Bohemian

215 DUNDAS ST E

Heritage Status: Inventoried
Construction Date: 2014
Architect / Builder: Branthaven
Original Owner:
Architectural Style / Influence: Vernacular; Post-Modern
Number of Storeys: 3
Construction Material:

Preliminary Evaluation:

Classification: Inventory Property (IP)

Preliminary Design/Physical Value:
None identified.

Preliminary Historical/Associative Value:
None identified.

Preliminary Contextual Value:
None identified.
The Tannery of Waterdown

219 DUNDAS ST E

Heritage Status: Inventoried
Construction Date: 2018
Architect / Builder: Dawn Victoria Homes
Original Owner:
Architectural Style / Influence: Vernacular
Number of Storeys: 3.5
Construction Material:

Preliminary Evaluation:

Classification: Inventory Property (IP)

Preliminary Design/Physical Value: None identified.

Preliminary Historical/Associative Value: None identified.

Preliminary Contextual Value: None identified.
221 DUNDAS ST E

Heritage Status: Inventoried
Construction Date: 2015
Architect / Builder:
Original Owner:
Architectural Style / Influence: Vernacular
Number of Storeys: 1
Construction Material:

Preliminary Evaluation:

Classification: Inventory Property (IP)

Preliminary Design/Physical Value:
None identified.

Preliminary Historical/Associative Value:
None identified.

Preliminary Contextual Value:
None identified.
St. Thomas Roman Catholic Cemetery

228 DUNDAS ST E

Heritage Status: Inventoried

Construction Date: 1847

Architect / Builder:

Original Owner: Roman Catholic Diocese

Architectural Style / Influence:

Number of Storeys:

Construction Material:

Preliminary Evaluation:

Classification: Character-Supporting Resource (CSR)

Preliminary Design/Physical Value:
None identified. The property should be evaluated as a cultural heritage landscape.

Preliminary Historical/Associative Value:
The property has direct associations with a potentially significant person (Thomas English) and organization (Roman Catholic Church). The property yields, or has the potential to yield, information that contributes to an understanding of a community or culture. The earliest internment dates from 25 February 1847, although some monuments commemorate pioneer burials from as early as 1809. Among the notable monuments is one to Thomas English, the founder of this early village cemetery. The majority of the burials commemorate early village pioneers who came from counties in Ireland.

Preliminary Contextual Value:
The property is important in supporting the historic character of the area. The property is physically, visually and historically linked to its surroundings. The cemetery is accessed from Dundas Street and is set back towards the edge of the escarpment. There is a tree-lined drive that gradually rises to the rear of the property where the former stone church once stood. There are views to the tree canopy to the south, west and east and views to prominent estate homes along the escarpment to the east and west.
229 DUNDAS ST E

Heritage Status: Inventoried
Construction Date: 1950
Architect / Builder:
Original Owner:
Architectural Style / Influence: Vernacular; Ranch
Number of Storeys: 1
Construction Material:

Preliminary Evaluation:

Classification: Inventory Property (IP)

Preliminary Design/Physical Value:
None identified.

Preliminary Historical/Associative Value:
None identified.

Preliminary Contextual Value:
None identified.
## 232 Dundas St E

**Heritage Status:** Inventoried  
**Construction Date:** 1986  
**Architect / Builder:**  
**Original Owner:**  
**Architectural Style / Influence:** Vernacular  
**Number of Storeys:** 1  
**Construction Material:**

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### Preliminary Evaluation:

**Classification:** Inventory Property (IP)

**Preliminary Design/Physical Value:**  
None identified.

**Preliminary Historical/Associative Value:**  
None identified.

**Preliminary Contextual Value:**  
None identified.
<table>
<thead>
<tr>
<th>233 DUNDAS ST E</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Heritage Status:</strong> Inventoried</td>
</tr>
<tr>
<td><strong>Construction Date:</strong> 1997</td>
</tr>
<tr>
<td><strong>Architect / Builder:</strong></td>
</tr>
<tr>
<td><strong>Original Owner:</strong></td>
</tr>
<tr>
<td><strong>Architectural Style / Influence:</strong> Vernacular</td>
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<tr>
<td><strong>Number of Storeys:</strong> 1</td>
</tr>
<tr>
<td><strong>Construction Material:</strong></td>
</tr>
</tbody>
</table>

**Preliminary Evaluation:**

**Classification:** Inventory Property (IP)

**Preliminary Design/Physical Value:**
None identified.

**Preliminary Historical/Associative Value:**
None identified.

**Preliminary Contextual Value:**
None identified.
<table>
<thead>
<tr>
<th>238 DUNDAS ST E</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Heritage Status:</strong> Inventoried</td>
</tr>
<tr>
<td><strong>Construction Date:</strong> 1955</td>
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<tr>
<td><strong>Architect / Builder:</strong></td>
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<tr>
<td><strong>Original Owner:</strong></td>
</tr>
<tr>
<td><strong>Architectural Style / Influence:</strong> Vernacular</td>
</tr>
<tr>
<td><strong>Number of Storeys:</strong> 2</td>
</tr>
<tr>
<td><strong>Construction Material:</strong></td>
</tr>
</tbody>
</table>

**Preliminary Evaluation:**

**Classification:** Inventory Property (IP)

**Preliminary Design/Physical Value:**
The property may contain a rare example of mid-20th century auto-oriented design with a sweeping roofing.

**Preliminary Historical/Associative Value:**
The property may be associated with the mid-20th century evolution of Waterdown towards a more car-oriented community.

**Preliminary Contextual Value:**
The property is functionally linked to its surroundings. Located on the prominent transportation corridor of Dundas Street.
241 DUNDAS ST E

Heritage Status: Inventoried
Construction Date: 1940
Architect / Builder: 
Original Owner: 
Architectural Style / Influence: Vernacular; Period Revival
Number of Storeys: 1.5
Construction Material: Brick

Preliminary Evaluation:

Classification: Character-Supporting Resource (CSR)

Preliminary Design/Physical Value:
The property is representative of a vernacular building influenced by the Period Revival style of architecture, including the Flemish-bond brick facade and sweeping front gable roofline.

Preliminary Historical/Associative Value:
None identified.

