



HERITAGE HALTON HILLS COMMITTEE AGENDA

Date: Wednesday, March 19, 2025, 4:30 p.m.
Location: Esquesing Room - Halton Hills Town Hall
1 Halton Hills Drive
Members: Councillor C. Somerville, Chair, Councillor J. Racinsky, C. Donaldson, L. Quinlan, M. Rowe, R. Denny, A. Walker, T. Brown

1. CALL TO ORDER
2. DISCLOSURE OF PECUNIARY/CONFLICT OF INTEREST
3. RECEIPT OF PREVIOUS MINUTES
 - a. Minutes of the Heritage Halton Hills Committee Meeting held on February 19, 2025.
4. SCHEDULED ITEMS FOR DISCUSSION
 - a. Research and Evaluation Report - 78 Main Street South (Georgetown)
 - b. Research and Evaluation Report - 13802 Trafalgar Road (Ballinafad)
 - c. Heritage Property Tax Refund Application Review
 - d. Information Item - 10948 Winston Churchill Boulevard (Halton Hills)
5. ITEMS TO BE SCHEDULED FOR NEXT MEETING
6. ADJOURNMENT



**HERITAGE HALTON HILLS COMMITTEE
MINUTES**

Minutes of the Heritage Halton Hills Committee meeting held on Wednesday February 19, 2025, in the Esquesing Room at Town Hall, 1 Halton Hills Drive, Halton Hills, ON.

Members Present: Councillor C. Somerville, Chair, C. Donaldson, L. Quinlan, M. Rowe, R. Denny, A. Walker, T. Brown,

Regrets: Councillor J. Racinsky

Staff Present: L. Loney, Manager of Heritage Planning, C. MacPherson, Heritage and Development Review Planner, A. Foster, Cultural Heritage Assistant, R. Brown, Deputy Clerk - Administration

1. CALL TO ORDER

Councillor C. Somerville, Chair called the meeting to order at 4:30 PM.

2. DISCLOSURE OF PECUNIARY/CONFLICT OF INTEREST

M. Rowe declared a pecuniary interest with respect to Item No. 4(g) as he owns 5 Tweedle Street. He did not vote or participate in any discussion on this item.

3. RECEIPT OF PREVIOUS MINUTES

3.a Minutes of the Heritage Halton Hills Committee Meeting held on January 15, 2025.

Recommendation No. HHH-2025-0010

THAT the Minutes of the Heritage Halton Hills Committee Meeting held on January 15, 2025 be received.

CARRIED

4. SCHEDULED ITEMS FOR DISCUSSION

4.a Research and Evaluation Report - 10454 Regional Road 25 - Dufferin School (Speyside)

C. MacPherson provided an overview of the research and evaluation report for the property located at 10454 Regional Road 25. It meets 4 out of the 9 criteria for designation. It is a representative example of a c.1870s one-room Ontario Rural Schoolhouse. It is associated with the Speyside community, early communal developments, and pupils such as John Yaremko, the first Ukrainian Canadian parliamentarian. The property is contextually significant. For these reasons staff recommend designation.

Recommendation No. HHH-2025-0011

THAT Heritage Halton Hills recommend Council issue a Notice of Intention to Designate for the property at 10454 Regional Road 25 for designation under the Ontario Heritage Act.

CARRIED

4.b Research and Evaluation Report - 11999 Fifth Line - Gibraltar School (Limehouse)

C. MacPherson provided an overview of the research and evaluation report for the property located at 11999 Fifth Line. It meets 6 out of the 9 criteria for designation. It is a rare, unique, and representative example of c.1864 vernacular Ontario rural schoolhouse in the community of Limehouse. It is associated with early educational system in the community of Limehouse and pupils such as Reverend John McColl and Dr. James Lindsay. . The property is contextually significant. For these reasons staff recommend designation.

Recommendation No. HHH-2025-0012

THAT Heritage Halton Hills recommend Council issue a Notice of Intention to Designate for the property at 11999 Fifth Line for designation under the *Ontario Heritage Act*.

CARRIED

4.c Research and Evaluation Report - 2 King Street - McCuaig-Feller House (Georgetown)

A. Foster provided an overview of the research and evaluation report for the property located at 2 King Street. It meets 4 out of the 9 criteria for designation. It is a representative example of c.1912 residential building in the Edwardian architectural style. It is associated with local builder Robert John Waldie, the McCuaig family, and local politician Arnim “Ernie” Hulbert Feller. The property is contextually significant. For these reasons staff recommend designation.

Recommendation No. HHH-2025-0013

THAT Heritage Halton Hills recommend Council issue a Notice of Intention to Designate for the property at 2 King Street for designation under the *Ontario Heritage Act*.

CARRIED

4.d Research and Evaluations Report - 53 Charles Street - Pinegrove Cottage (Georgetown)

A. Foster provided an overview of the research and evaluation report for the property located at 53 Charles Street. It meets 6 out of the 9 criteria for designation. It is a representative example of a c.1887 Italianate residence in Georgetown. It is associated with the McDermid, Bell, and Hodinott families. It serves to define and maintain the late-nineteenth century character of the Park District. It is constructed of bricks from the old presbyterian church on Main Street. The property is contextually significant. For these reasons staff recommend designation.

Recommendation No. HHH-2025-0014

THAT Heritage Halton Hills recommend Council issue a Notice of Intention to Designate for the property at 53 Charles Street for designation under the *Ontario Heritage Act*.

CARRIED

4.e Research and Evaluation Report - 510 Main Street - Moffit Forster House (Glen Williams)

A. Foster provided an overview of the research and evaluation report for the property located at 510 Main Street. It meets 4 out of the 9 criteria for designation. It is a representative example of c.1884 Georgian Revival residential architecture in Glen Williams . It is associated with Charles

Williams' son-in-law, Moffit Forster and later, the Korzack family. The property remains physically, functionally, and visually linked to its surroundings. For these reasons staff recommend designation.

Recommendation No. HHH-2025-0015

THAT Heritage Halton Hills recommend Council issue a Notice of Intention to Designate for the property at 510 Main Street for designation under the Ontario Heritage Act.

CARRIED

4.f Property for Additional Consideration - 9 Queen Street (Georgetown)

C. MacPherson provided some background on 9 Queen Street noting that it was built in 1897 by GTR Station Master Edward McCannah, the first owner was GTR rail foreman Nathan Long and it was owned by John McBean from 1908 to 1958.

The house has been significantly modified over time with the construction of a one-storey addition on the front elevation, removal of board and batten, and alterations to the window openings. The owner is requesting that the property be removed from the register. For these reasons staff do not recommend additional research and evaluation.

Recommendation No. HHH-2025-0016

THAT staff should not undertake additional research and evaluation for the property at 9 Queen Street at this time.

CARRIED

4.g Properties for Additional Consideration - Tweedle Street Properties (Glen Williams)

A. Foster provided some background on the Tweedle Street Properties (5, 7 & 9 Tweedle Street). The properties were workers' residences built by the Sykes and Ainley Manufacturing Company in 1907, they are representative of a vernacular workers' cottages with Gothic Revival influences in the community of Glen Williams. The properties remain physically, functionally, and visually linked to their surroundings and should be considered together. For these reasons staff recommend additional research and evaluation.

Recommendation No. HHH-2025-0017

THAT Heritage Halton Hills recommend staff pursue research and evaluation of the property at 5, 7, and 9 Tweedle Street, Glen Williams.

CARRIED

4.h Update - 8 Albert Street (Georgetown)

L. Loney advised the committee that an objection to the Notice of Intent to Designate has been received for 8 Albert Street. The staff report will be on the March 24, 2025 Council Agenda.

5. ITEMS TO BE SCHEDULED FOR NEXT MEETING

L. Loney advised that she will be away for the March meeting.

Economic Development will be attending an upcoming meeting to do a presentation on the Community Improvement Plan (CIP).

Ontario Heritage Conference is taking place in Prince Edward County June 19-21, 2025. Staff will look into the budget for 4-5 members to attend and report back at the March meeting.

6. ADJOURNMENT

The meeting adjourned at 5:05 p.m.

Research and Evaluation Report



(Town of Halton Hills 2025)

The Old Bank

78 Main Street South, Georgetown, Town of Halton Hills

February 2025

Project Personnel

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with

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1.0 Property Description

78 Main Street South	
Municipality	Georgetown, Town of Halton Hills
County or Region	Region of Halton
Legal Description	PT LT 2, PL PRATT'S SURVEY, AKA PL 27, PT 7 PL 20R-13612; HALTON HILLS
Construction Date	c.1918
Original Use	Commercial
Current Use	Commercial
Architect/Building/Designer	Architect: Shepherd & Calvin Contractor: John Robert Page Utilities: H. W. Kennedy
Architectural Style	Vernacular with Beaux Arts influences
Additions/Alterations	1977 Basement Entrance
Heritage Status	Listed on the Town's Heritage Register
Recorder(s)	Austin Foster with Laura Loney
Report Date	February 2025

2.0 Background

This research and evaluation report describes the history, context, and physical characteristics of the property at 78 Main Street South in Halton Hills, Ontario (Figure 1 and Figure 2). The report includes an evaluation of the property's cultural heritage value as prescribed by the *Ontario Heritage Act*.

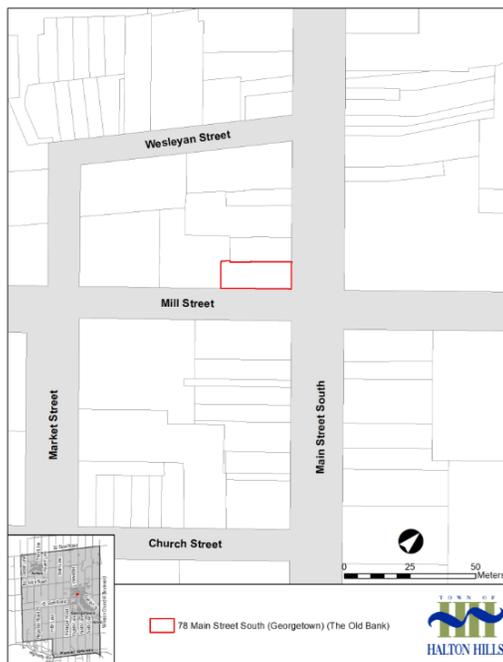


Figure 1: Location Map – 78 Main Street South



Figure 2: Aerial Photograph – 78 Main Street South

2.1 Historical Background

Indigenous History

The enduring history of First Nation Peoples in Halton Hills can be traced back through time immemorial before contact with Europeans in the 1600s. Prior to the arrival of European settlers, the Credit River was central to Indigenous ways of life, supporting settlements, fisheries, horticulture, transportation, and trade. Iroquoian-speaking peoples, ancestors of the Wendat, occupied the Credit River Valley for hundreds of years until the mid-1600s, establishing semi-permanent villages. There are numerous archaeological sites in Halton Hills dating from this period, ranging from village sites to burial grounds, which reveal a rich cultural heritage.

The Wendat were displaced by the Haudenosaunee around 1649-50 amid the conflicts that arose between European colonial powers and their First Nation allies. The Mississaugas (part of the Anishinaabe Nation) arrived in southern Ontario in the 1690s, settling in two groups along the north shore of Lake Ontario and Lake Erie. The western group, occupying the area between Toronto and Lake Erie, became known as the Mississaugas of the Credit First Nation. Until the early 19th century, the Mississaugas of the Credit First Nation followed a seasonal cycle of movement and resource harvesting along the Credit River (Missinnihe, meaning “trusting creek”), and other rivers. In the winter months, extended family groups hunted in the Halton Hills area, travelling south towards the mouth of the river in the spring for the salmon run. The Mississaugas’ fisheries and traditional economies were diminished because of increased Euro-colonial settlement, leading to a state of impoverishment and dramatic population decline.

In 1818, the British Crown negotiated the purchase of 648,000 acres of land from the Mississaugas of the Credit First Nation, including present-day Halton Hills, under the Ajetance Treaty (No. 19), named after Chief Ajetance. This left the Mississaugas with three small reserves on the Lake Ontario shoreline. The legitimacy of early land “surrenders” to the Crown is questionable when considering the Mississaugas’ traditional understanding of property ownership. Unlike the British, the Mississaugas understood land in spiritual terms, and did not share the idea that access to land and resources could be given up permanently.

