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THE CORPORATION OF THE TOWN OF WHITBY

BY-LAW NO. 2938-90

BEING A BY-LAW TO DESIGNATE THE STRUCTURE MUNICIPALLY KNOWN AS 210 BYRON STREET NORTH AS BEING OF HISTORIC AND ARCHITECTURAL VALUE AND INTEREST

WHEREAS, in accordance with the provisions of Section 29 of the Ontario Heritage Act, R.S.O. 1980, c. 337, the Council of the Corporation of the Town of Whitby considers it desirable to designate property hereinafter described to be of historic and architectural value and interest;

AND WHEREAS, the Council of the said Corporation has caused to be served on the owners of property municipally known as 210 Byron Street North, Whitby, Ontario, and upon the Ontario Heritage Foundation, notice of its intention to designate the structure at the aforesaid address to be of historic and architectural value and interest and has caused such notice to be published in a newspaper having general circulation in the Town of Whitby;

AND WHEREAS, no person has served a notice of objection to the proposed designation on the Clerk of the said Corporation;

NOW THEREFORE, the Council of the Corporation of the Town of Whitby enacts as follows:

- The structure known as Lewis Houck House located on the property municipally known as 210 Byron Street North, Whitby, Ontario and being more particularly described in Schedule "A", attached to and forming part of this by-law, is designated as being of historic and architectural value and interest for the reasons set out in Schedule "B", attached hereto.
- 2. This designation shall not preclude any changes that may be deemed necessary for the efficient use of the structure provided that any and all changes shall be in keeping with the original and current character of the structure and shall be carried out in consultation with the Local Architectural Conservation Advisory Committee of the Town of Whitby.

BY-LAW READ A FIRST, SECOND AND THIRD TIME AND FINALLY PASSED THIS 17TH DAY OF DECEMBER, A.D., 1990.

CLERK

MAYOR

SCHEDULE "A"

All of Lots Number 55, 56, 81 and 82, Plan H-50030, in the Town of Whitby, Regional Municipality of Durham, SAVE AND EXCEPT the most Westerly 100 feet of the aforesaid Lots Number 81 and 82.

As previously described in Instrument No. D213284.

SCHEDULE "B"

TO

BY-LAW NO. 2938-90

REASONS FOR DESIGNATION

DESIGNATION REPORT

HOUCK HOUSE

210 BYRON STREET NORTH

1859

LOCATION
Whitby Centennial Building
416 Centre Street South
Whitby, Ontario
1.1N 4W2

Brian Winter Town of Whitby Archivist



MAILING ADDRESS 603 Harriel Street Whitby, Ontario LIN 1L4

> Phone: (416) 668-5570

Historic records of Whitby Town and Township Ashburn, Brooklin, Myrtle and Myrtle Station

THE LEWIS HOUCK HOUSE

210 BYRON ST. N.

New information has come to hand which appears to indicate that the Lewis Houck House at 210 Byron St. N. was built in 1859, insead of C. 1863 as stated in the historical report.

The following was printed in the Whitby Semi-Weekly Chronicle, on July 22, 1859:
"By Mr. Lewis Houck--a handsome two storey private residence on Byron Street in
the North Ward. This house has a frontage of about 40 feet, with a wing at the south
west about 40 feet deep. The building looks handsome and substantial and when completed it will be quite an addition to the upper part of the town. Mr. Dunkley is the

From what this article states, in the list of new building for 1859, it is undoubtedly the house at 210 Byron St. N., although the committee may want to measure it to make sure.

The history report written in 1983, states that Lewis Houck purchased the property on which the house stands, in 1856 and took out two mortgages, one in 1856 for \$1,000 and one in 1863 for \$6,000. It was assumed that the house was not built until the second mortgage was taken out. It seems likely now that the second mortgage may have been to cover losses in the grain market, for in 1870 Houck defaulted on the mortgage. Mr. Houck was a grain dealer and the market was very poor in the mid to late 1860s.

I hope this latest information will confirm the date of construction of the Houck house at 1859, rather than 1863, as previously stated.

Brian Winter, Archivist, Town of Whitby, September 18, 1990. LOCATION
Whitby Centennial Building
416 Centre Street South
Whitby, Ontario
LIN 4W2

Brian Winter Town of Whitby Archivist



Historic records of Whitby Town and Township Ashburn, Brooklin, Myrtle and Myrtle Station MAILING ADDRESS 603 Harriet Street Whitby, Ontario LIN 1LA

> Phone: (416) 668-5570

March 20, 1990

ADDENDUM TO DESIGNATION REPORT THE LEWIS HOUCK HOUSE 210 BYRON ST. NORTH

The following information has been obtained since the original report on this house was written on March 14, 1983:

LEWIS HOUCK: (1817-1887)

Lewis Houck was born in Dunham Township, Quebec, and came to Whitby in 1855.