Preliminary Contextual Value:
The property is important in supporting the character of the area. The single-detached circa 1940 building contributes to the former residential character of the west end of Dundas Street as you enter into the historic Village of Waterdown. The building is buffered from the street by mature conifer trees. The building is also related to 254 Dundas Street, also constructed in a Period Revival style in a similar time frame.
<table>
<thead>
<tr>
<th>Address</th>
<th>244 DUNDAS ST E</th>
</tr>
</thead>
<tbody>
<tr>
<td>Heritage Status</td>
<td>Inventoried</td>
</tr>
<tr>
<td>Construction Date</td>
<td>1988</td>
</tr>
<tr>
<td>Architect / Builder</td>
<td></td>
</tr>
<tr>
<td>Original Owner</td>
<td></td>
</tr>
<tr>
<td>Architectural Style / Influence</td>
<td>Vernacular</td>
</tr>
<tr>
<td>Number of Storeys</td>
<td>2</td>
</tr>
<tr>
<td>Construction Material</td>
<td></td>
</tr>
</tbody>
</table>

**Preliminary Evaluation:**

**Classification:** Inventory Property (IP)

**Preliminary Design/Physical Value:**
None identified.

**Preliminary Historical/Associative Value:**
None identified.

**Preliminary Contextual Value:**
None identified.
## Preliminary Evaluation:

**Classification:** Inventory Property (IP)

**Preliminary Design/Physical Value:**
None identified.

**Preliminary Historical/Associative Value:**
None identified.

**Preliminary Contextual Value:**
None identified.
## 246 DUNDAS ST E

**Heritage Status:** Inventoried  
**Construction Date:** 2015  
**Architect / Builder:**  
**Original Owner:**  
**Architectural Style / Influence:** Vernacular; Post-Modern  
**Number of Storeys:** 1  
**Construction Material:** (Concrete Block)

### Preliminary Evaluation:

**Classification:** Inventory Property (IP)

**Preliminary Design/Physical Value:**  
None identified.

**Preliminary Historical/Associative Value:**  
None identified.

**Preliminary Contextual Value:**  
None identified.
250 DUNDAS ST E

Heritage Status: Inventoried
Construction Date: 1976
Architect / Builder:
Original Owner:
Architectural Style / Influence: Vernacular; Post-Modern
Number of Storeys: 1
Construction Material: Brick

Preliminary Evaluation:

Classification: Inventory Property (IP)

Preliminary Design/Physical Value:
None identified.

Preliminary Historical/Associative Value:
None identified.

Preliminary Contextual Value:
None identified.
252 DUNDAS ST E

Heritage Status: Inventoried
Construction Date: 1981
Architect / Builder:
Original Owner:
Architectural Style / Influence: Vernacular; Post-Modern
Number of Storeys: 1
Construction Material: Brick

Preliminary Evaluation:

Classification: Inventory Property (IP)

Preliminary Design/Physical Value:
None identified.

Preliminary Historical/Associative Value:
None identified.

Preliminary Contextual Value:
None identified.
254 DUNDAS ST E

Heritage Status: Inventoried

Construction Date: 1931

Architect / Builder:

Original Owner:

Architectural Style / Influence: Vernacular; Period Revival (Tudor)

Number of Storeys: 2

Construction Material: Brick

Preliminary Evaluation:

Classification: Character-Supporting Resource (CSR)

Preliminary Design/Physical Value:
The property is representative of a vernacular building influenced by the Period Revival style of architecture (Tudor), including the Rug brick facade, stucco and half-timber cladding and sweeping front gable roofline.

Preliminary Historical/Associative Value:
None identified.

Preliminary Contextual Value:
The property is important in supporting the character of the area. The single-detached circa 1921 building contributes to the former residential character of the west end of Dundas Street as you enter into the historic Village of Waterdown. The building is also related to 241 Dundas Street, also constructed in a Period Revival style in a similar time frame.
## Waterdown Shopping Centre

**255 DUNDAS ST E**

<table>
<thead>
<tr>
<th>Heritage Status:</th>
<th>Inventoried</th>
</tr>
</thead>
<tbody>
<tr>
<td>Construction Date:</td>
<td>1988</td>
</tr>
<tr>
<td>Architect / Builder:</td>
<td></td>
</tr>
<tr>
<td>Original Owner:</td>
<td></td>
</tr>
<tr>
<td>Architectural Style / Influence:</td>
<td>Vernacular</td>
</tr>
<tr>
<td>Number of Storeys:</td>
<td>1</td>
</tr>
<tr>
<td>Construction Material:</td>
<td></td>
</tr>
</tbody>
</table>

### Preliminary Evaluation:

**Classification:** Inventory Property (IP)

**Preliminary Design/Physical Value:**
None identified.

**Preliminary Historical/Associative Value:**
None identified.

**Preliminary Contextual Value:**
None identified.
Former Waterdown High School

262 DUNDAS ST E

Heritage Status: Inventoried
Construction Date: 1928
Architect / Builder:
Original Owner:
Architectural Style / Influence: Vernacular; Gothic Collegiate
Number of Storeys: 4
Construction Material: (Brick)

Preliminary Evaluation:

Classification: Character-Supporting Resource (CSR)

Preliminary Design/Physical Value:
The property is a representative example of adaptive-reuse of a historic structure. Originally constructed as the Waterdown High School in 1928, the existing building houses residential condominiums. The exterior appears to have been reclad using a contemporary pink-coloured brick and the former flat roof converted to a hip roof clad in standing-seam metal. The rhythm of window openings remain, including a central tripartite window flanked by single windows on either side. The central bays have been converted into walk-out balconies. The parapet pattern has been recreated and embellished above the projecting sections of the north facade with the three diamond stone pattern remaining and higher parapet peaks introduced. The two-storey inset entrance with stone surround remains as the north entrance to the building.

Preliminary Historical/Associative Value:
The property has direct associations with potentially significant events and institutions. Constructed as the Waterdown High School in 1928, it was enlarged a number of times before closing in 1993 when the new Waterdown District High School opened on Parkside Drive. On February 27, 1928, what was believed to have been the largest gathering in the history of Waterdown at the time, nearly 800 people, assembled to watch the opening ceremonies for the school. The property yields, or has the potential to yield, information that contributes to an understanding of a community or culture.

Preliminary Contextual Value:
The property is important in supporting the historic character of the area. The property is visually and historically linked to its surroundings.
271 DUNDAS ST E

Heritage Status: Invented

Construction Date: 1994

Architect / Builder:

Original Owner:

Architectural Style / Influence: Vernacular

Number of Storeys: 1

Construction Material:

Preliminary Evaluation:

Classification: Inventory Property (IP)

Preliminary Design/Physical Value:
None identified.

Preliminary Historical/Associative Value:
None identified.