In 1986, the Mississaugas initiated a claim against the Government of Canada over the 1805 Toronto Purchase. On June 8, 2010, the parties involved reached a final compensatory agreement. It resulted in a cash payment of \$145 million to the Mississaugas of the Credit First Nation.¹

Early European Settlement

In the early 1820s, a modest settlement known as “Hungry Hollow” emerged around the Kennedy mills on Silver Creek, as the Kennedy family attracted settlers to work in their sawmill, gristmill, foundry, and woolen mill. This modest settlement drew wider attention in 1828 when John Galt, representing the Canada Company, opened the York to Guelph Road. This new route connected the community to nearby

¹ This brief overview of Pre-Treaty Indigenous Territory within the land now known as Halton Hills is taken from the Town of Halton Hills’ 2023 *Cultural Heritage Strategy*. This document includes additional recommendations relating to Truth and Reconciliation in Heritage Planning as part of the Town's commitment to advancing Truth and Reconciliation.

towns and extended to Galt, Guelph, and Goderich, fostering further growth and development over the next decade. In 1837, William and James Barber purchased George Kennedy's woolen mill and foundry and renamed the settlement "Georgetown."

Between 1837 and 1850, the small hamlet gradually transformed into a more established community with a distinct identity. The village grew on both sides of the Silver Creek Valley, with Main Street emerging as the center of social, economic, and religious life in the settlement. As Georgetown's population and industry expanded throughout the mid-nineteenth century, merchant shops, tradesman works, and hotels proliferated along the Main Street corridor. This growth was further stimulated following the establishment of the Grand Trunk Railway station in 1858 on the Toronto to Sarnia route and the arrival of the Hamilton & Northwestern Railway through Georgetown in 1878. By the end of the nineteenth century, Georgetown encompassed most of Lots 18, 19, and 20 on Concessions 8 and 9.



Figure 3: Subject property identified on 1819 Patent Plan



Figure 4: Subject property identified on 1822 Patent Plan

Much of Georgetown's downtown core was established on Lot 18, Concession 9. In July 1844, the Crown granted 200 acres of Lot 18, Concession 8 of Esquesing Township to Christian Barnes. Later that year, Barnes sold the eastern 52 acres to Joseph Pratt, who subsequently surveyed several lots southwest of Main Street before selling the remaining land to prominent Georgetown businessmen William Barber and James Young in 1853. Between 1853 and 1854, Barber and Young further surveyed and subdivided their portion of Lot 18, creating over 150 village lots. This subdivision incorporated the lots outlined in Pratt's earlier survey, as well as additional streets and building lots southwest of Main Street.

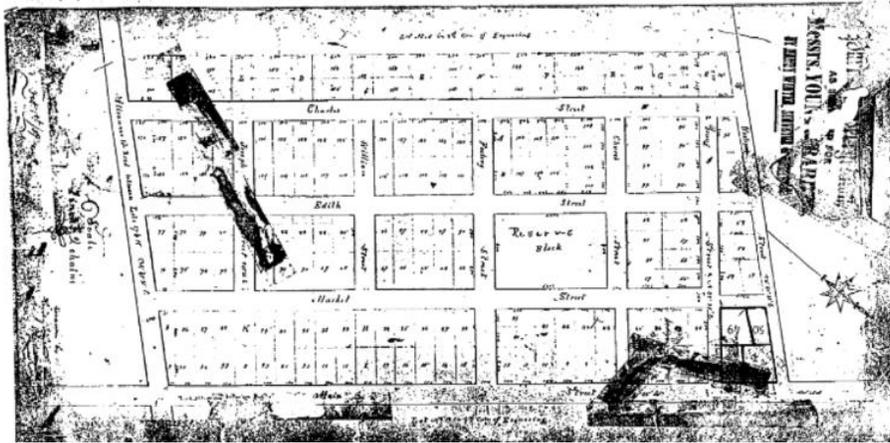


Figure 5: The 1854 Young and Barber Survey (Pratts Plan, Ontario Land Registry Office)

Around 1845, the subject property (Lot 2 of Pratt's Survey) sold to Andrew Buckley. Buckley owned the property for a year before selling it to Robert Watson in 1846. Robert Watson was the proprietor of the Balsam Hotel and stagecoach, the first public house in Speyside. During his ownership, a modest frame building was constructed on the lot, possibly intended for an expansion or relocation of Watson's hotel business. In 1853, Watson sold the property to William Walker Roe (1822-1879), a local auctioneer who built a modest brick hotel on the site in the 1860s to capitalize on the establishment of the Grand Trunk Railway Station. Roe operated this hotel until selling it to Robert Bennett in 1872.



Figure 6: Subject property identified on Tremaine's 1858 Map of the County of Halton, Canada West

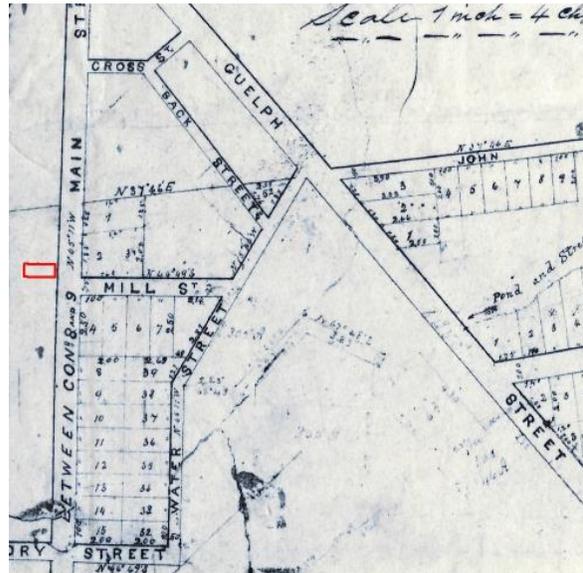


Figure 7: Subject property identified on 1859 Plan of Georgetown

Robert Bennett and the Bennett Hotel

Robert Bennett (1844–1922) was born in Ballinacree to Episcopalian farmers John Bennett (1815–1860) and Eliza Johnston Bennett (1825–1902). Raised on Lot 4, Concession 4 in Erin Township, he worked on the property until his marriage to Hannah Jane Thompson (1846–1885) in 1868. The couple had five

children between 1869 and 1884: Mary Etta (1869–1945), Elizabeth Jane (1870–1946), Harriet Ann (1874–1921), Maud Matilda (1876–1879), and Thomas John (d.1884).

Following their marriage, the Bennett family briefly resided in Erin before purchasing the subject property from William Walker Roe in April 1872 and relocating to Georgetown. Robert renovated the two-storey brick hotel about a year before opening. The Bennett House Hotel opened in 1873 and by the early twentieth century, the hotel grounds stretched from Main Street to Market Street (Lots 2 and 49) and included a horse stable, two barns, and an icehouse at the rear. After a fire destroyed the stables in 1876, a larger facility was constructed. The new stable could accommodate thirty-five horses and included a carriage house for buggies and cutters. Each March, the icehouse was packed with 100 cords of ice blocks cut from Morrow's Pond and insulated with hay and sawdust.



Figure 8: Subject Property identified on 1877 *Illustrated Historical Atlas of the County of Halton*

The hotel included 28 guest rooms, three bathrooms, a large dining room, a business office, a bar room, a two-storey veranda, and a reception room. Gas lamps illuminated its halls, bar, and dining room. The Bennett Hotel quickly developed a reputation for quality accommodation, good food, and music. The hotel also ran a coach service, transporting guests to the Grand Trunk Railway station until April 1881, when the coach was destroyed by a train while carrying passengers to the platform. By 1885, room rates were \$1 per night.

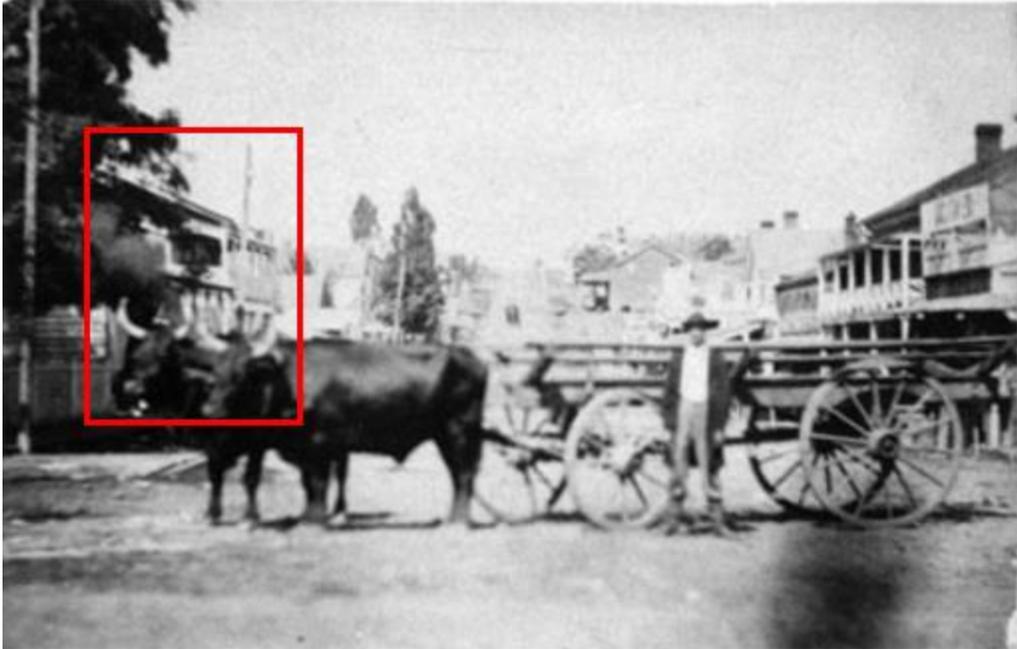


Figure 9: Main Street looking north, c.1871; Bennett House is pictured on the left (EHS 00262)

Though the hotel was among the most popular accommodations for travelers in Georgetown, the *Canada Temperance Act* of 1878 routinely threatened Bennett's business. Robert continued to sell alcohol from the hotel, receiving over \$200 in fines between 1881 and 1884; first in June 1881, then August 1882, July 1883 (appealed), and October 1883. Following another offense in 1884, Bennett was formally charged and convicted on April 23 of that year for repeated violations. He was sentenced to two months in prison, during which time Hannah managed the business. That same year, 33 other Georgetown residents were charged under the *Temperance Act*, collectively paying \$2,150 in fines.

In 1885, Bennett was once again charged with violating the *Temperance Act* after a brawl broke out among inebriated patrons at the hotel. By the summer of 1886, both he and Elias Clark of the Clark Hotel were due to face prosecution in the court of W.H. Young for the illegal sale and distribution of alcohol, but judgment was deferred when both men fled Georgetown. At this time, Bennett was also wanted on charges of perjury.

Following a brief stint in prison in 1886, Bennett spent several months in Welland before returning to Georgetown with his second wife. His first wife, Hannah Bennett, had died in April 1885. On October 20, 1886, Bennett married 22-year-old Matilda "Tilly" McCutcheon (1864-1895), but filed for divorce in 1892, alleging multiple counts of adultery.



Figure 10: An 1890 photograph of Main Street looking north, subject property identified (EHS 12241)

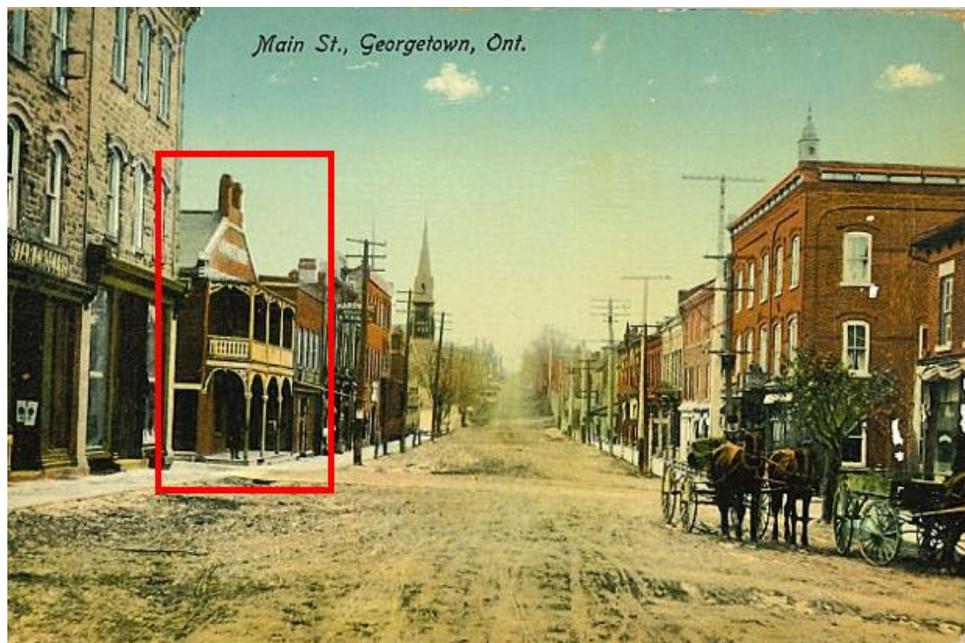


Figure 11: Subject property identified on a colourized postcard of Main Street looking north; Bennett Hotel is on the left. c.1900 (EHS 21523)

Despite these scandals, the Bennett Hotel business continued to thrive. Robert's son-in-law, Harry Arthur "Archie" Coffin (1858–1908), who married Mary Etta (1869–1945) in October 1888, assumed management of the business as Robert prepared to retire. In August 1895, Bennett sold the business and the subject property to Coffin for \$8,000. Robert Bennett continued to live and work at the hotel until 1908. He then moved into the home of his daughter, Harriet Ann, and her husband, Thomas John Fisher, on Main Street, where he lived until his death on January 5, 1922.