He was one of the first trustees of the Methodist Church built in 1855 at the corner of Centre and Mary Streets (also a designated building).

Mrs. Houck (Mary Ann Crosby) was born in Markham, Ontario, on Dec. 18, 1827 and was a sister of W. H. Crosby, a prosperous Whitby merchant.

SAMUEL T. KEMPTHORNE: (1874/5-1946)

Samuel Thomas Kempthorne was born at Almonds, at the corner of Highway 2 and Lake Ridge Road, Whitby, in 1874 or 1875. He lived in the Houck house from 1923 to 1936 and then moved to Toronto, where he died on June 18, 1946, not 1943 as stated in the report.

FARQUHAR J. MacRAE

Farquhar J. MacRae was the county judge who succeeded Judge D. B. Coleman who lived in the Houck house until his death in 1950. Judge MacRae was Ontario County Judge from 1951 until John E. Pritchard was appointed judge in 1953.

Brian Winter, Archivist. HISTORICAL REPORT
HOUCK HOUSE
210 BYRON STREET NORTH
1859

Compiled by Brian Winter, Archivist, Whitby Historical Society

March 14, 1983

Perry's Plan, Lots 55 and 56.

The land on which the Houck house stands was originally owned by Peter Perry and members of his family. Peter Perry came to Whitby in 1836 from Lennox and Addington Counties near the Bay of Quinte. In 1844 John Shier made a town plan for Perry of the lots in the part of the present town of Whitby north of Dundas Street.

On Oct. 25, 1856, Benjamin Fairfield Davy, a son-in-law of Peter Perry, sold the land where the house now stands to <u>Lewis Houck</u>, who mortgaged the property back to Davy's wife Cinderella for 200 pounds (\$1,000). It is possible that Houck used this mortgage money to build a house, but not likely the house that stands on the site now. He discharged the mortgage within four years.

On Aug. 17, 1863, Houck mortgaged the property to Chester Draper for \$6,077.04, enough money to build a substantial brick house. It is likely that the house on the corner of Byron and John Streets was built at this time. The Houcks called it "Homewood."

Lewis Houck (1817-1887) was born on Sept. 19, 1817, possibly in New York State or Quebec Province. He came to Whitby from Markham in the 1840s and in 1844 built a frame house and store at the corner of Dundas and Byron Streets. In the early 1850s he was a fanning mill maker and dealer in stoves and tinware. By 1860 he was dealing in the lucrative grain trade which probably made him enough money to build the substantial home at Byron and John Streets in 1863.

In 1870 Houck appeared to be in financial difficulty and unable to discharge his mortgage to Chester Draper, owner of Whitby harbor and another wealthy grain merchant. A court order was issued on Houck's property and Draper gained possession of the house. On March 31, 1870, Draper sold the house back to Mary Ann Houck, Lewis Houck's wife, thus eliminating the debt.

Houck lived on in the house until his death on Oct. 30, 1887 at the age of 70. A devout Methodist, he asked that the Methodist Church choir sing at his funeral. On the day of his funeral the town bell tolled and all the stores were closed.

Mrs. Houck died on March 9, 1896 at the age of 68 and on Aug. 26, 1896 her executors sold the house to <u>Sarah M. Aikman</u>. Her husband, Fred Aikman sold the house on April 26, 1897 to his son <u>Robert P. Aikman</u>. Robert P. Aikman sold it on July 14, 1898

to Neil A. McDiarmaid. On Nov. 6, 1899 McDiarmaid and his wife sold the house to <u>Jennie F. Patterson</u>. On May 11, 1915 her executors sold the house to <u>William Downie</u>.

William Downie (1851-1934) was born in Ireland in 1851. As a boy he came to Toronto and joined the staff of the Canadian Northern Railway. He joined the Canadian Pacific Railway in 1885 and made arrangements for the entry of the first train into Vancouver two years later. In 1903 he moved to St. John, New Brunswick to become superintendent of the Atlantic division of the CPR. On his retirement in 1914 he moved to Whitby. He was a prominent member of the Masonic Lodge, being past master of the Grand Lodge of British Columbia. Downie died at Whitby on Sept. 4, 1934 at the age of 83.

On Nov. 8, 1919, Downie sold the Houck house to <u>John C. Boswell</u>. By 1923 Boswell had died, and on April 21, 1923, his executors sold the house to <u>Samuel T. Kempthorne</u>.

