



## THE CORPORATION OF THE TOWN OF OAKVILLE

### BY-LAW NUMBER 2011-097

A by-law to designate the Thornton House at 376 Douglas Avenue as a property 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;

**WHEREAS** the municipal council of the Corporation of the Town of Oakville has cause to be served on the owners of the lands and premises at:

376 Douglas Avenue  
Oakville, ON

and upon the Ontario Heritage Trust, notice of intention to designate the Thornton House at 376 Douglas Avenue and a statement of the reasons for the proposed designation, and further, has caused said notice of intention to be published in the Oakville Beaver, being a newspaper of general circulation in the municipality;

**AND WHEREAS** no notice of objection to the proposed designation has been served on the municipality;

**AND WHEREAS** the reasons for designation are set out in Schedule "B" attached hereto and form part of this By-law;

### COUNCIL 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:

Page 2

**SCHEDULE "A" TO  
BY-LAW 2011-097**

In the Town of Oakville in the Regional Municipality of Halton, property description as follows:

Thornton House  
Lot 67, Plan 113; OAKVILLE  
Town of Oakville, Regional Municipality of Halton

## **SCHEDULE “B” TO BY-LAW 2011-097**

### **STATEMENT OF SIGNIFICANCE**

#### **Description of Property** – Thornton House, 376 Douglas Avenue

The Thornton House is located at 376 Douglas Avenue on the west side of Douglas between Spruce Street and MacDonald Avenue. The house is a 1-½ storey bungalow with walls clad in brick and textured stucco. The side gable roof with asphalt shingles is broken by shed dormer on the front elevation.

#### **Statement of Cultural Heritage Value**

##### *Design Value or Physical Value*

The Thornton House at 376 Douglas Avenue has design and physical value as a good representation of a vernacular 1920s Oakville bungalow inspired by the Arts and Crafts design movement. These characteristics include the use of brick and textured stucco cladding, grouped multi-paned windows and broad roof sweeping over the large verandah with recessed entrance.

##### *Historical Value or Associative Value*

The property is directly associated with the theme of the development of the local residential area known as ‘Brantwood’, an early 20<sup>th</sup> century subdivision of Oakville. The property was built in the mid to early phase of the subdivision and contributes to the value of this relatively intact historic development. Thomas and Alice Thornton likely constructed the house sometime between 1913 and 1922. Thomas was a local printer and the property was in Alice’s name until her passing in 1944. The property purchased by Peter Rea in 1952, a local bank manager, and remained in the Rea family until 2011.

##### *Contextual Value*

The subject house is important in supporting and maintaining the historic residential character of the Brantwood area, as the property is functionally and historically linked to the surrounding residential neighbourhood. The houses in this area range in age and architectural style, dating from the early to mid-20<sup>th</sup> century. Many of the houses on Douglas Avenue are Craftsman-inspired or Period Revivals (such as

Tudor Revival) built between 1910 and 1940, making the subject house one of the older homes on the street.

#### Description of Heritage Attributes

The Reasons for Designation include the following heritage attributes. These attributes apply to the north, east, west and south elevations and the roof of the remaining portion of the house, including all four facades, entrances, windows and trim, together with construction materials of wood, brick, stone, stucco and their related building techniques.

Key exterior attributes of the house that reflect the cultural heritage value of the property are:

- form of the original 1- ½ storey house;
- poured concrete foundation;
- steeply pitched gable roof;
- the placement of the shed dormer window on the roof;
- wide wood eaves, exposed rafter tails, soffits and fascia;
- brick chimneys;
- all historic wood windows;
- rough faced stone sills and lintels on the first storey;
- wood trim, surrounds and sills on the second storey;
- brick voussoirs;
- exterior entrance doors, including entrance door within enclosed porch;
- brick and stucco clad exterior walls (not including rear addition);
- enclosed front porch, including wood walls, windows and columns.

#### **Note:**

The designation of the subject house under the *Ontario Heritage Act* is not intended to prevent the owners from undertaking a restoration of the front porch to remove the current enclosure and replacement of the columns with those appropriate to the architecture of the house.

## **Explanatory Note**

Re: Heritage Designation By-law No. 2011-097

By-law No. 2011-097 has the following purpose and effect:

To designate the Thornton House located on the property 376 Douglas Avenue as a property of cultural heritage value or interest pursuant to the provisions of the *Ontario Heritage Act*, R.S.O., 1990, Chapter O.18, Part IV, Section 29.