Figure 12: A c.1900 photograph of Main Street looking south. The Bennett Hotel is on the right (EHS 26087)



Figure 13: The Drummers Snack banner is hoisted on the McGibbon Hotel (right), in preparation for the 1912 Drummers Snack parade. A similar banner already wraps around the balcony of the Bennett House (left) (EHS 21575)

Under Coffin's leadership, the Bennett Hotel became a hub for community gatherings, hosting various events, banquets, and meetings. In 1892, the hotel showcased Edison Gramophones, attracting crowds

of interested locals. By 1900, Bennett House employed approximately eleven workers, including a chef, housekeepers, stable keepers, and a bartender. Following Coffin's unexpected death in 1909, the business and subject property were sold to Albert Sachs.



Figure 14: The Bennett House staff in 1903 (EHS 08529)



Figure 15: A 1913 photograph of the Bennett House receiving deliveries. A wooden sign reading "H.A. Coffen Prop. [proprietor]" is affixed to the veranda (EHS 00448)

Albert Sachs and the Prince Albert Hotel

Albert Sachs (1863-1931) was born in Hespeler, Ontario, where he lived until 1881. He subsequently trained as a stone mason and later joined the Free Masons. Throughout his life, he moved frequently, living and working in Woodstock, St. Thomas, Kingston, Chicago, and various other parts of eastern Ontario and Illinois. In 1885, while living in Lambton, Albert married Williamena Dennan (1865-1964). They had three children: Myrtle (1887-1888), Albert Clive (1889-1948), and Earl (1892-1971). Around 1900, the Sachs family relocated to Berlin (now Kitchener), where Albert was involved in the steam heating and plumbing business. By trade, he was a plumber and steam fitter, and he completed the first plumbing installations in the Parliament Buildings and City Hall in Toronto.

In 1908, Albert Sachs purchased the subject property from Coffin's estate, and he assumed proprietorship of the Bennett House. By 1913, the rates at the Bennett House were \$1.50 per day. The Georgetown Herald reported that "there are few, if any, houses in the province that give better service for the money," and the hotel gained a reputation for its "exceptionally good character" (The Georgetown Herald, December 17, 1913, p.3). The hotel's name was changed to the Prince Albert Hotel in the mid-1910s. Albert's son, Albert Clive Sachs, assisted his father with the hotel's operations at this time.



Figure 16: A c.1918 photograph of Georgetown's Main Street looking north. The Bennett Hotel is pictured on the left. (EHS 00444)

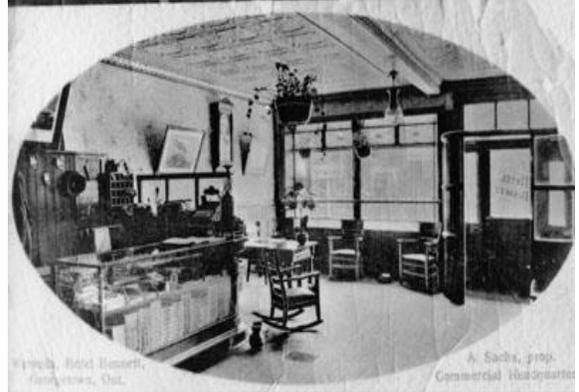


Figure 17: The front lobby of the Bennett house Hotel looking out onto Main Street, c.1915. (EHS 00635)

After nearly a decade of running the hotel, Albert Sachs sold the property to The Merchants Bank of Canada on March 29, 1918. A week later, on April 6, 1918, an auction was held on the property to sell the contents of the hotel. Everything from furnishings to doors and lighting fixtures were auctioned off to the public, including brass cuspidors (spittoons) and the bar. In July 1918, a wrecking gang began dismantling the hotel and construction of the new Merchants Bank began.

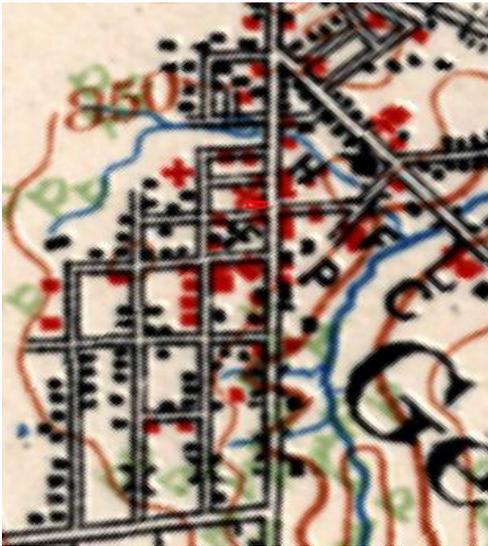


Figure 18: Subject property identified on 1909 National Topographical Map

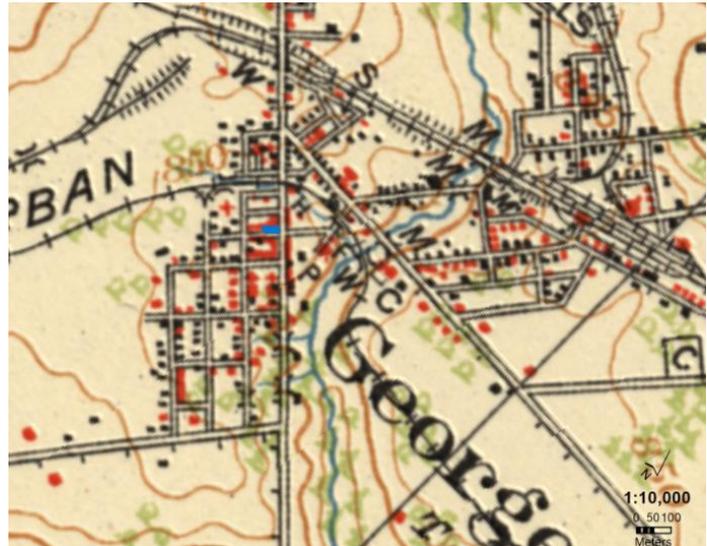


Figure 19: Subject property identified in blue on 1918 National Topographical Map



Figure 20: Announcement of the Merchants Bank's purchase of the Prince Albert Hotel property, c.1918 (*Georgetown Herald*, March 20, 1918, p. 2)



Figure 21: Advertisement for auction of Prince Albert Hotel, c.1918 contents (*Georgetown Herald* on April 3, 1918, p. 1)

The Merchants Bank of Canada

The Merchants Bank was founded in Quebec in the winter of 1860 and officially incorporated on May 18, 1861. The first Merchants Bank opened in Montreal on May 9, 1864. Sir Hugh Allan, head of the Montreal Ocean Steamship Company, served as the founding president. In 1865, a Parliamentary session amended the Act incorporating the Merchants Bank to extend the timeframe for fulfilling capital payment obligations.

By January 1866, Merchants Bank shares were valued at \$100 each, with a 4 percent dividend. Initially, the bank's operations were confined to Montreal. However, its acquisition of the Kingston-based Commercial Bank of Canada in 1867 expanded its holdings to 17 branches across Ontario and Quebec. The company was subsequently renamed the Merchants Bank of Montreal to the Merchants Bank of Canada in 1868. The *Merchants Bank Act*, passed on May 22, 1868, approved the merger, and updated their founding statutes.



Figure 22: The first currency printed by the Merchants Bank of Canada in 1868 (Bank of Canada Museum OID 1974.0235.00072.000)

By 1871, the bank had two Quebec branches beyond its Montreal headquarters and 22 branches throughout Ontario. The Merchants Bank of Canada expanded rapidly throughout the 1880s, establishing branches throughout the country and internationally. By 1877, the Merchants Bank had become the second largest bank in Canada, and by 1900, the bank had expanded to 50 branches, with over 27 million dollars in assets.



Figure 23: Merchants Bank of Canada Headquarters on St. James Street in Montreal, c.1875 (McCord Stewart Museum, MP-1976.6.43)



Figure 24: The Merchant Bank Toronto offices at 12-16 King Street West, designed by Darling and Pearson in 1919 (McCord Stewart Museum, MP-1976.6.51)



Figure 25: Front view of Merchants Bank in Brampton, c.1910 (EHS 00349)



Figure 26: Merchants Bank building in Hamilton, c.1980s (Hamilton Public Library 32022189061951)

By 1919, the Merchants Bank of Canada had expanded significantly, reaching 329 branches across the country. In 1921, the Bank of Montreal set out to acquire the Merchants Bank of Canada, which had over 400 branches from the Maritimes to Vancouver Island. Despite engaging in some large, risky loans, the bank still held assets of \$190 million and nearly \$20 million in capital and surplus, with a history of paying substantial dividends. The merger occurred in 1922.



Figure 27: \$5 Banks notes produced by the Merchants Bank of Canada between 1895 to 1905 (Bank of Canada Museum OID: 1974.0235.00183.001)

The Merchants Bank of Canada in Georgetown

The first Merchants Bank of Canada branch in Georgetown was established in 1905, with F. M. Scarff serving as the first Bank Manager. Scarff remained in this position until 1911 when G. C. Lawrence succeeded him, followed by C. W. Grandy in 1917 and H. R. Mimms in 1920. Shortly after its establishment, the Merchants Bank launched weekly advertisements to attract rural customers. These advertisements emphasized low-interest, short-term loans tailored to farmers, enabling them to purchase essential equipment, seeds, and cattle. The Merchants Bank solidified its role as an economic hub in Georgetown, providing loans to farmers, industrialists, and the Corporation of the Town of Georgetown on several occasions.



Figure 28: Merchants Bank Advertisement, c.1909
(*Georgetown Herald* September 29, 1909)



Figure 29: Merchants Bank Advertisement, c.1919
(*Georgetown Herald*, January 29, 1919, p. 1).

In 1908, the Merchants Bank purchased Lots 5 and 6 of the Young and Barber Survey, now 98 Main Street South. That same year, the Georgetown branch was relocated to a new building constructed by H. W. Kennedy. Under the leadership of C. W. Grandy in 1917, the Merchants Bank decided to construct a more modern facility to accommodate the Bank's rapid expansion and the institution's post-war business boom.

On March 29, 1918, the Merchants Bank acquired the subject property from Albert Sachs to build the new branch. Toronto-based architectural firm Shepherd & Calvin, renowned for designing prominent buildings such as the Toronto Conservatory of Music and the Ban Righ Women's Residence and Douglas Library at Queen's University in Kingston, was commissioned to design the new bank in April 1918. Construction was overseen by general contractor John Robert Page of Toronto, who arrived in Georgetown in the summer of 1918. The building's heating, electrical, and plumbing were installed by local contractor H. W. Kennedy.

The existing building within the subject property was completed in late April of 1919, with its grand opening held on May 19. The *Georgetown Herald* praised the new structure, stating: "The building is thoroughly modern and up to date in every way; the main floor is fireproof, the electrical work, etc., is of the very best kind. The building is a credit to The Merchants Bank of Canada under every practical illustration of their increasing and important business in this locality" (*Georgetown Herald*, May 21, 1919, p. 3).



Figure 30: Subject property identified on 1922 *National Topographical Map*

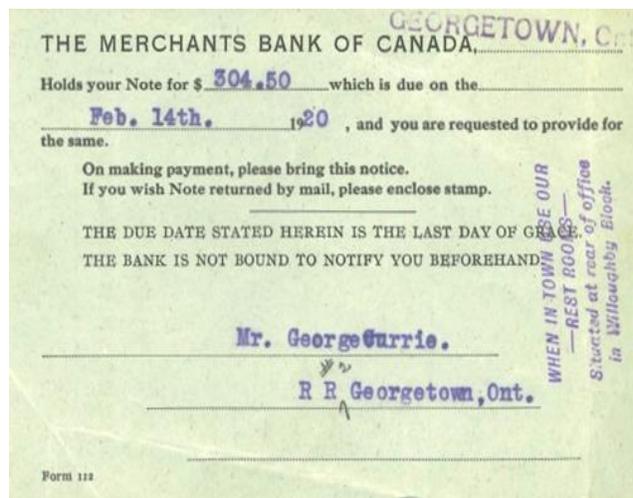


Figure 31: A bank slip from the Georgetown branch of the Merchants Bank of Canada made out to George Currie on February 14, 1920 (MG6 A20 3.01)

The building's exterior was constructed of local limestone sourced from the Logan Quarries north of Glen Williams. Its hipped roof was finished with corrugated copper at the roof ridge. The public spaces and vestibule featured floors made of marble, mosaic, and maple. The high ceilings were adorned with ornate plaster moulding running along the perimeter of the polished oak roof. A fireproof room with thick limestone and brick walls housed vaults, deposit boxes, and safes. The office space, finished with local hardwood, featured paneled and lead-glass doors, a maple floor, oak ceiling, paneling and wainscoting. The mezzanine contained a spacious apartment for the Bank's staff. This living space included a modest drawing room, dining room, kitchen, pantry, two bedrooms, and a bathroom. It was finished with maple flooring throughout. The Merchants Bank continued to operate from this building until 1922, when the Merchants Bank of Canada amalgamated with the Bank of Montreal.