Preliminary Contextual Value:
None identified.
272 DUNDAS ST E

Heritage Status: Inventarioed
Construction Date: 1921
Architect / Builder:
Original Owner:
Architectural Style / Influence: Vernacular; Bungalow
Number of Storeys: 1.5
Construction Material: Brick (painted)

Preliminary Evaluation:

Classification: Character-Supporting Resource (CSR)

Preliminary Design/Physical Value:
The property is representative of a vernacular Bungalow dwelling including the one-and-one-half storey massing, overhanging roof over the front porch supported by brick and wood columns (now enclosed) and the central gable-roof dormer.

Preliminary Historical/Associative Value:
None identified.

Preliminary Contextual Value:
The property is important in supporting the historic character of the area.
279 DUNDAS ST E

Heritage Status: Inventoried
Construction Date: 1995
Architect / Builder:
Original Owner:
Architectural Style / Influence: Vernacular
Number of Storeys: 2
Construction Material: Concrete Block

Preliminary Evaluation:

Classification: Inventory Property (IP)

Preliminary Design/Physical Value:
None identified.

Preliminary Historical/Associative Value:
None identified.

Preliminary Contextual Value:
None identified.
**WATERDOWN VILLAGE BUILT HERITAGE INVENTORY FORM**

**283 DUNDAS ST E**

Heritage Status: Inventoried  
Construction Date: 1945  
Architect / Builder:  
Original Owner:  
Architectural Style / Influence: Vernacular  
Number of Storeys: 1  
Construction Material: (Brick)

---

**Preliminary Evaluation:**

Classification: Inventory Property (IP)

**Preliminary Design/Physical Value:**  
The property is comprised of an early-20th century commercial building that has been significantly modified and clad in stucco.

**Preliminary Historical/Associative Value:**  
None identified.

**Preliminary Contextual Value:**  
None identified.
## 288 DUNDAS ST E

**Heritage Status:** Inventoried  
**Construction Date:** 1985  
**Architect / Builder:**  
**Original Owner:**  
**Architectural Style / Influence:** Vernacular  
**Number of Storeys:** 1  
**Construction Material:**

### Preliminary Evaluation:

**Classification:** Inventory Property (IP)

**Preliminary Design/Physical Value:**  
None identified.

**Preliminary Historical/Associative Value:**  
None identified.

**Preliminary Contextual Value:**  
None identified.
Smith - Carson House

289 DUNDAS ST E

Heritage Status: Registered Non-Designated
Construction Date: 1885
Architect / Builder:
Original Owner: Cummer
Architectural Style / Influence: Vernacular; Queen Anne
Number of Storeys: 2.5
Construction Material: Brick

Preliminary Evaluation:

Classification: Significant Built Resource (SBR)

Preliminary Design/Physical Value:
The property comprises a two-storey brick building influenced by the Queen Anne architectural style. It was constructed circa 1885 as a residence and has remained a dwelling ever since. The design value of the building lies in its architectural features, typical of, and influenced by, the Queen Anne architectural style, including the: red brick construction; hip roof punctuated by multiple gables, a chimney and a front tower; decorative bargeboard; ornately-decorated, covered front porch; and, the use of a variety of materials and textures, including brick, wood and stone. The physical value of the property also lies in its high degree of craftsmanship and artistic merit demonstrated by the wood detailing including the decorative bargeboard and treillage on the front porch, the stone detailing on the voussoirs and keystones, and the polychromatic brickwork.

Preliminary Historical/Associative Value:
The historical value of the property lies in its direct association with three prominent families in Waterdown: the Cummer family, the Smith family and the Carson family. The Cummer family were United Empire Loyalists that came to the Waterdown area in the late 1700s. Lockman A. Cummer (1827-1907), son of John Cummer who was a mill owner and rebel in the 1837 Rebellion, made significant contributions to the village’s industrial development operating every type of mill at most of the mill sites, operating a sawmill and flour mill at Smokey Hollow, and building row houses for mill workers (40-42 Mill Street South). He came to Waterdown in 1846 to supervise the building of his father’s house (265 Mill Street South) moving in with his parents after its completion. He married Rachel Catherine Lottridge (1831-1864) on July 18, 1849. After her death in 1864, he remarried Flora Ann Creen. Lockman moved to the United States for a time to profit from the American Civil War returning to Waterdown in 1863 to join the Lottridge family in the operation of various businesses including the Ceres Flour Mill at the McNairn Corner Mill site. He also operated a sawmill and flour mill with John Creen and formed a partnership with Jacob Cummer and William Gill in 1855 to establish Cummer, Gill & Co., manufacturers of their patented and improved steam engine as well as mill stones and boilers. Lockman Cummer served on the Village Council, was involved in the by-law granting a bonus to the rake factory and was considered a village meddler. In 1883, Flora A
Cummer (1830-1895) and her husband, Lockman A. Cummer, purchased the yet-to-be developed property at 289 Dundas Street East and constructed a house.

The property also has direct association with the Smith family. In 1898, Richard (“Dick”) Smith (died 1960) was granted the property and owned it until 1959 when it was granted to Cecil Carson. Richard was a Reeve of Waterdown from 1920-1924 and 1932-1943 and ran the largest market garden in the area behind Cedar Street that was irrigated by a water tank filled with water pumped from the swamp that was located behind Cedar and John Streets. The fire of 1922 occurred during his first term leading to his establishment of the rule that only fire-proof buildings could be constructed in the downtown core resulting in the current character of that area. Richard Smith was one of few Reeves elected by acclamation and was successful in securing a World War I trophy of a barrel assembly for a 1916 German Howitzer that still resides in Sealey Park.

In addition, the property also has direct association with the Carson family, who were granted the property in 1959 and have owned it ever since. The Carson family has a long history in Waterdown starting with the establishment of Hugh Carson & Sons, a quarry and construction business, in 1865. Hugh Carson (1840-1921) quarried both sandstone and limestone with the product being used to build mills, bridges, canal walls and piers in Toronto, Hamilton, Burlington and beyond. Notable structures that used his product include some of the University of Toronto buildings, the Ontario Parliament Buildings and the original swing bridge over the Burlington Canal. His son, Frederick Carson (1873-1953), took over the business upon his death in 1921 renaming it Fred Carson & Sons and focusing on construction. Fred Carson & Sons owned one of the first steam shovels in the area, installed the first waterworks in Waterdown including watermains, pumping stations, a standby reservoir and a water tower, and aided the Department of Defence in paving airport runways during the Second World War including Mount Hope (Hamilton), Centrilla (London), Trenton (Trenton), Camp Borden (Barrie), Rockcliffe (Ottawa) and North Bay (North Bay). Fred Carson & Sons built their own specialized equipment, repaired it themselves and modified new equipment to suit their needs. The Government even reported them as having “the most versatile and fastest equipment for road surface treatment in Ontario.” They were so dedicated to the Waterdown area that they tried to buy locally as much as they could. Fred’s son, Cecil Carson, also worked in the family business until it closed in 1987.