Samuel T. Kempthorne (? - 1943) was the son of Charles Kempthorne, a blacksmith at Almonds in the western part of Whitby. He clerked in a Whitby hardware store before going west about 1900. He went into business at Saskatoon, Sask., and returned to Whitby by 1923. He died in 1943.

On Oct. 21, 1936, Mr. and Mrs. Kempthorne sold the house to Marguerite L. Coleman, wife of Judge Dilly Benjamin Coleman (1890-1950). Coleman was born in Welland County, Ontario on Sept. 6, 1890 and studied at the University of Toronto and Osgoode Hall. He was called to the Bar in 1916 and worked with a law firm in Welland until he was appointed Judge of the County Court of Ontario County in 1936. He was also Judge of the County Juvenile and Family Courts. Judge Coleman moved to Whitby in 1936 and died at Whitby on Dec. 17, 1950 at the age of 60.

on Oct. 6, 1951, Mrs. Coleman sold the house to Garnet Edgar and Irma Olive Thompson. On Feb. 1, 1952 the Thompsons sold the house to Farquhar J. and Jean C. MacRae. On Dec. 18, 1953 the MacRaes sold the house to Gerald Reuben and Dorothy Muriel Whipman. The Whipmans sold the house on Feb. 3, 1964 to Roy B. and Marjorie E. Dunlop. The Dunlops sold the house on Aug. 21, 1967 to Clyde C. and Elizabeth J. Magee. The Magees on May 14, 1968 sold to Margaret J. A. Pegg

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ARCHITECTURAL REPORT HOUCK HOUSE 210 BYRON STREET NORTH 1859

Compiled by Sandra Black June 1983

This substantial house is approached from the east by a segmental drive and from the north by a secondary circular drive. The former is bisected by a footpath which leads up the pier-flanked steps and across the generous verandah to the front door.

Centered in the three-bay façade of the two-story main block, this doorway is complete with transom and sidelights. The door itself is composed of fielded panels and features a mounted knocker; the transom is divided by mullions into three lights and in turn by muntlns arranged in lozenge designs; and the fielded side panels are surmounted by narrow windows with intersecting semicircular muntins which restate the lozenge motif.

Flanking the main doorway are two 6/6 windows with double-hung sash. Above these are two similar windows which in turn flank a pair of smaller casement windows with four-pane leaves. Like all windows throughout the house, these have a projecting lugsill, simple surrounds, a jack arch with radiating buff brick voussoirs, and louvered wood shutters. The second story of the main block is lit by two 6/6 windows on the south side and by three such windows on the north side. Corresponding openings appear toward the front of the main floor (one on the south and two on the north side).

Toward the back of the main block, a pair of squarish one-story side wings project symmetrically. Both have openings on front, back and side, including four-pane casements on the rear wall of the south wing and two 6/6 windows on the north wing's side wall. These openings are cut into a wooden entablature which extends continuously from the back of one wing, around the verandah, to the back of the other wing. At the corners of each wing, this entablature is supported by pilasters, wood on the south and brick on the north, in a pavillion-like manner.

The verandah itself is of wood, with a shallow skirt framing openings between projecting panelled plinths. On these rest wooden columns with "carpenter's Doric" bases, shafts and capitals. Triple columns mark each side of the central entrance bay. These are flanked by two more columns on each side, and by a further two on the north and one on the south side. The extra column on the north side marks bhe rear approach to the verandah, with steps, newel post and balustrade squeezed perpendicular to the projecting side wing. The other rear approach with its steps, panelled post and balustrade, gives access to the rear south side of the verandah. Between each of these openings and the main entrance, runs a balustrade having turned vase-shaped spindles with blocked bases and "capitals" set between

wide bottom and slender top rails. An identical balustrade edges the roofline. It features panelled plinths atop the columns, panelled insets and backed balusters above the side wings, and a stepped break forward over the main entrance.

Above this a severely simple cornice with deep overhanging eaves trims the shallow profile of the hipped and shingled roof. A low rectangular box at the apex suggests that a lantern may once have given a wedding cake silhouette to the public side of this house.

This house shows the influence of the Classical Revival in its symmetry, massing and details. Its designation is recommended to preserve this character. Specifically, designation should protect the façade (especially the verandah) and the north, south and rear elevations. It should also allow for the restoration of altered elements.