The Bank of Montreal in Georgetown

Following the amalgamation of the Merchant Bank of Canada with the Bank of Montreal in 1922, the latter assumed ownership of the subject property and began conducting business from the Merchant

Bank building. H.R. Mimms, previously the Manager of the Merchant Bank, was appointed as the Manager of the new Bank of Montreal branch, holding this position until his departure in 1924.



Figure 32: Subject property identified on 1934 Fire Insurance Plan of Georgetown



Figure 33: Notice regarding the amalgamation of the Merchants Bank and Bank of Montreal, c.1922 (*Georgetown Herald* on March 1, 1922, p. 4)



Figure 34: Bank of Montreal Advertisement, c.1922 (*Georgetown Herald* on January 17, 1922, p. 1)

For the next decade, the Bank of Montreal continued its regular operations, supporting local sports teams, managing local accounts, and expanding its presence in the region. The building's meeting rooms

were rented out to various local organizations, including the Esquesing Agricultural Society, the Local Council of Women, and the Georgetown Rate Payers Association, making it a hub of community activity.



Figure 35: A view of Georgetown's Main Street looking north towards the Baptist Chapel steeple in 1933. The "Old Bank" building is visible at the intersection of Main and Mill Streets. (EHS 26096)

In January 1943, it was announced that the Georgetown branch of the Bank of Montreal would close to support war efforts. The Editor of the *Georgetown Herald* expressed regret at the closure, describing the institution as "an old friend to many" whose staff "added something in a very definite way to the life of the community," leaving "a void in church groups, clubs, fraternal societies, or organizations" upon their transfer (*Georgetown Herald*, January 27, 1943, p. 7). On January 30, 1943, a farewell banquet was hosted at the bank for its staff. Speeches were made by prominent local businessmen and politicians, including J.B. Mackenzie and Mayor Joseph Gibbons, who praised the bank's contributions to the community. The closure of the Georgetown branch coincided with the closure of the Bank of Montreal branches in Mount Forest and on Parliament Street in Toronto that same week.

Immediately following the announcement of the closure, discussions emerged regarding the potential purchase of the building to establish a municipal facility for Georgetown. The *Georgetown Herald* published a series of editorials advocating for the purchase, emphasizing its value as "one of the most up-to-date and modernly equipped buildings in Georgetown" and noting that "a similar building could not be constructed for a fraction of the price" (*Georgetown Herald*, February 3, 1943, p. 7). The editorials also highlighted the building's central location and suitability for hosting a magistrate's court (*Georgetown Herald*, February 10, 1943, p. 2). After deliberations at two council meetings, the Municipal Corporation of Georgetown, spurred on by the support and advocacy of Mayor Joseph Gibbons, the *Georgetown Herald*, and several enthusiastic residents, decided to proceed with the purchase. On February 19, 1943, the municipality acquired the property for \$11,000.

The Georgetown Municipal Building and the Royal Bank of Canada

In February 1943, the *Georgetown Herald* announced the opening of the new municipal building on the subject property, praising its "fine appearance" and remarking that it "is something which every town in

a position to afford it should not be without" (*Georgetown Herald*, February 10, 1943, p. 2). The acquisition of the building, while widely supported by both the Herald and many residents, faced criticism from some councillors and the Georgetown Ratepayers Association for proceeding without a public vote on the expense. Despite this opposition, the deal went forward, and renovations commenced just a week after the transaction was finalized.

The renovations transformed the former bank building into a functional municipal headquarters. Police cells were constructed in the basement, repurposing the old bank vaults for use as the new Georgetown Police headquarters. Public restrooms were installed, and several offices were built, including designated spaces for the Chief of Police, the Town Clerk, the Mayor, and the Tax Collector. The building's vestibule was converted into Council Chambers, while the mezzanine apartment, previously used as living quarters for bank employees and later as storage, were rented to WWII veteran William Tennant, who was hired as the building's caretaker. Once renovations were completed, the Herald proclaimed that "there is no doubt that Georgetown has one of the finest Municipal Buildings in any Ontario town" (*Georgetown Herald*, February 21, 1945, p. 2).

Despite initial enthusiasm surrounding the building's acquisition, the cost of purchasing and maintaining the property became a central debate during the 1945 mayoral election. Mayoral candidate Harold Cleave criticized the expense and lack of public consultation. Another candidate vowed to sell the building, even at a loss, to eliminate what he viewed as a financial burden. Following Cleave's victory, former Mayor Joseph Gibbons offered to personally purchase the building from the town for the original price of \$11,000 to reimburse the expenses incurred during his administration. However, public backlash to this proposal led the council to unanimously reject the offer.

By the winter of 1946, however, growing concerns over maintenance costs, fueled by pressure from the Ratepayers Association, post-war expansion, and several concerned municipal councillors, reignited discussions about selling the property. In January 1947, the Royal Bank of Canada approached the newly re-elected Mayor Joseph Gibbons to express interest in purchasing the building. The bank's initial offer was \$33,000, but after conducting an inspection and factoring in repair and renovation costs, the parties negotiated a final sale price of \$28,500. After considerable debate, Georgetown's council formally accepted the offer and on March 1, 1947, the Royal Bank formally took possession of the property. Following the sale of the subject property, the Town of Georgetown acquired a lot at the modern address of 36 Main Street, which was then occupied by a bowling alley. The town contracted J.B. Mackenzie & Sons to construct a new, less ornate, and more practical municipal building on the site.

The Royal Bank made extensive alterations to the interior of the building on the subject property. The vestibule was retrofitted for banking accommodation, and the offices were modernized. The walls were painted grey and fluorescent lighting was installed. Included in the alterations was the construction of a new vault inside the old one, with 18 tons of railway ties and concrete embedded in the vault structure.



Figure 36: Looking north on Georgetown's Main Street in 1949. The Royal Bank is on the left (EHS 00634)



Figure 37: The Royal Bank of Canada building in 1949 (EHS 00022)



Figure 38: A c.1950s photograph of downtown Georgetown looking north on Mainstreet. The Royal Bank is on the left (EHS 26094)



Figure 39: The "Old Bank" identified in a 1961 Aerial photograph of the Main and Mill Street intersection (EHS 00237)

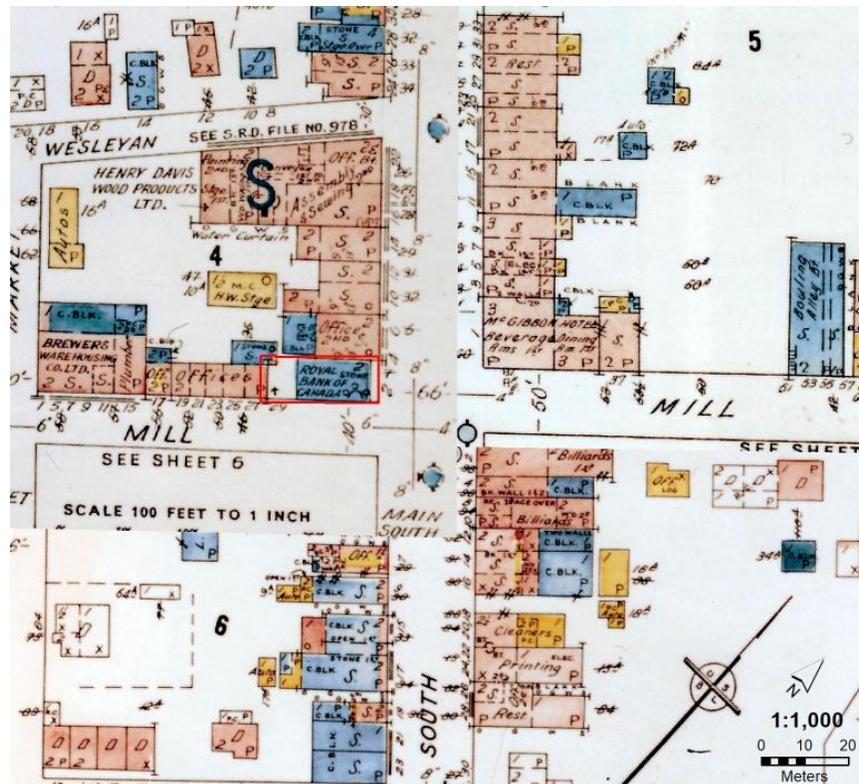


Figure 40: Subject property identified on 1960 Fire Insurance Plan

The Royal Bank retained and operated out of these premises for nearly two decades. In 1962, the Royal Bank purchased a lot on the eastern corner of Mill and Main at 83 Main Street South, across from the subject property, and began construction on their new modern building. By 1972, the new branch was opened across the street from the old building. The subject property was vacant for many years until 1973 when the Royal Bank sold it to the Toronto-based Grand Canyon Construction Company. The subject property was subsequently sold several times following the Bank's departure.

The Old Bank Shopping Centre

Following the Royal Bank's relocation across the street, the Old Bank sat vacant for a period. Georgetown citizens petitioned the Town to acquire the site to preserve the historic building. However, the cost to maintain the aging building proved too cumbersome for the Town. In 1973, Roger Frost published a letter in the *Georgetown Herald* that was read before Council, encouraging the Town to purchase and convert the Old Bank building and the Old Post Office for usage as the new police station and community hall respectively. The police commissioner, however, deemed both sites unsuitable. Councilor Ern Hyde reminded Council that the Town had once owned these buildings and had "let it get away" (*Georgetown Herald*, January 18, 1973, p. 1). The Old Bank was vandalized several times during this period, including with graffiti and broken windows. The *Georgetown Herald* highlighted the issue, stating that the Old Royal Bank building "looks as if it burned out last night [and...] place a deadly, dark feeling into walking down Main Street" (*Georgetown Herald*, December 4, 1974, p. 4).



Figure 41: Subject property identified on 1974 National Topographical Map



Figure 42: Subject property identified in 1974 aerial photography

In 1975, the Town ordered the property owner to clean up the building, describing it as an “unkempt eyesore.” In November 1975, the owners of the property announced that they would undertake a series of renovations; however, little progress was made over the next two years.

In 1977, Albert Euteneier purchased the subject property and executed the plans laid by the previous owners. The bank's interior was again renovated to make room for a series of small shops, a dining establishment in the basement, and a coffee shop at the rear of the building. That same year, in December 1977, the president of the Esquesing Historical Society, John MacDonald, in conjunction with Wayne McEachern, the Halton Regional Planner, established the Local Architectural Conservancy Advisory Committee for the preservation of heritage buildings in the newly formed Halton Hills community. The Royal Bank was among the first buildings added to the Town's first heritage building registry.



Figure 43: Subject property identified in 1977 aerial photography



Figure 44: The existing structures at 82 and 78 Main Street South decorated for the filming of the movie *Never Trust an Honest Thief* starring Orson Welles in September 1979 (EHS 26593).

The Cellar Restaurant opened as the first business in the newly renovated building in 1977. While it proved to be a popular addition to the community, the restaurant faced several challenges in this location. In 1978, a water main was damaged during construction on Mill Street. Mud backed up through the drains when the water main broke, causing over \$20,000 in damages to the subject property. The Cellar Restaurant closed for two weeks for repairs, including replacing the floor, carpeting, and furniture. Problems with flooding and ice damage persisted throughout the decade.

By 1978, all of the shops were occupied by small businesses including Frame Works, The Lingerie Boutique, the Games Room, Himalone Menswear, It's A Small World, a Christian Book Store, Decorum, the Cellar Restaurant & Coffee Shop, Handbags & Fashion Things, and The Tellers Cage.



Figure 45: The first business owners to establish themselves in the Old Bank Shopping Centre *Georgetown Herald*, April 19, 1978, p. 31.).