Preliminary Contextual Value:
The late-nineteenth century single-detached building defines the early residential character on the west end of Dundas Street and is visually and historically linked to its surroundings. The streetscape is characterized by a mixture of traditional building materials (brick, stone, wood) and modern building materials (concrete, vinyl), heights ranging from one to two storeys, and eclectic architectural styles that demonstrate the development of the Village of Waterdown. In addition, the property is considered a local landmark noticeable at a glance for its tower that extends above the mature trees to mark the transition between the historic downtown core to the east and the modern commercial shopping centres to the west.
290 DUNDAS ST E

Heritage Status: Inventoried
Construction Date: 1929
Architect / Builder:
Original Owner:
Architectural Style / Influence: Vernacular; Bungalow; Craftsman; Arts and Crafts
Number of Storeys: 1.5
Construction Material: Brick

Preliminary Evaluation:

Classification: Character-Defining Resource (CDR)

Preliminary Design/Physical Value:
The property is a representative example of the vernacular building influenced by the Craftsman Bungalow (Arts and Crafts) style of architecture, including the one-and-one-half storey massing, symmetrical facade, low-pitched side-gable roof projecting over the covered front porch, central dormer, rubble-stone porch construction and multi-pane hung wood windows. The property displays a high degree of craftsmanship.

Preliminary Historical/Associative Value:
The property yields, or has the potential to yield, information that contributes to an understanding of a community or culture.

Preliminary Contextual Value:
The property is important in defining the historic character of the area. The early-20th century single-detached building contributes to the early residential character west end of Dundas Street in the Village of Waterdown. The property is visually and historically linked to its surroundings. The building is buffered from the street by mature coniferous trees.
291 DUNDAS ST E

Heritage Status: Inventoried
Construction Date: 1870
Architect / Builder:
Original Owner:
Architectural Style / Influence: Vernacular; Ontario Cottage
Number of Storeys: 1.5
Construction Material: (Stone)

Preliminary Evaluation:

Classification: Character-Supporting Resource (CSR)

Preliminary Design/Physical Value:
The property is representative of the vernacular Ontario Cottage style, including the one-and-one-half storey massing, symmetrical front facade with a central entrance, projecting gable above and flanking windows.

Preliminary Historical/Associative Value:
The property yields, or has the potential to yield, information that contributes to an understanding of a community or culture.

Preliminary Contextual Value:
The property is important in supporting the historic character of the area. The 19th-century single-detached building contributes to the early residential character at the west end of Dundas Street in the Village of Waterdown. The property is physically, visually, and historically linked to its surroundings. The topography on which the building sits is slightly raised and accessed from the sidewalk via a set of stone steps.
Maple Lawn

292 DUNDAS ST E

Heritage Status: Registered Non-Designated
Construction Date: 1860
Architect / Builder:
Original Owner: (Allison)
Architectural Style / Influence: Vernacular; Farm House; Gothic Revival
Number of Storeys: 2
Construction Material: Brick (painted)

Preliminary Evaluation:

Classification: Significant Built Resource (SBR)

Preliminary Design/Physical Value:
The property is a representative example of vernacular residence constructed in the Victoria period and influenced by Gothic Revival and Italianate architectural styles. The two-storey house of stretcher bond brick construction (now painted) sits on a rubble and brick foundation. The house is defined by its Gothic-style high-gabled roof three bay façade and bay window with Italianate detailing, all displaying a high degree of craftsmanship. Victorian style influences include the wide front verandah, decorative bargeboard, and other decorative flourishes. Over all, the design of the building does not appear to have changed significantly since its construction circa mid-to-late 20th century.

Preliminary Historical/Associative Value:
The property is located on an early transportation route known as "The Governor's Road" that stretched from Mississauga to London and has been in use since the late 1700s. The property is associated with potentially significant people in Waterdown's history, including George Allison and Harold Greene. George Allison, believed to be the first owner of the house, was a recognized character in the early development of the Village. He served the local community as a juror and magistrate. Harold Greene was the first publisher of the Waterdown Review. He lived in the house with his family in the late 1910s and a few of the early issues are believed to have been produced in a carriage house located on the property. Additionally, the property has the potential to yield information that contributes to the understanding of the community through additional research.

Preliminary Contextual Value:
The property is important in defining the historic character of the area and maintaining the historic fabric of Dundas Street East. In addition to the property's location along a historic transport route, the property is physically, visually, and historically linked to its surroundings. The 19th-century single-detached building helps define the early residential character at the west end of Dundas Street in the Village of Waterdown along with the other prominent estate homes including the Smith-Carson House at no. 289, the Crooker House at no. 299 and Chestnut Grove at no. 315. The property may be considered a local landmark.
293 DUNDAS ST E

Heritage Status: Inventoried
Construction Date: 1926
Architect / Builder:
Original Owner:
Architectural Style / Influence: Vernacular; Edwardian Classicism
Number of Storeys: 2.5
Construction Material: Brick

Preliminary Evaluation:

Classification: Character-Supporting Resource (CSR)

Preliminary Design/Physical Value:
The property is a representative example of a vernacular building influenced by the Edwardian Classicism style of architecture, including the two-and-one-half-storey massing, brick facade, hip roof with projecting eaves and central front dormer, tall brick side chimney and full-length front porch.

Preliminary Historical/Associative Value:
The property yields, or has the potential to yield, information that contributes to an understanding of a community or culture.

Preliminary Contextual Value:
The property is important in supporting the historic character of the area. The early-20th-century single-detached building contributes to the early residential character at the west end of Dundas Street in the Village of Waterdown. The property is visually and historically linked to its surroundings.
**Preliminary Evaluation:**

**Classification:** Character-Supporting Resource (CSR)

**Preliminary Design/Physical Value:**
The property is representative of a vernacular Bungalow dwelling including the one-and-one-half storey massing, low-pitched side gable roof and covered front porch supported by brick and wood columns.

