH

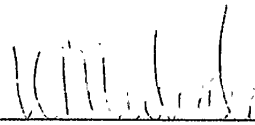
THE CORPORATION OF THE TOWN OF OAKVILLE
BY-LAW 1991-73

A by-law to designate 215 Lakeshore Road East
as a property of historical, architectural
and contextual significance

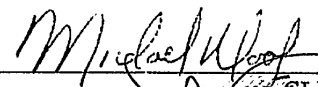
THE COUNCIL ENACTS AS FOLLOWS:

1. The property municipally known as 215 Lakeshore Road East is hereby designated as a property of historical, architectural and contextual value and interest pursuant to the Ontario Heritage Act for reasons set out in Schedule "A" to this By-law.
2. The property designated by this By-law is the property described in Schedule "B" attached to this By-law.

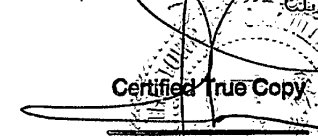
PASSED by the Council this 22nd day of April, 1991.



MAYOR

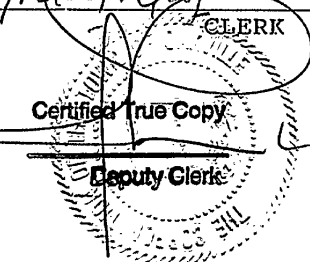


CLERK



Deputy Clerk

Certified True Copy



4 70 1

HISTORICAL SIGNIFICANCE

The building which stands today at 215 Lakeshore Road East was one of the first commercial buildings to be constructed in Oakville. The store was originally built as a frame structure in 1834 by William Creighton.

Creighton, an immigrant from Ireland was initially a tenant on the property at 215 Lakeshore Road East. Part of the original townsite, the property at Block 7, Part Lots D and E was originally owned by the founder of Oakville, William Chisholm. Chisholm sold the property in 1833 to William Betts, who in turn sold the property in 1835 to James Beatty, Esq., M.P. for Toronto and proprietor of the Daily Leader, who took part on the loyalist side in the Rebellion of 1837. By 1840, longtime tenant, William Creighton was finally able to buy the property at 215 Lakeshore Road East.

According to Hazel Chisholm-Matthews in her book Oakville and the Sixteen, as one of the earliest shopkeepers to establish himself in Oakville in the 1830's and 1840's, Creighton, the general merchant, a trader in the widest sense, was of first importance. He bought and sold practically everything, and in a small way acted as banker for his customers. He traded his merchandise to farmers who paid for it after the harvest in wheat, staves, and other produce.

Creighton sold the property in 1851 shortly after moving to Toronto. Following the sale, the store passed through the hands of a number of owners and tenants. In 1869, Charles W. Coote became the tenant of 215 Lakeshore Road East. Initially, over time, Charles Coote directed the store increasingly towards specializing in the hardware trade. Coote purchased the store outright in 1878 and within a year faced the building with brick. Charles W. Coote was an active member of the Oakville community serving several terms as a Councillor for Ward III on Oakville Town Council.

After thirty-five years in the business, the Coote family sold the hardware store in 1905. In 1947, the store was purchased by Spencer Frazer who ran the Spencer Frazer Hardware and Ironmonger Store until 1984 when the property was purchased by Frid and Russell Company Limited.

ARCHITECTURAL SIGNIFICANCE

The building at 215 Lakeshore Road East is one of the finest remaining examples of an early commercial building in Oakville. As it was built c. 1834, it would have stood as an example of the "Oakville Vernacular" style to follow.

The "temple effect" created by the front gable is accentuated by the introduction of a circular window with foil in the brick veneer which was subsequently applied to this early frame and weatherboard building. The symmetrical fenestration and moderately sloping roof are typical for the period.

The original upper window sash, the shop front transom lights, muntin bars and possibly a decorative cornice are gone, however, an extensive renovation and restoration of the storefront occurred in the late 1980's which resulted in a facade which is compatible with that of the late nineteenth century. This renovation and restoration involved the cleaning of the facade to reveal the red brick with buff trim, repair of gable woodwork and most significantly, the addition of a compatible "period style" storefront which compliments the strong presence of early Oakville in the building as it stands today.

CONTEXTUAL SIGNIFICANCE

The gable to street facade of the building adds contrast to the main street and is an important contributor to the cultural landscape.

The building is recognized by, and has received a plaque from, the Oakville Historical Society and is on the Canadian Inventory of Historical Buildings.

SCHEDULE "B" TO BY-LAW 1991-73

Those lands and premises located in the following municipality, namely, in the Town of Oakville, in the Regional Municipality of Halton and Province of Ontario, and being composed of parts of Lots "D" and "E" in Block 7, Plan 1, and being more particularly described as follows:

COMMENCING at a point in the southeasterly limit of said Lot "D", a distance of eighty feet and five inches (80'5") measured on a course northeasterly thereon from the southerly angle of the said Lot "D";

THENCE northeasterly along the southeasterly limits of Lots "D" and "E", a distance of thirty feet and eleven inches (30'11") to a point;

THENCE northwesterly parallel to the southwesterly limit of said Lot "E", a distance of one hundred and four feet (104') more or less to the northwesterly limit of the said Lot "E";

THENCE southwesterly along the northwesterly limits of Lots "E" and "D" a distance of thirty feet and eleven inches (30'11") to a point'

THENCE southeasterly parallel to the southwesterly limit of the said Lot "D", a distance of one hundred and four feet (104') more or less to the point of commencement.

The above description of land was last used in Instrument No. #603414.

TOGETHER WITH a right-of-way, being the most southeasterly thirteen feet (13') of Lots "A" and "B" in Block 7, Plan 1 hereinbefore described.

The above description of right-of-way was last used in Instrument No. #603414.