In the early 1980s, several of these shops went out of business, and many of the units were vacant from 1980 to 1982. In December 1982, the building was purchased and renovated again, and the upper floor was turned into two offices totaling 1,800 square feet. A variety of businesses came and went from 1980 to 1995, including the Tellers Cage, Mirror Designs, Wood by Winks, Nails by Colombe, a hearing aid clinic, Connoisseurs Court, Judith's Hair Styling, Victorian Lane, Lazy Day Blues, Mary's Dress Making and Alterations, The Casual Man, and the Mug Factory. The Cellar remained in business until 2023.

THE OLD BANK
3rd Anniversary Sale

NOVEMBER 5, 6, 7 and 8 ONLY

20% OFF Reg. Price
ALL STOCK
including White Slip - Charade - Registry
Sweater Sets - etc., etc.
* Cost only usual Coin Collection by History!

Cellar's Cage
Ladies' Casual Wear

20% OFF Reg. Price
ALL STOCK
Ladies Handbags - Umbrellas - Ladies Gloves
Walters - Jewelry - Watches - Kids Hats
Scarves - etc., etc.

Handbags
and fashion things

20% OFF Reg. Price
ALL STOCK
Wanda Bras - Nones - Tank Mail - Corsets
Diamond Jew - Metal Robotand
Wigging - etc., etc.

Femme
Lingerie

8 SHOPS NOW OPEN TO SERVE YOU

10% OFF ALL OTHER SHOES
1/2 PRICE SALE RACK ON SELECTED SHOES

CHRISTINA'S BOUTIQUE
877-4686

The Cellar DINING LOUNGE
DAILY BUSINESS LUNCHEON
11:30 a.m. - 2:30 p.m.
1200 to 1230 p.m.
DINNER
TUES. THRU SAT. - 6:00 p.m. - 10:00 p.m. - CLOSING
- ENTERTAINMENT -
REGGIE TRIO - "EASY LISTENING JAZZ"
FRIDAY & SATURDAY NIGHTS
BOOK FOUR CHRISTMAS PARTIES NOW
YOUR HOST - GIANE SARA 877-0266

The Cellar Coffee Shop
MONDAY THRU SAT. JRDAY
10:00 a.m. to 4:00 p.m.
LIGHT LUNCHEONS & SNACKS
NOTE: A GARDEN PARTY MUST BOOK YOUR CHRISTMAS PARTIES NOW
YOUR HOST - GIANE SARA 877-0266

THE OLD BANK
BOUTIQUES & RESTAURANTS DOWNTOWN GEORGETOWN

Figure 46: An advertisement for the third anniversary of the Old Bank Shopping Centre featuring several of the tenant businesses (*Georgetown Herald*, November 7, 1980, p.3).

The Lingerie Boutique
ULTRA-FEMININE LINGERIE

NOW OPEN
for the latest fashions in daywear,
lounge-wear, and underwear.

COME AND SEE US...

Upstairs In The
Old Bank Building

The Nicest Things To Have Near You
at 78 MAIN STREET (AT MILL)
DOWNTOWN GEORGETOWN
877-5335

Figure 47: An advertisement for the Lingerie Boutique, a business in the Old Bank Shopping Centre (*Georgetown Herald*, October 12, 1977, p. 24).

NOW SHOWING

Connoisseur's Court

for distinctive and unique
gifts to enhance and
complement your surroundings.
Specializing in hand-sculptured
ceramic originals - Custom
made designs.

Located in:
The Old Bank
78 Main Street South
Georgetown 877-5566

Tues. - Sat.
10:00 to 5:00

Figure 48: An advertisement for Connoisseur's Court, a business in the Old Bank Shopping Centre (*Georgetown Herald*, February 1, 1984, p. 8).



Figure 49: An advertisement for Nails by Colombe, a business in the Old Bank Shopping Centre (*Georgetown Herald*, May 23, 1984, p. 6).



Figure 50: An advertisement for Judith's Hairstyling, a business in the Old Bank Shopping Centre (*Georgetown Herald*, March 6, 1985, p. 2).

While some businesses continued to operate out of the Old Bank Shopping Centre, by 1989, several units were vacant again, and the building was listed for sale in 1991. In 1992, residents began expressing concerns for the nearly vacant and deteriorating building; ownership of the subject property was transferred between new buyers rapidly during this period. Following a renovation in the 1990s, the tenant businesses stabilized as Yvan Desjardins & Associates Real Estate established themselves in the Old Bank, followed by the Coldwell Banker Realty Brokerage in the 2010s. The subject property is now home to Re-Juvenation.



Figure 51: The subject property is listed for sale in the *Georgetown Herald* on March 27, 1991.



Figure 52: A 1986 photograph of the Old Bank Shopping Centre (EHS 10470)

2.2 Property & Architectural Description

The subject property is located on the northwest corner of Main Street South and Mill Street in the community of Georgetown within the Town of Halton Hills. The property is a rectangular lot and features a one-and-a-half-storey stone commercial building. The property is legally described as "PT LT 2, PL PRATT'S SURVEY, AKA PL 27, PT 7 PL 20R-13612; HALTON HILLS".



Figure 53: Subject property identified in 2023 aerial photography



Figure 54: Front (northeast) elevation of the existing building at 78 Main Street South (Town of Halton Hills 2025)

The commercial building on the subject property is a one-and-a-half storey stone structure, featuring a combination of dressed limestone fine ashlar masonry on the lower third and rusticated, and regular course limestone ashlar masonry on the upper portion. A finely dressed limestone cornice, smooth entablature, and chamfered string course runs around the perimeter of the building. The structure is capped with a steep hipped roof. A two-storey masonry parapet separates the Old Bank from the adjoining nineteenth-century red-brick commercial structure to the north.

Front (Northeast) Elevation

The front (northeast) elevation follows a three-bay symmetrical design. The above-grade entrance is centered within the elevation and is accessed via a flight of four steps. The entrance surround features a large segmental arch with voussoirs and a keystone, all using dressed limestone. Within the entrance opening, a contemporary double-door is located beneath a transom window opening, featuring a semi-circular fanlight, divided by wooden muntins into a radial pattern. On either side of the main entrance are symmetrically-placed, arched window openings featuring paired contemporary hung windows beneath solid panels, with divided transom windows above. Each window opening features rusticated limestone radial voussoirs within the arched surrounds. A contemporary covered basement entrance constructed in the 1970s is located south of the central entrance.

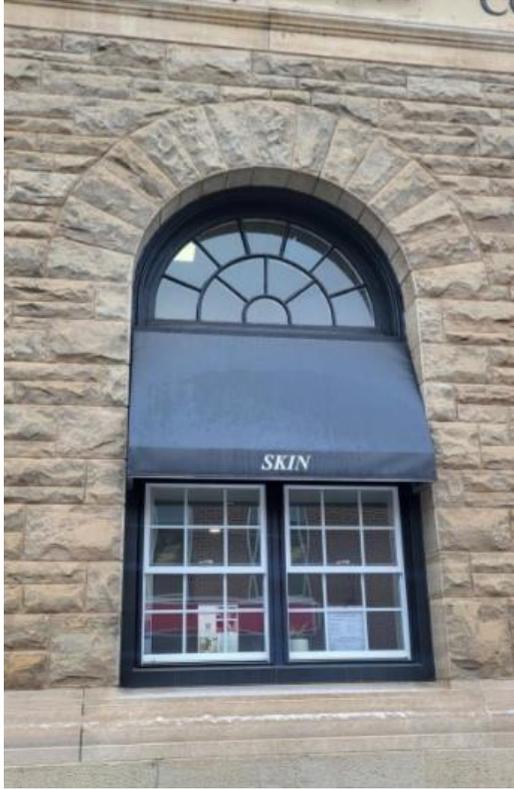


Figure 55: Detail of the side (southeast) elevation of the existing building at 78 Main Street South, showing the arched window opening with radial stone voussoirs (Town of Halton Hills 2025)



Figure 56: Detail of the front (northeast) elevation of the existing building at 78 Main Street South, showing the arched window opening with radial stone voussoirs (Town of Halton Hills 2025)

Under the bracketed eaves, a string course of dressed chamfered limestone runs along the top of this elevation, topped with finely dressed smooth limestone entablature and a chamfered limestone cornice.



Figure 57: Side (southeast) elevation of the existing building at 78 Mill Street South (Town of Halton Hills 2024)

Side (Southeast) Elevation

The southeast elevation of the building consists of two sections, demarcated with a change in roofline and masonry detailing. Both sections incorporate a combination of finely dressed projecting smooth limestone masonry on the lower third and rusticated, regular coarse limestone ashlar masonry on the upper portion.

The front section of the elevation follows a three-bay symmetrical design, featuring three evenly spaced, arched window openings with rusticated radial limestone voussoirs. The string course along this section of the elevation is adorned with a simple entablature, consisting of a dressed limestone string course running along the base of the entablature and a chamfered limestone cornice above, with bracketed eaves supporting a steeply pitched hipped roof.

The rear two-storey section of the elevation features a single off-center, narrow rectangular window opening with a stone lintel at the first storey. The second storey, divided by a wrap-around smooth string course, features two rectangular window openings with contemporary windows. A modern one-storey addition to the building's rear obscures much of the original rear elevation.



Figure 58: Context photo looking northeast up Mill Street; the subject property is on the left (Google Streetview 2023)



Figure 59: Context photo looking southwest down Mill Street; the subject property is on the right (Google Streetview 2023)



Figure 60: Context photo looking northwest up Main Street; the subject property is on the left (Google Streetview 2023)



Figure 61: Context photo looking southeast down Main Street; the subject property is on the right (Google Streetview 2023)

2.3 Architectural Style & Comparative Analysis

The existing building at 78 Main Street South can best be described as vernacular commercial structure with Beaux-Arts influences, a style that gained some popularity in Ontario from the late nineteenth to early twentieth century, particularly in the design of banks and post offices. As noted by Klein and Fogle in *Clues to North American Architecture*, buildings constructed in this architectural style incorporate decorative elements, including but not limited to flat or hipped roofs, rusticated and raised first storeys, hierarchy of spaces from “noble” spaces to utilitarian spaces, arched windows, arched and pedimented doors, Classical detailing, symmetry, artistic design features and Classical architectural detailing, and the use of subtle polychrome detailing.

Extant architectural features reflective of the Beaux-Arts style include the hipped roof, rusticated and raised first storey, grand entry, arched windows, and classical details such as chamfered cornice work,

symmetry, and polychrome detailing between the lighter smooth dressed and the darker rusticated limestone. The existing structure on the subject property represents a vernacular interpretation of the style owing to its simplified decorative elements, use of local limestone, scale, and loose adherence to traditional Beaux-Arts stylistic forms. The existing building on the subject property is distinctive within the architectural landscape of Halton Hills and represents the only surviving example of a public or commercial building constructed in this style within the municipality.

The existing building on the subject property exhibits a significantly larger scale and greater ornamentation compared to contemporary banks constructed in the modern communities of Halton Hills. For instance, the Farmers Bank, constructed in Norval in 1908, features similar segmentally arched window openings, limestone sills, and a hipped roof. However, it is a modest, unadorned brick construction that is more utilitarian and considerably smaller in scale. In contrast, the Bank of Nova Scotia, constructed at the corner of Mill and Main Streets in Acton in 1910, is similar in scale, form, and massing. However, it is a two-storey structure that is considerably less grand. Like the Farmers Bank, this two-storey construction is more utilitarian. It was a brick structure with a similar banded and chamfered limestone cornice and rectangular window openings. Despite its larger size, the Acton Bank of Nova Scotia is less imposing, grand, and ornamental, built in a vernacular style with less emphasis on classical detailing and grandeur.



Figure 62: The Farmer's Bank constructed on the corner of Guelph Street and Adamson Street in Norval 1908 (EHS 00304)



Figure 63: The Bank of Nova Scotia in Acton was built in 1910 at the modern address of 2 Main Street North. C.1910s (Dills Collection via vintage Acton)

The existing building on the subject property shares similar architectural characteristics with other Merchants Banks constructed across Canada in the early twentieth century. Many of these banks exhibit a consistent emphasis on symmetry, hipped roofs, arched window openings, banded cornices, and restrained classical detailing. However, the materials used vary from region to region, and the architectural styles were influenced by the vernacular designs of the particular communities for which they were designed.



Figure 64: The Merchants Bank of Canada building in Winnipeg constructed at 1386 Main Street in 1913 (Manitoba Historical Society, 2023)



Figure 65: The Merchants Bank of Canada constructed in 1919 at 79 Hurontario Street, Collingwood (Google Street View, 2022)

The restrained application of Beaux-Arts architectural elements on vernacular buildings was more prevalent in government structures in the northern United States during the early twentieth century. While the style experienced some popularity in the Canadian west throughout the 1900s and 1910s, the construction of modest, utilitarian vernacular banking buildings in small Ontario towns, as well as formal, academic interpretations of neoclassical or full Beaux-Arts style banks in the cities, was more common in southern and central Ontario.



