



BY-LAW NO. 2024-0009

A By-law to designate the John Morgan House, located at 129 Main Street South, Georgetown, under Part IV of the Ontario Heritage Act as being of cultural heritage value or interest.

WHEREAS Section 29 of the Ontario Heritage Act, R.S.O. 1990, c.O.18 authorizes the Council of a municipality to enact a by-law to designate real property, including all of the buildings and structures thereon, to be of cultural heritage value or interest;

AND WHEREAS authority was granted by the Council for the Corporation of the Town of Halton Hills to designate the property at 129 Main Street South, Town of Halton Hills, Regional Municipality of Halton, and known as the John Morgan House, as being of cultural heritage value or interest;

AND WHEREAS the Council for the Corporation of the Town of Halton Hills has caused to be served upon the owners of the land and premises known as the John Morgan House at 129 Main Street South, and upon the Ontario Heritage Trust, Notice of Intention to Designate the property and has caused Notice of Intention to be published in a newspaper having a general circulation in the Municipality as required by the Ontario Heritage Act;

AND WHEREAS on December 11, 2023, Council for the Town of Halton Hills approved Report No. PD-2023-072, dated November 17, 2023, in which certain recommendations were made relating to the designation of the subject property;

NOW, THEREFORE, BE IT RESOLVED THAT THE COUNCIL OF THE CORPORATION OF THE TOWN OF HALTON HILLS ENACTS AS FOLLOWS:

1. THAT the John Morgan House located at 129 Main Street South, and further described in Schedule "A", is hereby designated under Part IV of the Ontario Heritage Act as being of cultural heritage value or interest for the reasons set out in Schedule "B" attached to and forming part of this By-law;
2. THAT a copy of this By-law together with reasons for the designation be registered against the property and served in accordance with Section 29 of the Act;
3. THAT a notice of this By-law be published in accordance with Section 29 of the Act.

BY-LAW read and passed by the Council for the Town of Halton Hills this 12th day of February, 2024.

Originally Signed By:

MAYOR – ANN LAWLOR

Originally Signed By:

TOWN CLERK – VALERIE PETRYNIAK

SCHEDULE "A" TO BY-LAW NO. 2024-0009

LEGAL DESCRIPTION

PIN: 250420054

LT 14, PL 37, E OF MAIN ST OR S OF MILL ST; S/T 571699 HALTON HILLS

SCHEDULE “B” TO BY-LAW NO. 2024-0009

REASONS FOR DESIGNATION

Description of Property

The property is located at 129 Main Street South along the northeast side of the roadway in Halton Hills and contains a one-and-a-half storey frame residential building. To the rear and southeast of the existing building, the property is primarily a paved asphalt driveway extending from Main Street South, and the side and rear lot lines are currently fenced. Two mature trees are located at the front of the property beyond the sidewalk along Main Street South within a small lawn, with a paved sidewalk extending to the front entrance.

Statement of Cultural Heritage Value or Interest

The property at 129 Main Street South has physical and design value as a representative example of a mid-nineteenth century Gothic Revival frame residential building on Main Street South in the community of Georgetown. The existing building has retained many features characteristic of Gothic Revival residential buildings, including the steeply pitched roof, tall chimney stack, gable peaks, bargeboard and one-storey verandah. The property is a good example of a pre-Confederation, modest frame Ontario Cottage in its original location for over 170 years at the southeast terminus of the Main Street in Georgetown.

The property at 129 Main Street South has historical and associative value due to its associations with the early settlement and growth of the community of Georgetown in the mid-nineteenth century. Built by cordwainer John Morgan, the property was owned by several local community members who were significant in the community, including local innkeeper Benjamin Thompson, local doctor Dr. Malcolm Ranney, Principal and teacher at Georgetown High School Richard Coutts, and Dominion Seed House Seed Department Manager Robert Reeve. The use of the property has evolved over its 170-year existence from a residential building from the mid-1800s to late 1900s, to commercial use from the 1980s onwards.

The property at 129 Main Street South has contextual value as it serves to define and maintain the character of the area along Main Street South in Georgetown. The existing house is in its original location along Main Street South, and is physically, functionally, visually, and historically linked to its surroundings as a residential form building adaptively reused for commercial purposes. The building has not been identified as a landmark, rather contributes to the fabric of mid-to-late nineteenth century residential-form buildings along Main Street, south of the nineteenth-century commercial blocks in the downtown.

Heritage Attributes

The identified heritage attributes of the property at 129 Main Street South that contribute to its physical and design value include:

- The location, orientation, and setback of the existing one-and-a-half storey residential form frame building along Main Street South in Georgetown, Ontario;
- The scale, form, and massing of the existing building with cross-gable roof;
- On the front (southwest) elevation:
 - The projecting bay at the first storey with three single flat-headed window openings beneath bracketed eaves;
 - The segmentally arched window openings;

- The louvered window opening at the second storey;
- The one-storey covered porch with wooden columns and bracketed eaves;
- The gable peak and bracketed eaves with decorative bargeboard;
- On the side (north) elevation, two segmentally arched window openings at the first storey; and,
- On the side (south) elevation, two segmentally arched window openings at the first and second storeys on either side of a brick chimney that extends above the roofline.

The identified heritage attributes of the property at 129 Main Street South that contribute to its historical and associative value include:

- The property's legibility as a mid-19th century residential Gothic Revival building;

The identified heritage attributes of the property at 129 Main Street South that contribute to its contextual value include:

- The property's legibility as a mid-19th century residential Gothic Revival building;
- The setback, location, and orientation of the c.1850 residential building along Main Street South; and,
- The scale, form, and massing of the existing building along Main Street South in Georgetown.

The interiors of the building and rear elevation have not been identified as attributes of the subject property.