**Preliminary Historical/Associative Value:**
None identified.

**Preliminary Contextual Value:**
The property is important in supporting the historic character of the area. The early-20th-century single-detached building contributes to the early residential character at the west end of Dundas Street in the Village of Waterdown. The property is visually and historically linked to its surroundings.
296 DUNDAS ST E

Heritage Status: Inventoried
Construction Date: 1910
Architect / Builder:
Original Owner:
Architectural Style / Influence: Vernacular; Bungalow
Number of Storeys: 1.5
Construction Material: Brick; Wood-frame

Preliminary Evaluation:

Classification: Character-Supporting Resource (CSR)

Preliminary Design/Physical Value:
The property is representative of a vernacular Bungalow dwelling including the one-and-one-half storey massing, low-pitched side gable roof and paired front dormers.

Preliminary Historical/Associative Value:
The property yields, or has the potential to yield, information that contributes to an understanding of a community or culture. The property may be associated with a potentially significant person (George Allison). The 1903 Imperial Atlas shows this lot belonging to Allison and the structure, formerly a dwelling, is believed to have been constructed shortly after in 1910.

Preliminary Contextual Value:
The property is important in supporting the historic character of the area. The early-20th-century single-detached building contributes to the early residential character at the west end of Dundas Street in the Village of Waterdown. The property is visually and historically linked to its surroundings.
Preliminary Evaluation:

Classification: Character-Supporting Resource (CSR)

Preliminary Design/Physical Value:
The property is representative of the vernacular Ontario Cottage architectural style including the side-gable roof with projecting centre gable and three-bay symmetrical front facade with a central entrance and flanking windows. The two-over two and four-over-four windows and storms are recent additions replacing the vinyl windows that preceded them.

Preliminary Historical/Associative Value:
The property yields, or has the potential to yield, information that contributes to an understanding of a community or culture. The property was identified as being significant to the community in 2014 when it was slated for demolition and the local community petitioned the Ward Councillor to add the property to the Municipal Heritage Register.

Preliminary Contextual Value:
The property is important in supporting the historic character of the area. The late-19th-century single-detached building contributes to the early residential character at the west end of Dundas Street in the Village of Waterdown. The property is visually and historically linked to its surroundings.
Former New Connexion Methodist Church; Maycock House
298 DUNDAS ST E

*Heritage Status:* Registered Non-Designated
*Construction Date:* 1859
*Architect / Builder:*
*Original Owner:*
*Architectural Style / Influence:* Vernacular; Ontario Cottage; Gothic Revival; Classical Revival
*Number of Storeys:* 1.5
*Construction Material:* Stone

**Preliminary Evaluation:**

**Classification:** Significant Built Resource (SBR)

**Preliminary Design/Physical Value:**
The property is comprised of a two-storey stone building originally constructed circa 1859 as a vernacular one-storey Methodist church influenced by the Classical Revival architectural style. The building was converted into a Sunday School circa 1874 and again into a residence circa 1882, making it an early and unique example of an adaptively re-used mid-nineteenth century building displaying Classical Revival, Ontario Cottage and Gothic Revival influences. The design value of the building lies in its architectural features typical of, and influenced by, the Classical Revival architectural style including the: rectangular footprint; broken course cut-stone and rubble-stone facades with cut-stone quoins; gable roof with plain boxed cornice and returning eaves; outlines of the original arched church windows that have been filled in with stone; shuttered lunette with stone voussoirs; continuous stone course running above the stone foundation; and, flat double leaf, two panel, off-centre door with rectangular transom and stone voussoirs. Features typical of, and influenced by, the Ontario Cottage architectural style with Gothic Revival influences, include the: one-storey, wood-frame, board-and-batten clad rear addition; steep centre gable with decorative bargeboard; segmentally-shaped window openings with cut-stone voussoirs, stone lug sills, and two-over-two hung wood windows; flanking single brick chimneys; and, former double leaf, two panel, centre entrance with transom and stone voussoirs on the east façade facing Flamboro Street, no longer in use and enclosed by a storm window.

**Preliminary Historical/Associative Value:**
The historical value of the property lies in its direct association with the New Connexion Methodist Church. The New Connexion Church purchased the property from J.K. Griffin in 1859 to establish a church in the Village of Waterdown. This church was the second Methodist church to be built in the village, the only New Connexion Methodist Church in Waterdown
Former Methodist Church – 298 Dundas Street East (continued)

and is currently one of few remaining original churches in the village. The New Connexion Methodists used this site as their place of worship until their union with the Mill Street Wesleyan Methodists in 1874. Services moved to the Mill Street location and this property was used as the Methodist Sunday School until a new Sunday School was built onto the rear of the Mill Street Church in 1882. In 1893, the Methodist Church re-purchased this property to serve as a parsonage until 1921.

Preliminary Contextual Value:
The property is important in defining the historic character of the area. The mid-nineteenth century single-detached building defines the historic character of Dundas Street and the Village of Waterdown, and is visually, functionally and historically linked to its surroundings. The property is located on the prominent southwest corner of Dundas and Flamboro Streets and has been accessed at one time or another from both streets. The streetscape consists of buildings constructed with traditional building materials (e.g., brick, stone, wood, stucco) with heights ranging from one-and-a-half to two-and-a-half storeys and displaying an eclectic mix of architectural styles that demonstrate the development of the Village of Waterdown throughout its history.
Crooker House

299 DUNDAS ST E

Heritage Status: Inventoried
Construction Date: 1886
Architect / Builder:
Original Owner: William H. Crooker, Druggist
Architectural Style / Influence: Second Empire; Italianate
Number of Storeys: 2.5
Construction Material: Brick

Preliminary Evaluation:

Classification: Significant Built Resource (SBR)

Preliminary Design/Physical Value:
The property comprises a two-and-a-half storey brick building influenced by the Italianate and Second Empire styles of architecture. It was constructed circa 1886 as a residence and was later adapted for commercial use. The design value of the building lies in its architectural features typical of, and influenced by, the Italianate architectural style, including the: rectangular footprint with frontispiece; polychromatic brickwork; red brick facade laid in Stretcher bond; projecting eaves with a moulded cornice and decorative brackets below; two-storey bay windows on the south, east and west facades; segmentally-shaped window openings including the buff brick and carved stone voussoirs with drips and keystones and stone lug sills; central double door front entrance in the ground floor with transom; buff brick banding along the centre of all façades separating the first and second storeys; polychromatic brick chimney offset to the west side with decorative banding and corbelled top. Features typical of, and influenced by, the Second Empire style of architecture include the bellcast mansard roof and decorated hooded dormers. The matching coach house features similar Italianate and Second Empire influences including the bellcast mansard roof, dormers and polychromatic brickwork. The physical value of the property also lies in its high degree of craftsmanship demonstrated by the: carved stone detailing; polychromatic brickwork, including the highly decorated chimney; wood detailing, including the bracketed cornice; and, bellcast mansard roof.