Figure 66: A c.1902 post office and state bank in Menominee, Michigan constructed in restrained Beaux Arts style (City of Menominee)

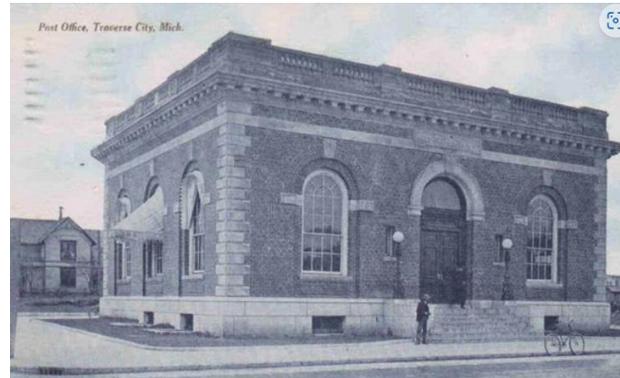


Figure 67: A c.1907 post office in Traverse city, Michigan constructed in a vernacular style with restrained Beaux Arts influences (Michigan Postal History)



Figure 68: The Canadian Bank of Commerce building constructed in the neo-classical style in Toronto c. 1905 (Ontario Architecture)



Figure 69: The Beaux Arts Canadian Bank of Commerce building constructed at Victoria Avenue East, Thunder Bay, in 1911 (Ontario Architecture)



Figure 70: The Beaux Arts Bank of Montreal building in Galt constructed at no. 8 Main Street in 1919 (Ontario Architecture)



Figure 71: The Beaux-Arts Revenue Canada Building in Thunder Bay constructed in 1913 (Directory of Federal Heritage Designations)

3.0 Description of Heritage Attributes and Evaluation Checklist

The following evaluation checklist applies to Ontario Regulation 9/06 made under the *Ontario Heritage Act*: Criteria for Determining Cultural Heritage Value or Interest. The criteria are prescribed for municipal designation of Heritage Properties under Part IV, Section 29 of the *Ontario Heritage Act*. The evaluation tables utilize an 'X' to signify applicable criteria and 'N/A' to signify criteria that are not applicable for this property.

Design or Physical Value	
Is rare, unique, representative, or early example of a style, type, expression, material, or construction method	X
Displays a high degree of craftsmanship or artistic merit	X
Demonstrates a high degree of technical or scientific achievement	N/A

The property at 78 Main Street South is a unique representative example of a vernacular commercial building with Beaux Arts influences in the community of Georgetown. The one-and-a-half storey limestone commercial building exhibits several features typical of the Beaux Arts style including the hipped roof, rusticated, and raised first storey, grand entry, arched windows, and classical details such as chamfered cornice work, symmetry, and polychrome detailing between smooth and rusticated limestone. The masonry, scale, stone voussoirs, limestone door surrounds, and chamfered cornice work display a high degree of craftsmanship and artistic merit. The use of local materials including hardwood and limestone, the restrained application of Beaux Arts architectural details, and the adaptation of scale and massing to fit local buildings create a vernacular interpretation of the style. The existing building on the subject property is distinctive within the architectural landscape of Halton Hills and represents the sole example of a public or commercial building constructed in this particular style within the municipality.

Historical or Associative Value	
Has direct associations with a theme, event, belief, person, activity, organization, or institution that is significant to a community.	X
Yields, or has potential to yield, information that contributes to an understanding of a community or culture	N/A
Demonstrates or reflects the work or ideas of an architect, artist, builder, designer, or theorist who is significant to a community	X

The property holds significant historical and associative value due to its connections with several prominent figures, organizations, and institutions in Georgetown's history. The subject property was once home to the Bennett Hotel, a notable local establishment founded by Robert Bennett in 1872 and later operated at this location by proprietors including H. A. Coffin and Albert Sachs until 1918. In 1919, the Merchants Bank of Canada commissioned renowned Toronto architects Shepherd & Calvin, along with local builder H.W. Kennedy, to design and construct the existing building. Despite commissions from the famous architectural firm Shepard & Calvin in surrounding communities such as Oakville, Brampton, and Toronto, The Old Bank is the only remaining example of their work in the Halton Hills community. H. W. Kennedy constructed several buildings in Georgetown, notably commercial buildings in the downtown core, including 98 Main Street South and 102 Main Street South. The bank operated from this site until its amalgamation with the Bank of Montreal in 1922. The Bank of Montreal subsequently occupied the property from 1926 to 1943, after which the Georgetown Town Council

repurposed the building as the Georgetown Municipal Building from 1943 to 1947. The Royal Bank then operated from the site between 1947 and 1973, followed by a succession of local businesses from 1977 to the present.

Contextual Value	
Is important in defining, maintaining, or supporting the character of an area	X
Is physically, functionally, visually, or historically linked to its surroundings	X
Is a landmark	X

The property at 78 Main Street South has contextual value as it serves to define and maintain the late-nineteenth and early twentieth century character of Georgetown’s downtown core. The property is visually linked to its surroundings as an early twentieth century stone commercial building in the downtown core of Georgetown, characterized by nineteenth and early twentieth-century commercial architecture. It is historically and functionally linked to its surroundings as the first bank at the intersection of Mill and Main Streets; the Royal Bank of Canada operates on the eastern corner, and the Canadian Imperial Bank of Commerce operates on the southern corner. Additionally, the structures directly southwest of the subject property once housed accessory structures to the Bennett Hotel, including a barn and stables. The existing building is relative in its scale, form, and massing to the surrounding commercial buildings along Main Street South and has been identified as a landmark in the community for over a century.

4.0 Summary

Following research and evaluation according to Ontario Regulation 9/06, it has been determined that the property at 78 Main Street South has physical and design, historical and associative, and contextual value and therefore meets Ontario Regulation 9/06 criteria for determining cultural heritage value or interest.

The heritage attributes of the property at 78 Main Street South are identified as follows:

- The setback, location, and orientation of the existing building along Main Street in Georgetown;
- The scale, form, and massing of the existing c.1928, commercial building with hipped roof;
- The materials, including dressed and rusticated limestone, and detailing throughout;
- The front (northeast) elevation, including:
 - o The two segmentally arched window openings with radial limestone voussoirs;
 - o Central entrance with a semi-circular fanlight transom window;
 - o Smooth limestone banded door surround with dressed radial limestone voussoir and keystone;
 - o Dressed limestone entablature and cornice;
 - o Projecting dressed limestone base;
- The side (southwest) elevation, including:
 - o Three segmentally arched window openings with radial limestone voussoirs;
 - o Rectangular window opening with stone lintel on first storey;
 - o Two rectangular window openings with stone lintel on first storey;

- Projecting dressed limestone base; and,
- Dressed limestone string course and cornice.

The rear elevation and interiors have not been identified as heritage attributes as part of this report.

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Research and Evaluation Report



(Town of Halton Hills 2024)

Blue Mountain School
13802 Trafalgar Road, Town of Halton Hills

February 2025

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1.0 Property Description

13802 Trafalgar Road, Ballinafad	
Municipality	Town of Halton Hills
County or Region	Regional Municipality of Halton
Legal Description	PT LT 29, CON 7 ESQ, PART 1, 20R1811; HALTON HILLS/ESQUESING
Construction Date	c.1871
Original Use	Institutional
Current Use	Residential
Architect/Building/Designer	Trustees of S.S. No. 14
Architectural Style	Ontario Rural One-room Schoolhouse in the Gothic Revival Style
Additions/Alterations	Introduction of Two Entryways on the Rear Elevation
Heritage Status	Listed on the Town’s Heritage Register
Recorder(s)	Caylee MacPherson with Laura Loney
Report Date	February 2025

2.0 Background

This research and evaluation report describes the history, context, and physical characteristics of the property at 13802 Trafalgar Road, Halton Hills, Ontario (Figure 1 and Figure 2). The report includes an evaluation of the property’s cultural heritage value as prescribed by the *Ontario Heritage Act*.

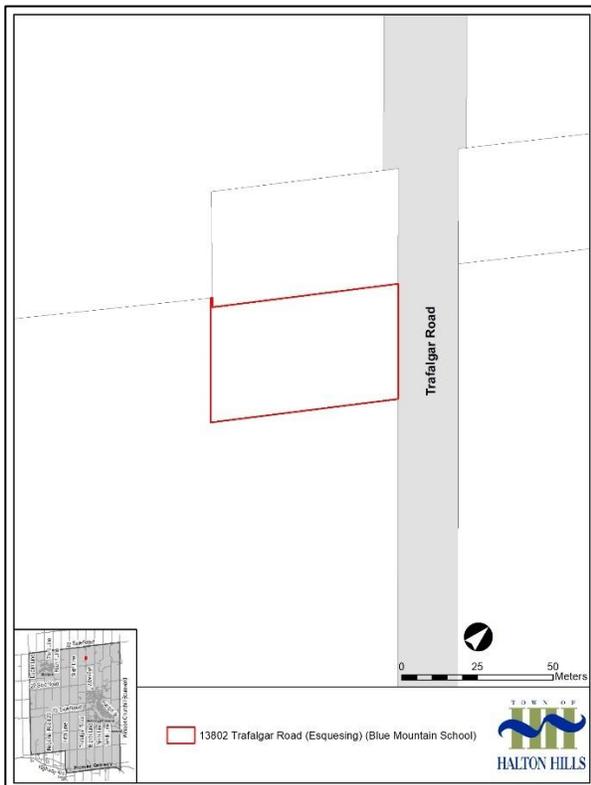


Figure 1: Location Map – 13802 Trafalgar Road



Figure 2: Aerial Photograph – 13802 Trafalgar Road

2.1 Historical Background

Indigenous History

The enduring history of First Nation Peoples in Halton Hills can be traced back through time immemorial before contact with Europeans in the 1600s. Prior to the arrival of European settlers, the Credit River was central to Indigenous ways of life, supporting settlements, fisheries, horticulture, transportation, and trade. Iroquoian-speaking peoples, ancestors of the Wendat, occupied the Credit River Valley for hundreds of years until the mid-1600s, establishing semi-permanent villages. There are numerous archaeological sites in Halton Hills dating from this period, ranging from village sites to burial grounds, which reveal a rich cultural heritage.

The Wendat were displaced by the Haudenosaunee around 1649-50 amid the conflicts that arose between European colonial powers and their First Nation allies. The Mississaugas (part of the Anishinaabe Nation) arrived in southern Ontario in the 1690s, settling in two groups along the north shore of Lake Ontario and Lake Erie. The western group, occupying the area between Toronto and Lake Erie, became known as the Mississaugas of the Credit First Nation. Until the early 19th century, the Mississaugas of the Credit First Nation followed a seasonal cycle of movement and resource harvesting along the Credit River (Missinnihe, meaning “trusting creek”), and other rivers. In the winter months, extended family groups hunted in the Halton Hills area, travelling south towards the mouth of the river in the spring for the salmon run. The Mississaugas’ fisheries and traditional economies were diminished because of increased Euro-colonial settlement, leading to a state of impoverishment and dramatic population decline.

In 1818, the British Crown negotiated the purchase of 648,000 acres of land from the Mississaugas of the Credit First Nation, including present-day Halton Hills, under the Ajetance Treaty (No. 19), named after Chief Ajetance. This left the Mississaugas with three small reserves on the Lake Ontario shoreline. The legitimacy of early land “surrenders” to the Crown is questionable when considering the Mississaugas’ traditional understanding of property ownership. Unlike the British, the Mississaugas understood land in spiritual terms, and did not share the idea that access to land and resources could be given up permanently

In 1986, the Mississaugas initiated a claim against the Government of Canada over the 1805 Toronto Purchase. On June 8, 2010, the parties involved reached a final compensatory agreement. It resulted in a cash payment of \$145 million to the Mississaugas of the Credit First Nation.¹

Early European Settlement

In 1826, the Crown granted the Patent for 100 acres of land to William Beamer, who maintained ownership until 1850. The 100 acres were then sold to Henry Cole, who later sold a ¼ acre to the Trustees of School Section No. 14 in 1867. Shortly after purchasing the lands, the Trustees constructed

¹ This brief overview of Pre-Treaty Indigenous Territory within the land now known as Halton Hills is taken from the Town of Halton Hills’ 2023 *Cultural Heritage Strategy*. This document includes additional recommendations relating to Truth and Reconciliation in Heritage Planning as part of the Town's commitment to advancing Truth and Reconciliation.

Blue Mountain School in 1871. Additionally, in 1879, the School Trustees of S.S. No. 14 purchased adjoining lands at Lot 30, Concession 7 from William McEnery.



