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April 25th, 2024

10 Adelaide Street

Toronto, Ontario

M5C 1J3

Attention: Ontario Heritage Trust

To whom it may concern,

RE: Notice of Passing – Heritage Designation By-law 24-27

Please find the Notice of Passing – Heritage Designation By-law 24-27 enclosed for the property at 7 St. Andrew's Avenue, Grimsby, ON.

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

Received
APR 26 2024
Ontario Heritage Trust



NOTICE OF PASSING - HERITAGE DESIGNATION BYLAW 24-27

7 St. Andrew's Avenue, Grimsby, ON

TAKE NOTICE that Grimsby Town Council passed Designation By-law 24-27 on April 15th, 2024, which designates the building known municipally as 7 St. Andrew's Avenue., under Part IV, Section 29 of the *Ontario Heritage Act, R.S.O. 1990, c.O.18*, as amended, as a property of cultural heritage value or interest.

The Town Clerk received no objection to the Notice of Intention to Designate the Property and Town Council passed the bylaw designating the property.

IF YOU WISH TO APPEAL TO THE ONTARIO LAND TRIBUNAL (OLT):

An appeal of the Designation Bylaw for the Property may be made by filing a notice of appeal with the Town Clerk, Objections should be directed to Victoria Steele, Town Clerk, 160 Livingston Avenue, Grimsby ON, L3M 0J5. Within thirty days of April 25th, 2024.

Appeals to Tribunal shall include:

1. A notice of appeal setting out the objection to the by-law.
2. The reasons in support of the objection.
3. Accompanied by the fee charged by the Tribunal.

If you wish to appeal to the OLT, forms are available from the Ontario Land Tribunal website at <https://olt.gov.on.ca/file-an-appeal/>

WHO CAN FILE AN APPEAL?

Any person who objects to the by-law may appeal to the Tribunal by giving notice to the Tribunal and the clerk of the municipality, within 30 days after the date of publication 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.

GETTING MORE INFORMATION:

A copy of the bylaw and background information about the application is available for public inspection by directing inquiries to Bianca Verrecchia, Heritage Planner at 905-945-9634 ext. 2122 or by email bverrecchia@grimsby.ca

Last date to file Notice of Objection: May 25th, 2024

THE CORPORATION OF THE TOWN OF GRIMSBY

BY-LAW NO. 24-27

A BY-LAW TO DESIGNATE THE PROPERTY LOCATED AT 7 ST. ANDREW'S AVENUE, AS A FEATURE OF HISTORICAL, ARCHITECTURAL, AND/OR CONTEXTUAL SIGNIFICANCE

Whereas pursuant to 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;

And whereas the municipal council of the Corporation of the Town of Grimsby has cause to be served on the owners of the lands and premises at:

7 St. Andrew's Avenue
Grimsby, ON

and upon the Ontario Heritage Trust, notice of intention to designate the property at 7 St Andrew's Avenue and a statement of the reasons for the proposed designation, and further, has caused said notice of intention to be published in a newspaper with general circulation in the municipality;

And whereas the reasons for designation and extent to which the designation applies are set out in schedule "B" attached hereto and form part of the By-law.

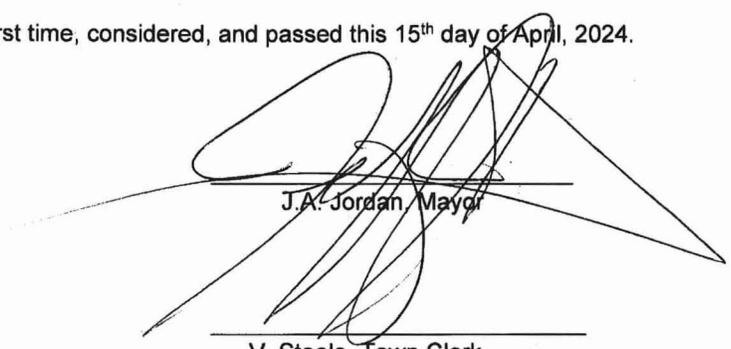
Now therefore the Council of the Corporation of the Town of Grimsby enacts as follows:

1. That the following real property, more particularly described in schedule "A" attached hereto and forming part of this By-law is hereby designated as being of cultural heritage value or interest:

7 St. Andrew's Avenue
Town of Grimsby
The Regional Municipality of Niagara

2. That the Town solicitor is hereby authorized to cause a copy of this By-law to be registered against the property described in Schedule "A" attached hereto at the Land Registry Office.

