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July 13th, 2023

10 Adelaide Street

Toronto, Ontario

M5C 1J3

Attention: Ontario Heritage Trust

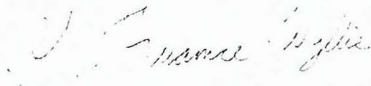
To whom it may concern,

RE: Notice of Intention to Designate 470 Main Street West under Part IV of the *Ontario Heritage Act*

Please find the Notice of Intention to Designate enclosed for the property at 470 Main Street West, Grimsby, Ontario, Canada.

Please do not hesitate to contact me if you have any questions.

Take care,



Garrett France-Wyllie

Heritage Planner

Planning Department

Town of Grimsby | 905-945-9634 X.2103

gfrance-wyllie@grimsby.ca





NOTICE OF INTENTION TO DESIGNATE

470 Main Street West

TAKE NOTICE that Grimsby Town Council, on July 3rd, 2023 resolved to issue a Notice of Intention to Designate PT LT 19, CON 1 North Grimsby; PT LT 19 CON 2, North Grimsby, (FMLY PCL 1); PT ROW BTN CONS 1 & 2, North Grimsby (CLOSED BY BY-LAW as a property of cultural heritage value or interest under Part IV of the Ontario Heritage Act.

The Reason for the Notice of Intention to Designate is to recognize the physical, associative and contextual value that **470 Main Street West** contributes towards the Town of Grimsby's inclusive heritage.

Statement of Cultural Heritage Value or Interest

The structure at 470 Main Street West is a rare, unique, and representative example of a style. 470 Main Street West is a two storey house built in the Georgian architectural style. Key physical attributes include the Georgian architectural style and proportions, cut stone structural exterior walls that feature a raised ribbon tuck-pointing on the mortar joints, set-back and angle from the historic Main Street West corridor, original door and window openings, original wooden door surround, transom and sidelites, flat top stone voussoirs over the windows and doors, stone chimneys projecting from the gable end walls, and Georgian style eave returns.

The property owner Sylvester Doran was a stone mason and through his extensive experience constructed his family home using materials found within the properties landscape. The building material was a cut rubble stone that was unearthed by the property owners from the surrounding property.

The property has direct associations with Benjamin Wilcox one of the first United Empire Loyalists to settle within the town as well as the Doran Family.

Benjamin Willcox and his wife Elsey came to Canada from New Jersey in 1787. Benjamin immediately after settling became heavily involved in community affairs, He served on the town council as the surveyor of roads.

Sylvester Doran and his wife Elizabeth came to Canada in 1821 from Carlow Ireland. Sylvester built his home in 1821 from the rubble stone found in the surrounding fields. Sylvester was a prominent member of the town who was heavily invested in community affairs. When Sylvester and Elizabeth settled in Grimsby they were the first Irish Roman Catholics. Sylvester was instrumental in the erection of the first Roman Catholic Church in Grimsby, located on Patton Street. There is a monument to Sylvester that stands in the church yard.

James Doran inherited his father's land, and sold it in 1884. He built properties at 81, 83 and 85 Main Street East. James married Elizabeth and had a daughter Francis. James, like his father was heavily active within town council and the community, he served as Reeve twice within the village and opened Doran Avenue. In 1884 he was appointed the high school trustee as well as becoming a well-known entrepreneur and headed the Grimsby Manufacturing Company at the time of John H. Grout's death. After James's death his wife Elizabeth built the house at 99 Main Street East for herself and her daughter.

470 Main Street West is one of the oldest surviving buildings between Hunter Road and Oaks Road North. The building would have been accompanied by a considerable amount of farmland at the time of construction. Sections have been parceled off of the lot but the immediate surroundings still maintain the historic value of agricultural farming.

470 Main Street West is physically and historically linked to its surroundings. The Georgian structure was originally built out of the rubble stone found on the property.

HERITAGE ATTRIBUTES TO BE DESIGNATED

The Heritage Attributes to be designated at 470 Main Street West include:

- Georgian Architectural Style and proportions
- Georgian Style Eave Returns
- Cut stone exterior
- Raised ribbon tuck pointing
- Set-back from Main Street West
- Original door and window openings
- Wooden front door surround, transom, sidelites
- Flat top stone Voussoirs over the doors and windows
- Stone chimneys projecting from the end gables of the shallow pitched roof line
- Cut stone windowsills
- Cut stone front porch columns and railings, second floor balcony (early additions)
- Wooden porch on the east façade with square wooden columns, second floor balcony, decorated with gingerbread woodwork (early addition)
- Wooden French door on the second floor front balcony
- Shutters

OBJECTIONS

Any objection to this designation must be filed no later than 30 days after the date of publication of the notice of intention in a newspaper. Objections should be directed to Bonnie Nistico-Dunk, Town Clerk, Town Clerk, 160 Livingston Avenue, Grimsby ON, L3M 0J53.

MORE INFORMATION

Any inquiries may be directed to Bianca Verrecchia, Heritage Planner at 905-945-9634 ext. 2122 or by email bverrecchia@grimsby.ca

Last date to file Notice of Objection: August 12th, 2023