Preliminary Historical/Associative Value:
The historical value of the property lies in its direct association with the Crooker family, specifically William Harris and Frederick W. Crooker, who have contributed to the development of the Village of Waterdown. William Harris Crooker was a descendant of an early Flamborough family who became a successful merchant and druggist. He started his business in 1857, purchased the property in 1884 and built the house circa 1886. William was also a founding member and officer of the local branch of the Masonic Lodge. His son, Frederick W. Crooker, was a more prominent member of the community. He established a general store at the corner of Main and Dundas Streets in what became known as the Crooker Building, which was a prominent structure that was considered the finest and largest mercantile building in the Village until it burned down in 1922. Frederick became the teacher and superintendent of the Wesleyan Methodist Sunday School, served as postmaster
from 1906 to his retirement in 1922, was elected as Reeve serving one term from his election in 1924 to his death in 1927, was a part of the Waterdown Council for many years, and was a member of the Masonic Lodge, Scottish Rite Masons and the Canadian Order of Foresters. During his term as Reeve, he oversaw the installation of a waterworks system in Waterdown as a mitigation effort against the village’s long history of fires. He purchased 299 Dundas Street East in 1894 following his marriage to Alice Elizabeth Davis and it remained his home until his death in 1927. His wife took possession of the property following his death and lived in it until her own death in 1939. Since they had no children and no surviving relatives, the property was sold by their estate to another resident of the village. The property also has direct associations with Dr. Reginald Perkins from Hamilton, who used the property as his office and home during the 1940s and 1950s, and the commercial establishment known as “The Parlour”, which operated from 1993 until sometime in the 21st century when it became a multi-business commercial building.

Preliminary Contextual Value:
The property is important in defining the historic character of the area. The late-nineteenth century single-detached building defines the early residential character on the west end of Dundas Street and is visually and historically linked to its surroundings. The streetscape is characterized by buildings of generally traditional building materials (brick, stone, wood, stucco), heights ranging from one-and-a-half to two-and-a-half storeys, and eclectic architectural styles that demonstrate the development of the Village of Waterdown throughout its history, particularly within the downtown core. In addition, the view north up Flamboro Street to Dundas Street creates a vista of the building framed by the rows of houses on the east and west sides of Flamboro Street, shaping its prominence and significance in the both the neighbourhood and the Village.
<table>
<thead>
<tr>
<th><strong>300 DUNDAS ST E</strong></th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Heritage Status:</strong> Inventoried</td>
</tr>
<tr>
<td><strong>Construction Date:</strong> 1925</td>
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<tr>
<td><strong>Architect / Builder:</strong></td>
</tr>
<tr>
<td><strong>Original Owner:</strong></td>
</tr>
<tr>
<td><strong>Architectural Style / Influence:</strong> Vernacular</td>
</tr>
<tr>
<td><strong>Number of Storeys:</strong> 2</td>
</tr>
<tr>
<td><strong>Construction Material:</strong> Wood-frame</td>
</tr>
</tbody>
</table>

**Preliminary Evaluation:**

**Classification:** Character-Supporting Resource (CSR)

**Preliminary Design/Physical Value:**
None identified. Vernacular design modified from original 1.5 storey bungalow built in 1925.

**Preliminary Historical/Associative Value:**
None identified.

**Preliminary Contextual Value:**
The property is important in supporting the character of the area. The single-detached circa 1925 building contributes to the former residential character of the west end of Dundas Street as you enter into the historic Village of Waterdown. The building is sympathetically modified for commercial use.
301 DUNDAS ST E

Heritage Status: Inventoried
Construction Date: 1990
Architect / Builder:
Original Owner:
Architectural Style / Influence: Vernacular; Revival
Number of Storeys: 2
Construction Material:

Preliminary Evaluation:

Classification: Inventory Property (IP)

Preliminary Design/Physical Value:
None identified. Contemporary infill building with a vernacular, Revivalist architectural style that is compatible with the historic streetscape.

Preliminary Historical/Associative Value:
None identified.

Preliminary Contextual Value:
The property is part of the historic Dundas streetscape and is sympathetic to the historic character, but the building itself is not of cultural heritage value or interest.
**302 Dundas St E**

*Heritage Status: Inventoried*

*Construction Date: 1932*

*Architect / Builder:*

*Original Owner:*

*Architectural Style / Influence: Vernacular; Edwardian Classicism*

*Number of Storeys: 2.5*

*Construction Material: Wood-frame*

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**Preliminary Evaluation:**

**Classification:** Character-Supporting Resource (CSR)

**Preliminary Design/Physical Value:**

The property is a representative example of a vernacular building influenced by the Edwardian Classicism style of architecture, including the two-and-one-half-storey massing, smooth facade, hip roof with projecting eaves and central front dormer and tall brick side chimney.

**Preliminary Historical/Associative Value:**

None identified.

**Preliminary Contextual Value:**

The property is important in supporting the character of the area. The single-detached circa 1932 building contributes to the former residential character of the west end of Dundas Street as you enter into the historic Village of Waterdown.
RBC Royal Bank
304 DUNDAS ST E

Heritage Status: Inventoried
Construction Date: 1965
Architect / Builder: W.T. Leslie, Architect (1980);
Edward J. Gilbert, Engineer (1980)
Original Owner: Royal Bank
Architectural Style / Influence: Vernacular; Mid-Century Modern
Number of Storeys: 1
Construction Material:

Preliminary Evaluation:

Classification: Inventory Property (IP)

Preliminary Design/Physical Value:
The building was originally constructed in 1965 and extended in 1980. Original Mid-Century Modern design has been modified.

Preliminary Historical/Associative Value:
The property is associated with the Royal Bank of Canada.

Preliminary Contextual Value:
None identified.
Former Langford Drug Store;
Former Crooker General Store

307 309 DUNDAS ST E

Heritage Status: Registered Non-Designated

Construction Date: 1920

Architect / Builder:

Original Owner: Alf Dale

Architectural Style / Influence: Vernacular

Number of Storeys: 2

Construction Material: Brick

Preliminary Evaluation:

Classification: Character-Defining Resource (CDR)

Preliminary Design/Physical Value:
The property is representative of a vernacular commercial building constructed in the early-20th century, including the brick facade, plain brick parapet, segmentally-arched windows with brick voussoirs and the large picture windows flanking the front commercial entrance.