Figure 3: Subject property identified on the 1822 Patent Plan



Figure 4: Subject property identified on Tremaine's 1858 Map of the County of Halton, Canada West

Trustees of S.S. No. 14 School

School Section No. 14 Blue Mountain was first established in 1842 at Lot 29, Concession 8 on the farm of David Cook. The first school consisted of a c.1830s log building near the cemetery corner, which was later moved to the village of Silvercreek. After the building was demolished, it is rumoured that the old logs were used for John Snow's driving shed. Some of Ballinafad's original settler families, such as the Cooks, Lindsays, and Campbells lived within the vicinity of the schoolhouse, and had their children attend the earlier log schoolhouse.



Figure 5: Blue Mountain School class standing in front of the former log school, c.1860 (EHS00267)



Figure 6: Blue Mountain School class photograph taken before the present brick school was constructed, c.1860 (EHS05900)

Many townships, such as Esquesing, were divided into school sections, which were typically 5-8 square kilometres. School Section No. 14 covered 3,500 acres, and included Lots 27 to 32 West Concession 9, and Lots 28 to 33 East Concession 8. Every pupil was to pay a monthly fee of 25 cents, however, 10 or fewer pupils from poorer families were provided free education in each district. During this time,

attendance in public schools was not mandatory. Barriers including school fees, problems of transportation and travel, and the necessity of children sharing chores in a rural wilderness made consistent and regular attendance in school difficult. The *Common School Act* introduced in 1846 regulated the election of trustees, rates levied to support schools, the construction of new schools, teacher examination and licensing, curriculum and government grants. By 1850, the *Common School Act* was amended to expand the school levy to all properties and further supported the principle of tuition-free education for all children. The *Common School Act* also allowed for schools to be solely paid for by provincial and municipal funds.

Around the time that Blue Mountain Schoolhouse was constructed, many schoolhouses saw growth in school populations due to the introduction of the *Ontario School Act* (the “Act”). Introduced in 1871, the Act was championed by Egerton Ryerson, who strongly believed in the idea of taxes supporting schools and increasing their accessibility to more children. The Act abolished the former fees for public schools and made attendance compulsory for children ages 7 to 12. Children within this age range had to attend school for a minimum of four months annually. However, it was not until 1891 that parents or guardians received penalties for not sending children between the ages of 8 and 14 to attend school; in 1919, the age was extended to 16.

In addition to these changes, each county was assigned a superintendent to oversee the school systems, each school became fully public, and a structured curriculum was introduced. With the changes made by the Act, there was a need to construct new one- and two-room schoolhouses to accommodate the growing student populations. In response, many communities took advantage of these government grants to build and operate new schools.

Like many other schoolhouses, Blue Mountain School was heated using an old wood box stove. Students were paid 5-10 cents each morning to light the stove and heat the building. Additionally, pupils brought their own school materials, such as slates, pencils, and other supplies. Students were able to access fresh water from a nearby well.



Figure 7: Subject property identified on the 1877 Halton County Atlas



Figure 8: Photograph of children piled in the carriage of the Ballinafad Stage outside of the Ballinafad General Store, c.1905 (Wellington County Archives A1978.22.2)

Many students walked to Blue Mountain School, but others often had to take the Ballinafad Stage to school. The “Ballinafad Stage” was known as the horse drawn wagon owned by Robert Armstrong, which

was used to transport mail and supplies from Georgetown to Ballinafad. Students would pile into the back of the wagon until they arrived at school.

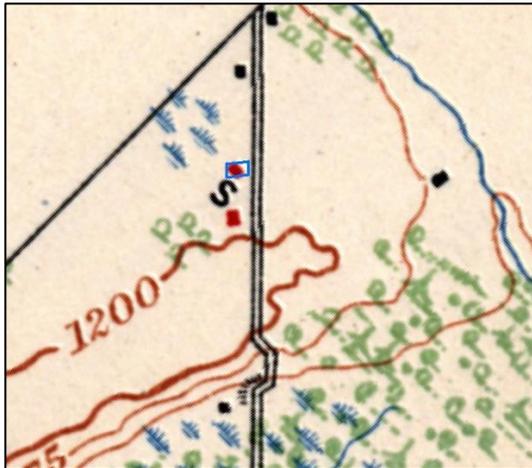


Figure 9: Subject property identified on the 1909 National Topographic Survey



Figure 10: Blue Mountain School class photograph, c.1910 (EHS00594)

From 1910 to 1915, Blue Mountain experienced significant crowding, as pupils from Erin Township and Ballinafad were enrolled. As a result, children from Erin were expected to either pay 50 cents a month to attend Blue Mountain, or attend their school, S.S. No. 4 Peacock in Erin. Attendance levels subsided and returned to normal after this action. It was not until the 1950s where the student population reached a high of 52 pupils. It was later decided that older pupils could no longer attend Blue Mountain and would be transported to the 2-room school in Stewarttown.



Figure 11: Blue Mountain School, c.1910 (EHS00647)

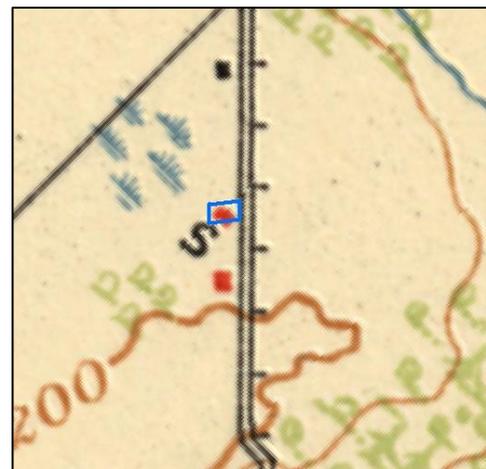


Figure 12: Subject property identified on the 1918 National Topographic Survey

On the exterior of the school, the Trustees worked diligently to maintain the property. In the 1900s, trees were planted at the front and rear of the property. A wooden shed was maintained for storage but was later rebuilt with more sanitary facilities. New gates and hedges were also added to the exterior. The Trustees maintained the school until the School Area took over management in 1945. Prior to this

change, the Trustees were Fred Shortill, Henry Hiltz, and James Kirkwood. By 1947, the school was wired for electricity, and eight large light fixtures were installed.

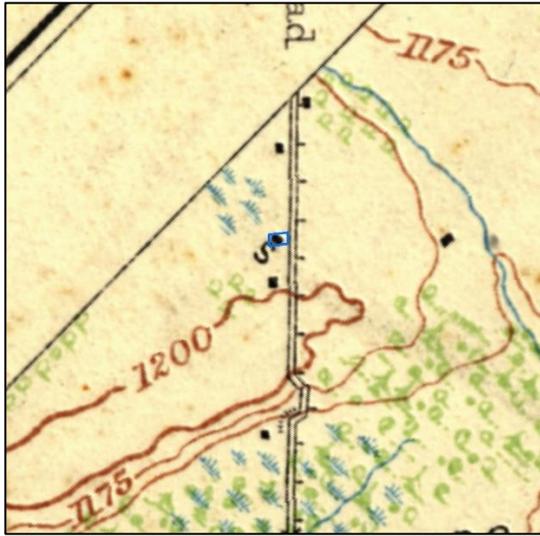


Figure 13: Subject property identified on the 1929 National Topographic Survey

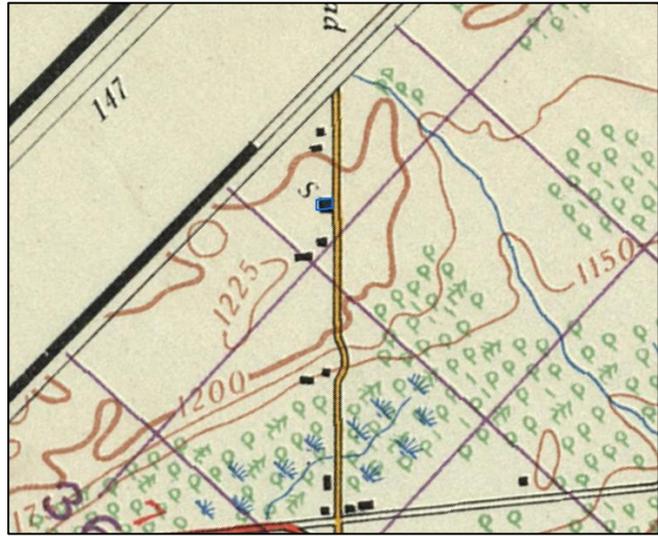


Figure 14: Subject property identified on the 1942 National Topographic Survey

In 1850, when Ontario first adopted official standards for qualifying teachers, candidates were expected to read, spell, write, and to have some knowledge of geography and the basic rules of grammar. School teachers were typically unmarried young women, which was a provincial requirement for many years. Teachers boarded with local families and often began teaching with limited training. There were no limits for the number of pupils a teacher could oversee, provided there was space available for the students.

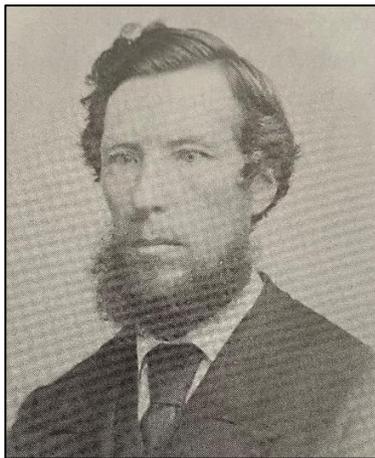


Figure 15: Photograph of Robert Little, date unknown (Halton's Scotch Block)



Figure 16: Class photograph at Blue Mountain School, c.1952 (*Acton Free Press*, January 22, 1975, p.17).

The first teacher recorded at the new Blue Mountain School was Miss Elizabeth Clark, who remained at the school for a year before Mr. William Cook (1850-1914) took over the role in 1872. William started with a salary of \$250.00, and later moved to teach in Alma and Guelph, before transitioning into civil service and working as an inland revenue officer in Toronto until his death in 1914.

The first inspector recorded was Mr. Robert Little (1835-1885) (shown in Figure 15), who taught at Quatre Bras, Waterloo, and Ligny Schools, before eventually becoming the Principal of Acton Public School. By 1871, Robert Little became the Inspector of Public Schools for the County until his death in 1885.

Many notable community members attended Blue Mountain School, such as John Roszel, who was a descendant of one of the original settlers, Nathaniel Roszel, who fought alongside General Brock in the War of 1812. John was born in Erin Township and attended Blue Mountain and Peacock Schools. During WWI, John was a member of the army and maintained the family farm until moving to Georgetown in 1919 to work for the electric radial company. John operated his own cartage company, and worked at Abitibi Provincial Paper, Greenwood Cemetery, and J.B. Mackenzie & Son lumber company. John was also a member of the Knox Presbyterian Church.



Figure 17: Blue Mountain School reunion, c.1962 (EHS09003)



Figure 18: Youngest and Oldest Pupil; Susan Jamieson and Mrs. Isaac Bennett at the Blue Mountain School Reunion (EHS09007)

By 1962, Blue Mountain School was closed, and students were transported to the new Limehouse Public School, which featured six classrooms, and hosted students from other schoolhouses such as Gibraltar, Stone, and Bannockburn Schools. To commemorate the school closing, a School Reunion was held in July 1962, which welcomed 318 visitors. Most of the former teachers were present and were awarded for their contributions. Prizes were also given out to the youngest and oldest former pupils.

1960s to Present

After Blue Mountain School closed in 1962, the property was sold the following year to Stewart Gordon Bennett (1892-1982), who was the owner of the nearby Scotsdale Farm at 13807 Trafalgar Road, and a number of other adjacent properties in Ballinafad.

Stewart was initially born in Toronto and attended the University of Toronto, earning a Bachelor of Applied Science in Engineering Science. Stewart later went on to study political economy at Oxford University. During WWI, Stewart served with the Royal Engineers, later being awarded the Military Cross.

After returning home from overseas, Stewart returned to the University of Toronto as a lecturer and was on the Board of Governors at the University of Guelph for 8 years.

Eventually, Stewart left Toronto and moved to Acton in 1925 to join Beardmore & Co, later becoming the President of the company in 1944. In 1946, Stewart joined Canada Packers Inc. as vice-president, where he stayed until his retirement. Stewart was also on the Board of Directors of Dominion Stores Ltd. for 41 years, the Board of the Toronto Art Gallery, and was the chairman of the tariff committee of the Canadian Manufacturers' Association. The Bennett family moved to the Scotsdale Farm in 1940 and remained there for 42 years. Stewart and his wife, Violet (1901-1982) were active members of the community, and were heavily involved with St. Alban's Church.



Figure 19: Mr. S.G. Bennett at the Scotsdale Farm (Electric Scotland)



Figure 20: Mrs. Violet Bennett skiing (Electric Scotland)

Following Stewart and Violet's passing in 1982, Scotsdale Farm was donated to the Ontario Heritage Trust, and \$300,000 was granted to St. Alban's Church. The subject property was also included in the estate of Stewart and Violet and was granted to Emerson Clarke in 1984. During the same year, Emerson granted the property to Valerie Kirton. In 1991, the property was transferred to William Roy Galligan and Manon Dulude. After exchanging hands a number of times, the property was purchased by the present owner.