Read a first time, considered, and passed this 15th day of April, 2024.



J.A. Jordan, Mayor

V. Steele, Town Clerk

Schedule 'A' to By-law 24-27

In the Town of Grimsby in the Regional Municipality of Niagara, property description as follows:

PT LT 39 Township Plan 81; GRIMSBY

Schedule 'B' to By-law 24-27

Statement of Significance and Description of Extent of the Features to which the Designation Applies

The structure at 7 St. Andrew's Avenue is a strong and representative example of the Gothic-Tudor style. Gothic Revival style became popular with the influx of United Empire Loyalists settling within Ontario. The style quickly became one of the most prevalent residential styles prior to 1950. The Parish hall is an excellent example of the Tudor Style often seen in non-residential structures.

The two storey church hall is built from Grimsby sandstone, features a gabled roof with a stepped parapet wall on the front façade. The parapet wall projecting above the roofline is influenced from the Tudor - Jacobean style.

The structure has wide eaves with exposed rafter tails. The front façade is a small Tudor styled porch with flared eaves and a timber/stucco clad gable. The plans for the hall were drawn out by the chosen architects; Stuart & Witton of Hamilton, the masonry work was tendered to Gordon McQueen and Copeland, the carpentry went to local business D. Marsh and Sons and the painting was done by William Farrow. The structure is unique and does not have any comparables within the immediate area. A modern addition was added in 1967 when the needs of the parish grew.

The property at 7 St. Andrew's Avenue has direct associations with Andrew Pettit, the Anglican Religion, Col. Robert Nelles, and various notable United Empire Loyalist families that shaped the church and the community around it. St. Andrew's Anglican Church started out as a small gathering of United Empire Loyalist families that settled in Grimsby from New Jersey, services were held by Andrew Pettit in as early as 1787 within various homes in the area. Nathaniel Pettit was a devout follower of the Church of England faith and read at church services, taught lessons, and shared sermons. There are records that a log church was built in 1794 near the present standing church, at 154 Main Street West. By 1800 there were plans for a second church, a frame building on the present site. Robert Nelles gave 2 acres of land for the erection of the frame church and a graveyard in December 1800.

When the need for a parish hall were presented, many notable names within Grimsby's community put forth money to erect the Hall, names such as; Pettit, Dolmage, Ross, Nelles, Drope, Woolverton, Powell and more.

The structure at 7 St. Andrew's Avenue yields information that contributes to the understanding of the parishioners and community of the church. With the number of worshipers at St. Andrew's always growing, the community felt the need for an event and community space. The local community gathered together and built a Parish hall for centrally located events that was located near the church grounds. The parish began the fundraising process in 1890, and had the hall completed by 1910. Over 200 fundraising events were held, as well as contributions from donors within the congregation. The property has been used by the church for over two centuries and is one of the oldest Anglican properties within Canada.

The Parish hall carpentry work was completed by the D. Marsh and Sons company. D. Marsh owned and operated a significant planing mill within Grimsby. Daniel Marsh took full control of the carpentry business that started with E.W. Bowslaugh in Grimsby Beach in 1891, the two men were responsible for building many of the Grimsby beach cottages. By the time the hall was constructed, the D. Marsh planing mill was located on Ontario Street, beside the Grand Trunk Railway.

The structure at 7 St. Andrew's Avenue contributes to the character of the St. Andrew's church yard and surrounding buildings. The Parish Hall is built just yards away from the Church itself and both rectories.

The property is historically linked to its surroundings. The St. Andrew's Parish Hall is one of the four historic buildings that make up the St. Andrew's Anglican complex. The properties are comprised of the lands at the North West corner of Main Street West and St. Andrew's Avenue. The cohesive collection of religious spaces have been an integral part of Grimsby's landscape and Anglican community for over two centuries.

The Heritage Attributes to be designated at 7 St. Andrew's Avenue include:

- Front facing gable with stepped parapet wall design on the front façade
- Sandstone chimneys
- Wide eaves
- Exposed rafter tails
- Grimsby sandstone façade
- Gothic arched side windows
- Arched front façade windows
- Stone window lintels and sills
- Tudor style portico with gable roof and flared eaves, half timbering design supported by square wooden columns
- Proximity to St. Andrew's church and Rectories
- Front & Side staircases and Entrances
- Wooden exterior doors
- Wooden windows and storm windows

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