SANDRA BLACK

JUNE 1983

HOUCK HOUSE C. 1863

ADDENDUM TO ARCHITECTURAL REPORT

Prepared by Jill Stock, LACAC Summer Student, July 1990

Exterior

The Lewis Houck House at 210 Byron Street North, is a two-storey substantial brick home; most likely built in the Regency Style of approximately 1830-1860. The house most closely resembles the two-storey "villa" style of Regency construction. However, rather than recalling the architecture of the tropical climates in the Far East and Mediterranean, it is embellished with many classical elements. The basic frame of the house and its windows are quite characteristic of the Georgian or Neoclassical styles of the same time period. However, its roof is not gabled, as in the Georgian and Neoclassical styles, but is a Pavilion style roof (sloped or hipped equally on four sides), common to the Regency style. The second element which places the house in the Regency style is its porch; one of the most significant features of the Lewis Houck House. It is only with the beginning of the Regency style that the small porch or portico is abandoned, and larger verandas, stretching around all sides of the building were constructed.

The house, viewed from the east appears symmetrical; equal numbers of windows and Doric columns flank the front entrance. However, there is a projecting wing (constructed at the same time) on the west or rear facade of the house which contains the kitchen and possible servant's quarters in the past.

The architect of the Houck House remains unknown, however, it was most likely built and embellished in such a way as to be considered prestigious or substantial for its wealthy owners. It was most likely not constructed from an architectural pattern because it does not conform strictly to one movement or style.

The porch is very large in size, and wide with a wood ceiling and a tongue-and-groove wooden floor. The wooden "Carpenter's Doric" columns are painted white and placed symmetrically about the porch but not arranged to conform to any academic prototype (that is; they are for support but mostly show). The porch is in poor to fair condition at present (the supports in particular) but its ceiling and floor seem to be relatively free of decay. The front steps, however need some structural work.

Interesting to note is that on the second-storey; north facade, the window nearest the northeast corner has been bricked-in. The window, however, still retains its shutters on the outside wall.

Interior A

Once inside, the symmetrical nature of the Houck House changes. The half-turn stairway leads up to the right of the front doors. There are two main front doors; exterior and an interior door with a small vestibule in-between. The basement stair starts from underneath the main stair.

The front hallway extends to the right of the doors but ends abruptly to the left with the doors to the den (now computer room). The dining room and sitting room appear to be similar in size, each one half of the width of the main rear massing of the house.

The rear wing of the house is entered through a swinging door to the kitchen from the sitting room. A hallway from this door leads to the kitchen on the left; several small pantry cupboards on the right, and to the back hall. From the back hall is the back stairway to the second floor and a doorway into the piano room and a ground level bathroom. This entire rear wing may have once served as servants' quarters.

Ceiling and baseboard mouldings are similar throughout, except for the den and the sitting room which have some plaster ornamentation as well. This is a pattern on the ceiling itself formed out of a series of floral designs. In the den, this is in an oval shape, with the ceiling mouldings being wider; produced by a combination of wood and rows of plaster floral designs. The ceiling light fixtures in the den, the sitting room and the dining room are decorated by similar plaster floral ornamentation.

Of particular interest are the pairs of columns in the sitting room and the front hallway. In the sitting room are two pairs of columns facing each other on opposite sides of the room. They are Roman Doric in style with a slightly decorated capital. A palmette design is carved into the wood of the capital. The columns have fluted shafts with a plain base and plinth resting on a classical pedestal.

The first column of each pair is in the round (farthest from wall). The second column is an engaged, squared column of the same style and design as the column in the round. A moulded section, the height of the pedestals connects each pair of columns. Between the two pairs of columns, moulding extending down from the ceiling serves to separate off a section of the room; this room section is rectangular with a doorway at one end. Ceiling moundings within this rectangular section are made of plaster and are in a decorative floral design.

One pair of columns in the front hallway serve to divide two areas of space in the entranceway as well. These are Basic Ionic columns with an abacus extending the length of the volutes. Between the

four volutes is a sort of palmette design. These columns have smooth, rather than fluted shafts, and a simple base and plinth further resting atop a classical pedestal. Here, mouldings extend down from the ceiling to meet the top of the columns as well. This marks a corner in the wall surface and serves to divide the front hallway from the main stair.

Also of note are the fireplaces in both the sitting room and the dining room. Both are similar in size, design and construction. The mantle is made of carved wood and moulding with a marble facing around the opening. Both appear to be in working order, however there is evidence only of the sitting room fireplace being used.

Interior B (see attached floor plan)

Specific Interior features worthy of designation include:

- First floor doors and doorway mouldings (all). Sidelights and transom on both inner and outer front doors.
- Columns in front hallway (including bases).
- 5.
- Columns in front nailway (including bases).
 Ceiling mouldings in front hallway (around circumference of room and lowered from capitals of columns).
 Stairway (half turn with landing) and bench located on landing.
 Including newel post, handrail, and balusters.
 Window mouldings in all first floor rooms: den, hallway, dining room, sitting room, kitchen (including pantry), plano room, and bathwacm bathroom.
- 7.
- Fireplaces and mantles in dining room and sitting room.
 Leaded glass cupboards in dining room (around southwest corner) 8.