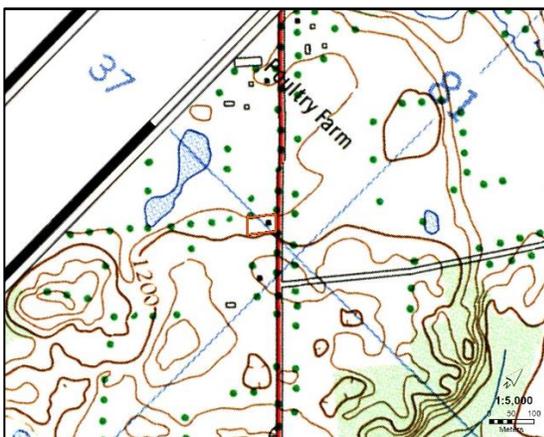


Figure 21: Subject property identified on the 1974 National Topographic Survey



Figure 22: Real Estate listing for the Blue Mountain Schoolhouse (*Georgetown Gemini*, 1996, p.1)



Figure 23: Subject property identified on 2015 aerial photography



Figure 24: Subject property identified on 2017 aerial photography

2.2 Property & Architectural Description

The subject property is located along the southwest side of Trafalgar Road in the community of Ballinafad within the Town of Halton Hills. The property is a rectangular-shaped lot and features a one-and-a-half storey brick dwelling with dichromatic brickwork, a gable roof, two double stack brick chimneys, flatheaded window openings with soldier course lintels, and a front vestibule. The property can be accessed from an asphalt driveway via Trafalgar Road.



Figure 25: Subject property identified on 2023 aerial photography



Figure 26: Front (northeast) elevation of the subject dwelling (Town of Halton Hills 2024)



Figure 27: Datestone inscribed "School Section No. 14, A.D. 1871" (Town of Halton Hills 2024)

The front (northeast) elevation consists of a front vestibule which features buff brick quoins and a doorway flanked by sidelights. Above the doorway is a semi-circular transom, surrounded by a radiating buff brick voussoir. Over time, the voussoir has been altered, as the entrance opening was once converted into a flatheaded entryway. However, these changes have since been reversed. On either side of the front vestibule are flatheaded window openings with buff brick soldier course lintels and stone sills. Directly above the front vestibule is a datestone, inscribed "School Section No. 14, A.D. 1871", which is surrounded by a buff brick square border and lozenge. Along the roofline are two dichromatic brick double stacked chimneys. The buff brick quoins are present on each elevation.



Figure 28: Side (southeast) elevation of the dwelling, obscured by vegetation (Town of Halton Hills 2024)



Figure 29: Side (northwest) elevation of the dwelling, partially obscured by vegetation (Town of Halton Hills 2024)

Both side (northwest and southeast) elevations feature three flatheaded window openings with buff brick soldier course lintels and stone sills. Along the side (southeast) elevation, a window opening has been converted into a doorway. However, the upper portion of the window remains, and serves as a transom.

The rear (southwest) elevation features a contemporary doorway at both the first and second storeys. The property also features two accessory structures located behind the dwelling and towards the rear of the property.



Figure 30: Rear elevation of the subject dwelling (HouseSigma 2019)



Figure 31: Accessory building towards the rear of the subject property (Town of Halton Hills 2019)

2.3 Architectural Style & Comparative Analysis

The existing building at 13802 Trafalgar Road is a representative example of a late-nineteenth century rural one-room Ontario schoolhouse with Gothic Revival architectural influences. The one-room schoolhouse was designed for sixty-four pupils and was intended to accommodate a small rural village or hamlet. Many of these designs were based on publications such as the *“The School House; Its Architecture, External and Internal Arrangements”* published by the Department of Public Instruction for Upper Canada in 1857, or *“Cheap Country School Houses”* published by the *Canadian Farmer* in 1866.

These resources provided architectural plans for grammar, intermediate, and primary schools, along with recommendations for school site layouts and construction methods. Rural schoolhouse designs often featured a gable roof, semi-circular window openings, a central semi-circular door opening with transom, date stone, as well as a cupola and bell directly above the gable peak. Materials recommended included brick, frame, and stone.

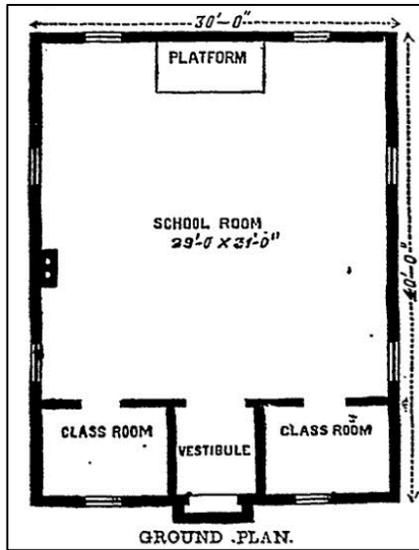


Figure 32: Prospective one-room schoolhouse floorplan (*The Canada Farmer*, Vol. 3, no. 12, p.189)



Figure 33: Prospective one-room schoolhouse design (*The School House, Its Architecture, External and Internal Arrangements*, p. 44)

One-room schoolhouses were first made of logs, but gradually transitioned to materials such as brick, frame and occasionally stone. These schoolhouses were built as needed as the number of students increased in each school district. Typically, the interior consisted of an open room with all desks facing a platform and blackboard, with book closets on either side of the teacher's desk. To provide warmth, a stove was often placed inside, either located at the front or middle of the room.

Based on analysis from Shannon Kyles of *Ontario Architecture*, Ontario one-room rural schoolhouses often feature architectural characteristics, such as, but not limited to:

- One-and-a-half storey massing featuring brick, stone, or frame construction;
- One-room floorplan layout;
- Gable roof with a cupola and bell;
- Central entrance with a transom, along with a vestibule;
- Two windows along the front elevations, with multiple windows along the side elevations; and,
- Date stone indicating the date of construction.

Additionally, based on John Blumenson's publication, *Ontario Architecture: A Guide to Styles and Building terms, 1784 to the Present*, buildings in the Gothic Revival architectural style often feature elements, including:

- A steep, gabled roof with decorative wooden bargeboard;
- One-and-a-half to two-storeys in massing;
- Central door flanked by transoms and sidelights; and,
- Dichromatic or polychromatic brick patterns.

The existing building features many characteristics typical of the one-room rural schoolhouse, such as having a one-and-a-half storey massing, gable roof, central vestibule with an entrance and transom, two windows along the front elevation with multiple windows along the side elevations, and a date stone

inscribed “School Section No. 14, C.1871”. Additionally, the building design reflects influences from the Gothic Revival architectural style, including the central entrance flanked by sidelights and a transom, dichromatic brick patterns, one-and-a-half storey massing, and a gabled roof.



Figure 34: Lorne Schoolhouse, S.S. No. 12 (Town of Halton Hills)



Figure 35: Hornby School, S.S. No. 2, c.1951 (EHS011555)

Similar examples are extant throughout Halton Hills, such as the former Lorne Schoolhouse, which is a representative example of an Ontario rural one-room schoolhouse in the Gothic Revival architectural style, featuring dichromatic brickwork, lancet window openings, buff brick drip moulds, a gable roof, and central vestibule entrance. While more ornate, Hornby Schoolhouse also displays similar details such as dichromatic brickwork, flatheaded window openings, a gable roof, and buff brick quoins.

The Blue Mountain Schoolhouse features architectural elements displayed by both Lorne and Hornby Schools and remains a rare example of a one-room schoolhouse in the Gothic Revival architectural style, and is one of the few remaining examples in the Town of Halton Hills.

3.0 Description of Heritage Attributes and Evaluation Checklist

The following evaluation checklist applies to Ontario Regulation 9/06 made under the *Ontario Heritage Act*: Criteria for Determining Cultural Heritage Value or Interest. The criteria are prescribed for municipal designation of Heritage Properties under Part IV, Section 29 of the *Ontario Heritage Act*. The evaluation tables utilize an ‘X’ to signify applicable criteria and ‘N/A’ to signify criteria that are not applicable for this property.

Design or Physical Value	
Is rare, unique, representative, or early example of a style, type, expression, material, or construction method	X
Displays a high degree of craftsmanship or artistic merit	X
Demonstrates a high degree of technical or scientific achievement	N/A

The property at 13802 Trafalgar Road has physical and design value as a rare and representative example of an Ontario rural one-room schoolhouse in the Gothic Revival architectural style, in the community of Ballinafad, within the Town of Halton Hills. The one-and-a-half storey schoolhouse features design elements such as dichromatic brickwork, a gable roof, central vestibule with an entrance and transom,

two windows along the front elevation with multiple windows along the side elevations, two double stack chimneys, and a date stone inscribed “School Section No. 14, A.D. 1871”. The building’s design features influence from the Gothic Revival architectural style, as well as *The School House; Its Architecture, External and Internal Arrangements* and the *Canadian Farmer*, which published architectural plans and construction methods for grammar, intermediate, and primary schools in Canada.

The use of dichromatic brickwork, such as the buff brick quoins, lintels, and brick patterns on the front elevation, displays a high degree of craftsmanship and artistic merit.

Historical or Associative Value	
Has direct associations with a theme, event, belief, person, activity, organization, or institution that is significant to a community	X
Yields, or has potential to yield, information that contributes to an understanding of a community or culture	X
Demonstrates or reflects the work or ideas of an architect, artist, builder, designer, or theorist who is significant to a community	N/A

The property at 13802 Trafalgar Road has historical and associative value due to its associations with the early educational system in the community of Ballinafad. The student population began to grow with the establishment of *Common School Act* and the *Ontario School Act*, which introduced rates levied to support and construct new schools and later abolished the former fees for public schools and made attendance compulsory for children ages 7 to 12. These legislative changes provided government funds to construct and operate more schools for the growing school populations.

The property also has associations with Stewart Bennett, who attended the University of Toronto, obtaining a Bachelor of Applied Science in Engineering Science, and served during WWI with the Royal Engineers. After returning home from overseas, Stewart returned to the University of Toronto as a lecturer and was on the Board of Governors at the University of Guelph for 8 years. Eventually, Stewart left Toronto and moved to Acton in 1925 to join Beardmore & Co, later becoming the President of the company in 1944. In 1946, Stewart joined Canada Packers Inc. as vice-president, where he stayed until his retirement. Stewart also on the Board of Directors of Dominion Stores Ltd. for 41 years, the Board of the Toronto Art Gallery, and was the chairmen of the tariff committee of the Canadian Manufacturers’ Association. The Bennett family moved to the Scotsdale Farm in 1940 and remained there for 42 years. Stewart and his wife, Violet (1901-1982) were active members of the community, and were heavily involved with St. Alban’s Church. Following Stewart and Violet’s passing in 1982, Scotsdale Farm was donated to the Ontario Heritage Trust, and still provides public trails for the community.

Contextual Value	
Is important in defining, maintaining, or supporting the character of an area	X
Is physically, functionally, visually, or historically linked to its surroundings	X
Is a landmark	N/A

The property at 13802 Trafalgar Road has contextual value as it is important in defining, maintaining, and supporting the rural character of the community of Ballinafad. The former Blue Mountain Schoolhouse is physically, visually, and historically linked to its surroundings as an early schoolhouse that serviced School Section No. 14 in Ballinafad for more than 80 years.

4.0 Summary

Following research and evaluation according to Ontario Regulation 9/06, it has been determined that the property at 13802 Trafalgar Road has physical and design, historical and associative, and contextual value and therefore meets Ontario Regulation 9/06 criteria for determining cultural heritage value or interest.

The heritage attributes of the property at 13802 Trafalgar Road are identified as follows:

- The setback, location, and orientation of the schoolhouse along Trafalgar Road in the community of Ballinafad within the Town of Halton Hills;
- The scale, form, and massing of the c.1871 one-storey stone schoolhouse with gable roof, twin double stack chimneys, and dichromatic brick detailing;
- Materials including red and buff brick, and stone;
- Front (northeast) elevation:
 - o Buff brick quoins;
 - o Flatheaded window openings with stone sills and buff brick soldier course lintels;
 - o Front vestibule with buff brick quoins, semi-circular transom, radiating buff brick voussoir, and sidelights;
 - o Date stone inscribed "School Section No. 14 A.D. 1871", surrounded by a buff brick square border and decorative brick lozenge pattern; and,
- Side (southeast and northwest) elevations:
 - o Multiple flatheaded window openings with buff brick soldier course lintels and stone sills.

The rear elevation, interiors, and rear accessory structures were not investigated as part of this report.

5.0 Sources

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