Preliminary Historical/Associative Value:
The property has direct associations with significant people (Crooker, Langford), events (the Great Fire of 1922), and activities (general store, drug store) in the history of the village. The former Crooker General Store was built on this property circa the 1890s and was operated by Frederick William Crooker for over 20 years. Crooker also served as community Postmaster and was later elected Reeve of Waterdown in 1924, a position he held until his death in 1927. The original Crooker store survived Waterdown’s 1906 fire, but was badly damaged during the subsequent fire in 1915. The Dale family became owners of the property after 1915, living in the house behind the store and operating a general store out of the newly rebuilt two-storey brick building on the corner. The building was completely destroyed by the Great Fire of 1922 and rebuilt by the Dale family. The property was sold shortly afterwards to W.E. Langford who operated Langford’s Pharmacy from this location for over 60 years, finally closing its doors in 1988.

Preliminary Contextual Value:
The property is important in defining the historic character of the area. The property is physically, functionally, visually and historically linked to its surroundings, located on the prominent corner of Dundas and Main Streets.
Preliminary Evaluation:

Classification: Character-Supporting Resource (CSR)

Preliminary Design/Physical Value:
The building was originally constructed circa 1920 as a one-storey brick commercial building laid in common bond. The second storey was added sometime between the late-1930s and the late-1960s.

Preliminary Historical/Associative Value:
The property has direct associations with a significant event (the Great Fire). The existing building was constructed on the site of buildings lost during the Great Fire of 1922. The original 1-storey building housed Barber Billiards in the 1930s.

Preliminary Contextual Value:
The property is important in supporting the character of the area and the historic Dundas streetscape.
<table>
<thead>
<tr>
<th><strong>312 DUNDAS ST E</strong></th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Heritage Status:</strong> Inventarioed</td>
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<tr>
<td><strong>Construction Date:</strong> 2011</td>
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<tr>
<td><strong>Architect / Builder:</strong></td>
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<tr>
<td><strong>Original Owner:</strong></td>
</tr>
<tr>
<td><strong>Architectural Style / Influence:</strong> Vernacular</td>
</tr>
<tr>
<td><strong>Number of Storeys:</strong> 2.5</td>
</tr>
<tr>
<td><strong>Construction Material:</strong></td>
</tr>
</tbody>
</table>

**Preliminary Evaluation:**

**Classification:** Inventory Property (IP)

**Preliminary Design/Physical Value:**
The property is a contemporary infill that is sympathetic to the historic character of Dundas Street.

**Preliminary Historical/Associative Value:**
None identified. The property was previously comprised of the Imperial - ESSO Gas Station.

**Preliminary Contextual Value:**
The property is located on the prominent corner of Dundas and Main Streets.
Preliminary Evaluation:

**Classification:** Character-Supporting Resource (CSR)

**Preliminary Design/Physical Value:**
The building was originally constructed circa 1928 as a two-storey concrete-block building with recessed central entrances and flanking ground-floor display windows. There were two tripartite windows in the second storey comprised of six-over-one hung windows with plain lintels and sills. The front facade was reconfigured sometime in the mid-20th century.

**Preliminary Historical/Associative Value:**
The property has direct associations with a significant event (the Great Fire). The existing building was constructed on the site of buildings lost during the Great Fire of 1922. The building as constructed in 1928 on the site of buildings lost during the 1922 fire. The building housed the A.H. Alton Grocery in the 1930s, Alton Butcher and a drug store in the mid-20th century and Country Cupboard antiques in the 1960s.

**Preliminary Contextual Value:**
The property is important in supporting the character of the area and the historic Dundas streetscape.
Chestnut Grove; Drummond House
315 DUNDAS ST E

Heritage Status: Designated
Construction Date: 1880
Architect / Builder:
Original Owner: Charles Sealey
Architectural Style / Influence: Gothic Revival; Vernacular
Number of Storeys: 1.5
Construction Material: Brick

Preliminary Evaluation:

Classification: Significant Built Resource (SBR)

Preliminary Design/Physical Value:
See Designation By-law Number 87-150-H

Preliminary Historical/Associative Value:
See Designation By-law Number 87-150-H

Preliminary Contextual Value:
See Designation By-law Number 87-150-H
J. Kenneth Harper Building
316 DUNDAS ST E
Heritage Status: Inventoried
Construction Date: 1979
Architect / Builder:
Original Owner:
Architectural Style / Influence: Vernacular
Number of Storeys: 1
Construction Material:

Preliminary Evaluation:

Classification: Inventory Property (IP)

Preliminary Design/Physical Value:
None identified.

Preliminary Historical/Associative Value:
The existing commercial building, named the J. Kenneth Harper Building, was constructed on the site of George Potts former blacksmith shop. In 1913 George Potts moved his blacksmith business from Clappison's Corners to the corner of Franklin and Dundas Streets. For over 50 years he provided his blacksmithing skills, shoeing horses, sharpening saws, repairing farm machinery and iron-work. Following his death on March 9, 1967, his funeral was reported throughout Canada.

Preliminary Contextual Value:
None identified.
Waterdown Memorial Hall
317 DUNDAS ST E

Heritage Status: Designated
Construction Date: 1922
Architect / Builder: Witton & Walsh
Original Owner:
Architectural Style / Influence: Edwardian Classicism
Number of Storeys: 1
Construction Material: Brick

Preliminary Evaluation:

Classification: Significant Built Resource (SBR)

Preliminary Design/Physical Value:
See Designation By-law Number 07-010

Preliminary Historical/Associative Value:
See Designation By-law Number 07-010

Preliminary Contextual Value:
See Designation By-law Number 07-010
321 DUNDAS ST E

Heritage Status: Designated
Construction Date: 1911
Architect / Builder:
Original Owner:
Architectural Style / Influence: Vernacular
Number of Storeys: 2
Construction Material: Concrete

Preliminary Evaluation:

Classification: Character-Supporting Resource (CSR)

Preliminary Design/Physical Value:
It is unclear if the original 1.5 storey wood-frame structure was modified circa 1911, or if it was replaced with a new 1.5 structure with a second-storey parapet. A full second-storey was later added onto this building in the mid-20th century.

Preliminary Historical/Associative Value:
This property was the site of Philip Metzger's Barber Shop in the late-1890s and early 1900s. Metzger's shop also housed the Waterdown library c. 1900-1905.

Preliminary Contextual Value:
This property is important in supporting the historic character of Dundas Street and the Mill Street Heritage Conservation District.
Preliminary Evaluation:

Classification: Character-Defining Resource (CDR)

Preliminary Design/Physical Value:
The stone L-shaped building was designed to house a private residence upstairs and a business at street level - typical of merchant store designs in the 1850s.

