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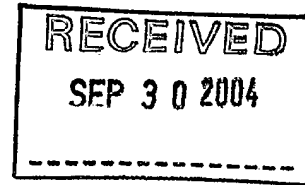
Un organisme du gouvernement de l'Ontario

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**.



Durham



Department of Development Services
Ted W. Goodchild, MCIP, RPP, Commissioner

September 28, 2004

File No: B8600-0011

Ontario Heritage Foundation
10 Adelaide Street East
Toronto, Ontario M5C 1J3
Canada

Telephone: 416-325-5000
Fax: 416-325-5071

Re: City of Oshawa By-law 108-2004

Pursuant to the *Ontario Heritage Act*, R.S.O. 1990, enclosed for your records is a copy of By-law 108-2004, passed by City Council on September 13, 2004, which designates the property known as the Terwillegar House, located at 3188 Grandview Street North, Oshawa, as being of cultural heritage value or interest.

If you have any questions, please contact Susan McGregor, Principal Planner, or myself at the address shown or by telephone at extension 2202 or 2443 respectively.

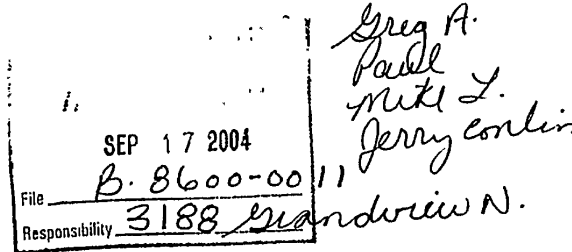
Evan Rodgers,
Manager, Policy and Special Projects
Planning Services

The Corporation of the City of Oshawa
50 Centre Street South, Oshawa, Ontario L1H 3Z7
TEL: (905) 436-5636, FAX: (905) 436-3857
Website: www.oshawa.ca

✓
RC
10/15/04

Being a by-law to designate the property known as the Terwillegar House, located at 3188 Grandview Street North, as being of cultural heritage value or interest pursuant to the *Ontario Heritage Act*, R.S.O. 1990, Chapter 0.18.

Recitals:



1. Section 29 of the *Ontario Heritage Act*, R.S.O. 1990, Chapter 0.18, authorizes the Council of a municipality to enact by-laws to designate real property, including all buildings and structures on it, to be of cultural heritage value or interest.
2. Morely Terwillegar is the registered owner of the property, which contains the building known as the Terwillegar House, located at 3188 Grandview Street North, in the City Oshawa. The building was constructed in 1857.
3. The Corporation of the City of Oshawa has provided notice to the Ontario Heritage Foundation that it intends to designate this property under the *Ontario Heritage Act*.
4. Notice of intention to designate this property has also been published in the *Oshawa This Week* newspaper (which has general circulation in the City of Oshawa) on the 14th day of July, 2004.
5. The last day for serving a notice of objection to the advertised notice was the 13th day of August, 2004. No notice of objection to the proposed designation was served on the City Clerk.

NOW THEREFORE IT BE ENACTED AND IT IS HEREBY ENACTED as a By-law of The Corporation of the City of Oshawa, by its Council, as follows:

1. The property described as Part 1, Registered Plan 40R22714, as shown on Schedule "A" attached hereto and forming part of this by-law, and municipally known as 3188 Grandview Street North, including all facilities, features and structures on the property, is hereby designated as being of cultural heritage value and interest.

2. The reasons for designation of this property under the *Ontario Heritage Act*, are set out in Schedule "B" to this by-law.
3. A copy of this by-law shall be registered against the property described above in the Land Titles Office for the Land Titles Division of the Land Registry Office of Whitby (No. 40).
4. The City Clerk is hereby authorized to serve a copy of this by-law on the Ontario Heritage Foundation and to publish notice of the passing of this by-law in the *Oshawa This Week* newspaper.

By-law read a first, second and third time and finally passed this thirteenth day of September, 2004



Mayor



City Clerk

PLAN 40R22714
RECEIVED AND DEPOSITED

DATE May 28/04

CRYSTAL CRANCH
ONTARIO LAND SURVEYOR

LAND REGISTRAR FOR THE
LAND TITLES DIVISION OF
DURHAM (N^o 40)

SCHEDULE			
PART	LOT	CONCESSION	AREA
1	Part of Lot 3	6	0.395 ha.

Part of
16397-0028

NOTES

Bearings are astronomic in origin and are referred to the westerly limit of Grandview Street shown as N 17°31'50"W on Plan 40R-16786.

DISTANCES SHOWN HEREON ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

LEGEND
SSIB denotes short standard iron bar
SIB denotes standard iron bar
IB denotes iron bar
denotes round
denotes survey monument planted
WIT denotes witness
M denotes measured
765 denotes Horton, Wallace & Davies, OLS
1006 denotes H. Firth, OLS
P1 denotes Plan 40R-16786

SURVEYOR'S CERTIFICATE

I CERTIFY THAT:

