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June 6, 2024

The Ontario Heritage Trust  
10 Adelaide Street East  
Toronto, Ontario  
M5C 1J3

**REGISTERED MAIL**

**RE: 15618 NIAGARA RIVER PARKWAY, GRAND VICTORIAN (PART LOT 19),  
Town of Niagara-on-the-Lake  
Notice of Intention to Designate  
Ontario Heritage Act, Part IV**

Pursuant to the provisions of Section 29(3) (a) (b) of the Ontario Heritage Act, R.S.O. 1990, Chapter 0.18, please find enclosed a copy of:

Intention To Designate 15618 Niagara River Parkway, Grand Victorian (PART LOT 19)

Sincerely yours,

Grant Bivol  
Town Clerk

Enc.

**Received**

JUN 10 2024

Ontario Heritage Trust



## NOTICE OF INTENTION TO DESIGNATE

IN THE MATTER OF THE ONTARIO HERITAGE ACT, R.S.O. 1990, CHAPTER 0.18 AND IN THE MATTER OF THE LANDS AT THE FOLLOWING LOCATION IN THE PROVINCE OF ONTARIO

**TAKE NOTICE** that the Council of the Corporation of the Town of Niagara-on-the-Lake intends to designate the property at **15618 NIAGARA RIVER PARKWAY, GRAND VICTORIAN (PART LOT 19)** as a property of cultural heritage value or interest under Part IV of the Ontario Heritage Act, R.S.O. 1990, Chapter 0.18.

### **Description of Property**

15618 Niagara River Parkway is located near the Queenston urban area on the Niagara River Parkway. The Grand Victorian is located on a large estate lot and integrates picturesque effects to complement its architecture. The estate faces the Niagara River on the east. The residence has a moderate setback from Niagara River Parkway and is partially visible from the road due to the mature trees lining the side of the road. The access to the residence is through Niagara River Parkway. The estate is enclosed in a boundary wall comprised of hedges and mature trees.

### **Statement of Cultural Heritage Value or Interest**

The property known as the Grand Victorian has cultural heritage value or interest for its design and physical values, its historical and associative values and its contextual values.

The Grand Victorian has architectural value because it is a representative example of the Queen Anne Revival style architecture. The white stucco house features an irregular plan with protruding portions on elevations. The two and a half storey residence has a complex hipped and gable roof with overhanging eaves and cornice details, an asymmetrical façade, wrap-around verandah, double chimneys, fish scale shingles and wooden sidings. The complex structure also features pediments and shed dormer windows and varying sizes of rectangular window openings. The Queen Anne Revival house also features intricate woodwork in the form of spindle-work on the verandah, wooden columns, raised wooden railings, and wooden brackets.

The Grand Victorian displays a high degree of craftsmanship and artistic value as seen in the pediments, cornice, wooden columns in verandah and the double brick chimneys. The pediment on the northeast corner of the building features fish scale shingles as well as wooden siding. The pediment also contains three windows with wooden surrounds. The scale of the double brick chimneys is very imposing on the structure. The chimneys feature corbelled cornice detail and plain panels on its sides.

15618 Niagara River Parkway has historical value as being the residence John Geale Dickson and being associated with the Dickson family. John Geale Dickson was the grandson of Honourable William Dickson and the son of Walter Hamilton Dickson. William Dickson was the cousin of Robert Hamilton and was in the trading business with him. He is also credited for the settlements of lands around Galt. John Geale Dickson himself was the founding father of the Niagara-on-the-Lake golf club. He encouraged the establishment of the Club. In 1881 he appointed his brother to be the captain. The Golf Club is one of the oldest in North America. The Grand Victorian is also associated as being the summer residence of Willis Kingsley Jackson. Jackson was a respected businessman from Buffalo and purchased the property as a summer home for his family. At this time the property

was known as Riverscourt. Jackson was an officer and a member of the Niagara Golf Club along with the Dickson brothers.

The Grand Victorian is important in maintaining the character of the area. 15618 Niagara River Parkway is part of the 'Scenic Route' of Niagara River Parkway. The area majorly comprises of large estate lots and farmhouses with substantial setbacks from the road, with winding driveways and landscaped lawns with mature trees.

### **Description of Key Heritage Attributes**

Key exterior attributes that embody the heritage value of the estate at 15618 Niagara River Parkway in Niagara-on-the-Lake include its:

- Two and a half storey Queen Anne Revival style residence
- Asymmetrical façade
- White exterior finish
- Protruding northeast and southeast corners
- Complex hipped and gable roof with gable ends and pediments
- Overhanging eaves with cornice and wooden brackets
- Wrap-around verandah
- Two pairs of double chimneys
- Fish scale shingles and wooden siding
- Shed dormer on south elevation
- Varying sizes of rectangular window openings
- Intricate woodwork in the form of spindle-work on verandah, wooden columns, and raised wooden railings
- Historical association with John Geale Dickson and Willis Kingsley Jackson
- Location along the Niagara River Parkway
- Moderate setback from the road

### **Objections**

Any objection to this designation must be filled no later than 30 days after the date of publication of the Notice of Intent to Designate. Objections should be directed to Grant Bivol, Town Clerk, 1593 Four Mile Creek Road, Niagara-on-the-Lake, L0S 1T0. The last date to file a notice of objection is **July 5<sup>th</sup> 2024**.

### **Queries**

Any further queries should be directed to Sumra Zia, Heritage Planner at (905) 468-3266 ext. 327 or through email at [sumra.zia@notl.com](mailto:sumra.zia@notl.com).

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Dated at the Town of Niagara-on-the-Lake this 6th day of June 2024  
GRANT BIVOL, CLERK