- Leaded glass cupboards in dining room (around southwest corner) and in southwest corner of sitting room (built-in).
 Pantry cupboards in kitchen.
 Bell on kitchen wall (activated by buzzer on dining room wall).
 Two sets of sliding double doors (wood-panelled) from dining room to sitting room and from den to front hallway.
 Ceiling mouldings in den, including decorative plaster ornamentation. Oval plaster ornamentation (floral design) on the ceiling itself. Plaster ornamentation around ceiling light fixture. fixture.
- fixture.

 13. Baseboard mouldings in stairway and landing, front hallway, den, dining room, sitting room, kitchen, back hall and kitchen hallway (including pantry cupboards).

 14. Pairs of columns (two engaged, two in the Found) in sitting room. Ceiling mouldings around circumference and lowered mouldings to block off north part of room. Rectangular design of plaster ceiling ornamentation within block-off area. Plaster ornamentation around ceiling light fixture.

 15. Ceiling mouldings around circumference of dining room, stairway
- Ceiling mouldings around circumference of dining room, stairway and landing as well.
 Ceiling and baseboard mouldings in upper-floor hallways.
- 17. Doorway mouldings in upper halls.

18. Mahogany doors on bedrooms (six-panelled).
19. Cedar cupboard and drawers built-into wall in upper hallways.

List of Photographs - Interior

Front Hallway

Front entrance (inner door), double doors with small vestibule between.

between.
Staircase to right of front entrance.
Landing bench in stairway, against wall of vestibule.
Mouldings from window in landing.
Doorway from front hallway into dining room.
Doorway from front hall into sitting room. Column from set across front hall.
Capital detail of column in front hall.
View from front hall into den or computer room (left of front entrance).

entrance).

Sitting Room or TV Room

Engaged column and column at north end of sitting room. View

of doorway into kitchen wing.
Columns at other side of north end of sitting room and doorway to exterior facing east, onto porch.

Fireplace on west wall of sitting room.
 Built-in leaded pane glass cupboard in sitting room.
 Ornamental plaster design on ceiling in square surrounded by wooden ceiling mouldings.

Dining Room

View from dining room into sitting room. Two large woodpanelled doors which slide back into wall space.
 Doorway from dining room into den. Wide panelled mouldings within doorway.
 Ceiling mouldings in dining room. Ornamental design around ceiling light fixture in plaster.
 Leaded pane glass cupboards in dining room.
 Wood and marble fireplace in dining room.

Den or Computer Room

Ornamental plaster ceiling mouldings in oval pattern. Plaster and wood ceiling mouldings frame room in similar design.
 Ornamental plaster design on den ceiling. Plaster decoration around ceiling light fixture.
 Ceiling mouldings and plaster trim in den.

Kitchen

Bell in kitchen (still working); operated by pressing button in dining room (to summon servants etc.)

22. Same as 21.

Upper Floor Hallway

23. Cedar cupboard and drawers built into upper hallway.
24. Mahogany doors in upper hall. Wooden doorway mouldings.
25. Mahogany door in upper hallway. Wooden doorway mouldings.
26. Cedar cupboard and drawers built into wall in upper hallway.
27. Ceiling and doorway mouldings in upper hallway.
28. Doorway trim and baseboard mouldings.

List of Photographs - Exterior

Front steps (east facade).

Front steps.

Base of wooden column on front verandah (deterioration). Wooden columns and railing on front verandah (east facade).

4. Wooden columns and railing on front verandah (east)
5. Front verandah detail.
6. Front verandah detail.
7. Deterioration at base of corner column on varandah.
8. Side steps down from verandah (north facade).
9. North facade, verandah and upper balcony.
10. North facade.
11. South facade.
12. Detail of verandah mouldings (wooden).

12. Detail of verandah mouldings (wooden).
13. Detail of chimney and brick deterioration.
14. Side doorway (north facade).
15. Deterioration, upper level of balcony-verandah on second floor.
16. Upper level of verandah at second-storey.



Regency (c.1810-40)
This style originated during the period 1811-20 when Gaorge, Prince of Wales (later George IV), was the British regent, Most Regency-style houses are 1 or 1½ stories with low hip roofs and a villa or cottage appearance. Center door and large first-floor windows with small panes are typical. A Regency house may have a central belvedere; a one-story front gallery is often seen.









Similar in style to the Lewis Houck House:

- two-storeys
- windows and shutters
- porch
- gallery
- hipped roof (pavilien style)