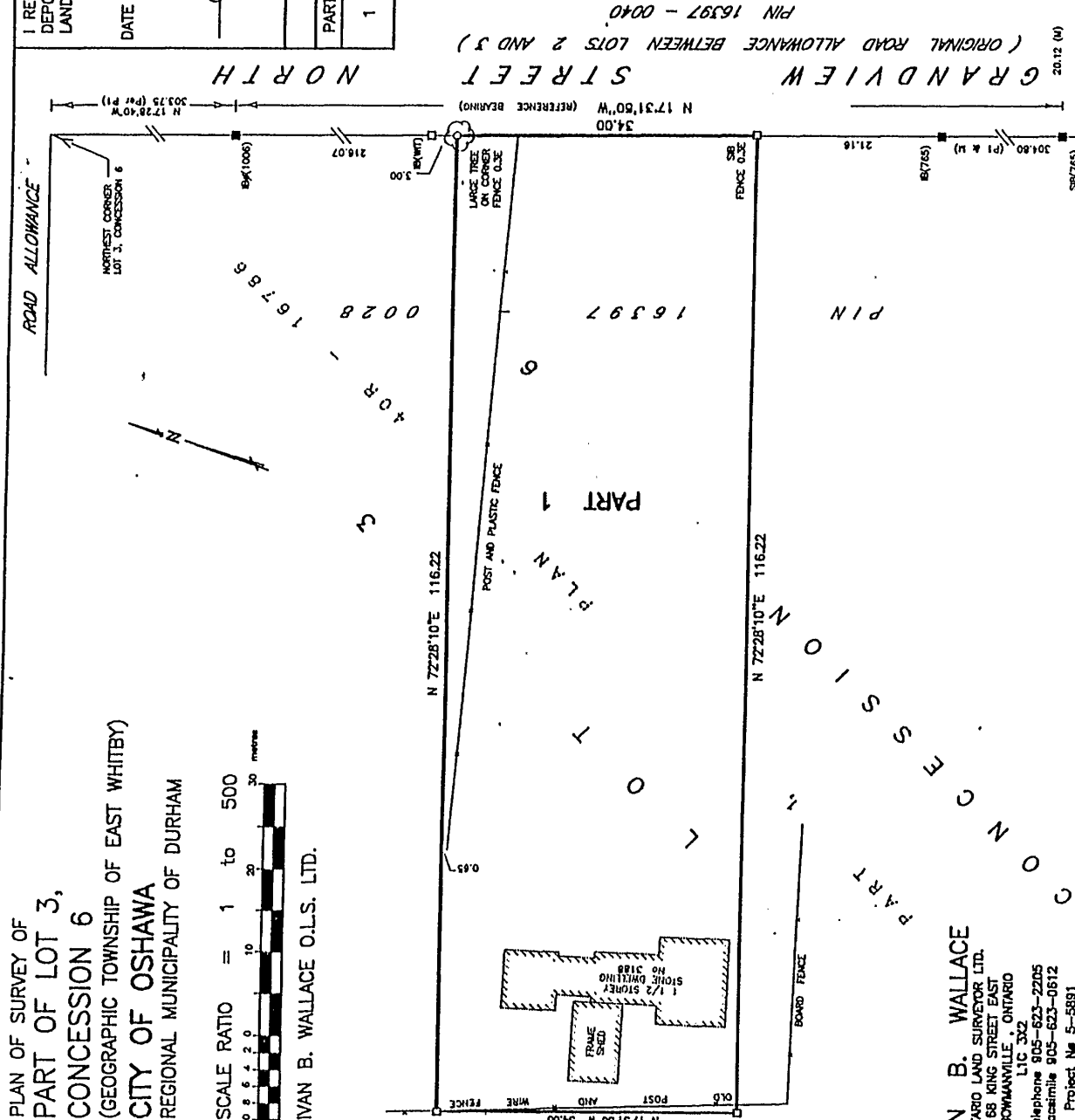
1. This survey and plan are correct and in accordance with the Surveyors Act, the Surveyors Act, the Land Titles Act and the regulations made under them.

2. This survey was completed on May 26, 2004.

May 27, 2004

Date
Crystal Cranch
Ontario Land Surveyor

SSB(1006)



IVAN B. WALLACE
ONTARIO LAND SURVEYOR LTD.
68 KING STREET EAST
BOWMANVILLE, ONTARIO
L7C 3C2
Telephone 905-823-2205
Facsimile 905-823-0612
Project No 5-5891

Schedule "B" to City of Oshawa By-law ~~108-2004~~
Passed this thirteenth day of September, 2004

Statement of Reasons for Designation of

Terwillegar House

3188 Grandview Street North

City of Oshawa

The Council of the Corporation of the City of Oshawa intends to designate the property at 3188 Grandview Street North as a property of cultural heritage value or interest pursuant to the provisions of the *Ontario Heritage Act, R.S.O. 19902, Chapter 0.18, Part IV*.

Historical Significance

The Terwillegar House, built in 1857, is recommended for designation for historical and architectural reasons as it has been in the Terwillegar family since 1872. The house is a Georgian style fieldstone dwelling, considered to be the traditional style of Upper Canada and representative of the dwellings of its earliest settlers. The prominent façade of this simple example has three bays (two windows and a door) and faces south. It has a storey and a half extension to the north (rear) that created the T-plan design typical of the first half of the nineteenth century. The rear extension is the original and served as the kitchen wing, reducing the risk of fire in the main dwelling.

The designation applies to the portion of the property containing the Terwillegar House, comprising approximately 0.4 hectares (1 acre) of land located at 3188 Grandview Street North and particularly described as Part 1, Registered Plan 40R22714. The designation is to apply to the entire original structure of the house.

Significant Architectural Attributes (to be protected by the Designation)

- Random coursed, split fieldstone exterior;
- Stone with the date 1857 scored in on the east façade of the dwelling;
- Stone foundation;
- Lintels over each door and window opening;
- Window sashes, frames, and sills using the style of the double hung sashes with 6x6 panes;
- Wood nailing block on the west side of the north (rear) extension;
- Veranda;
- Existing doorcases using a Classical design in keeping with the Georgian style; and
- Paneled doors, paneled window embrasures and trim located in the interior.