Preliminary Historical/Associative Value:
The building housed a series of butchers from the early 1900s into the 1980s, including Thomas Spring’s butcher shop circa 1909, T.E Carey’s butcher shop in the 1930s and the building's namesake, Huxley Brothers Butchers and Grocers, from 1941 to 1980. The building then housed Charleston’s Antiques in the late-20th century.

Preliminary Contextual Value:
This property is important in defining the historic character of Dundas Street and the Mill Street Heritage Conservation District.
American House  

324 DUNDAS ST E  

<table>
<thead>
<tr>
<th>Heritage Status:</th>
<th>Designated</th>
</tr>
</thead>
<tbody>
<tr>
<td>Construction Date:</td>
<td>1835</td>
</tr>
</tbody>
</table>

**Architect / Builder:**  

**Original Owner:**  

**Architectural Style / Influence:** Vernacular; Georgian  

**Number of Storeys:** 2  

**Construction Material:** Stone  

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**Preliminary Evaluation:**

**Classification:** Significant Built Resource (SBR)  

**Preliminary Design/Physical Value:**
The property is a representative example of a vernacular stone building influenced by the Georgian Revival style of architecture. This two storey commercial structure with truncated hipped roof is oriented towards Dundas Street. The five bay main elevation is symmetrically arranged around centre doorways on both levels. The second floor door leads out to a two storey wood verandah with turned posts that extends across the front elevation and wraps around the corner to the west. With the exception of the first floor of the main elevation, the stone building has been covered with stucco. Six-over-six and one-over-one double hung wood sash windows once characterized this building (now replaced). The original second storey wooden verandah was removed in 1959 and the present one is a modern reconstruction. The east elevation facing Mill Street South once had an archway leading onto an inner courtyard behind the building. Two six-over-six window sash survive on this facade.

**Preliminary Historical/Associative Value:**
The American House, referred to in the past as both the North American Hotel and the American Hotel, is believed to have been built circa 1835. It is one of the oldest hotels in Ontario, rising to importance during the period of stage coach travel. The two storey building once boasted a front verandah, an upstairs ballroom, and an archway on the Mill Street entrance which permitted carriages to drive through allowing ladies to go directly inside. The American Hotel contained the last old time stand-up bar in Ontario, and maintained segregated male and female front rooms until 1966. Originally known as the North American Hotel, local historians believe that this building may have been constructed as early as 1824, a year after E.C. Griffin purchased 360 acres in Lots 6 and 7, Concession 3. E.C. Griffin sold 78 perches of land on Lot 1, south side of Dundas Street to Alex Markle, an innkeeper, in 1832. Markle sold to Daniel Campbell a year later and Campbell sold to John Anderson Sr. in 1837. The 1841 assessment rolls note Samuel Anderson as the owner of a frame, brick or stone building of two storeys with two extra fireplaces. The 1861 census records note Samuel Anderson as the owner of a two-and-a-half storey stone building. Interestingly, the 1861 census also notes that the building was constructed in 1857. Samuel Anderson sold the hotel in 1869.

**Preliminary Contextual Value:**
This property is important in defining the historic character of Dundas Street and the Mill Street Heritage Conservation District, and is visually, historically, physically and functionally linked to its surroundings. The property is considered to be a local landmark.
Stock Building

325 DUNDAS ST E

Heritage Status: Designated
Construction Date: 1860
Architect / Builder: 
Original Owner: 
Architectural Style / Influence: Vernacular
Number of Storeys: 2
Construction Material: Stone

Preliminary Evaluation:

Classification: Significant Built Resource (SBR)

Preliminary Design/Physical Value:
At the northwest corner of Mill Street and Dundas Street, a two storey stone commercial block wraps around the corner so that it addresses both streets. The structure appears to have initially been designed for one business and later extended to the north and west to incorporate commercial space that is separated from the central shop by party walls that break through the roof line. The roof is a composite of gable and hip shapes but is a clearly visible element from the street. The central store maintains the corner entrance with wood double doors and large shop windows with stone sills and lintels to either side. A photograph of the front of the store in 1900 shows the shop windows were divided into nine panes of glass and that the upper windows had louvred shutters. The former second floor windows were six-over-six double hung units, except for the two-over-two windows that were over the main entrance. The stone is uncoursed rubble stone with dressed stone blocks laid at the corners. The roofing material on the 1939 Fire Insurance Plan is shown as wood shingles. The shops to the north and west maintain the second floor windows intact but the first floor levels have been modified extensively to incorporate new openings and close others. The stone walls in these sections are covered with stucco.

Preliminary Historical/Associative Value:
One of the original buildings at the intersection of Mill and Dundas Streets, this commercial structure has been cited as having been built as early as 1824. Matthew Burnes purchased the property in 1837 and held it for almost thirty years when he sold it in 1865 to William Davey. The first mention of a building on site is a 1869 mortgage agreement between William Davey and Stephen Casey. James Edwards sold the northwest corner formerly owned by William Davies to William Featherston in 1880. Featherston sold to Thomas and Eliza Garvin in 1882 who in turn sold to Thomas Stock in the same year. Stock's son John Stock ran the store. This commercial block has housed numerous businesses over the years including: Featherston's Bakery, 1880-1882; J. T. Stock's General Store from 1882 to 1898; G. M Reid's Harness Shop from 1900 to 1906; the Trader's Bank, circa 1906-1921 and the Royal Bank, 1921 to 1963. The Mechanics Institute and Library may also have been located in this building in the 1840s and 1850s. Waterdown's first telephone was installed in J.T. Stock's store in 1882 or 1883.

Preliminary Contextual Value:
This property is important in defining the historic character of Dundas Street and the Mill Street Heritage Conservation District, and is visually, historically, functionally and physically linked to its surroundings. The property is considered to be a local landmark.
Reid's Harness Shop
327 DUNDAS ST E

Heritage Status: Designated
Construction Date: 1900
Architect / Builder:
Original Owner: (Reid)
Architectural Style / Influence: Vernacular
Number of Storeys: 2
Construction Material: Brick

Preliminary Evaluation:

Classification: Character-Supporting Resource (CSR)

Preliminary Design/Physical Value:
This commercial block is a two storey brick structure at the northeast corner of Mill Street and Dundas Street. The corner of the building has been truncated to incorporate the entrance to the store and a window above; however the corner of the truncated hip roof extends out over the entrance. Large shop windows characterize the first floor while vertical windows with segmental arches mark the second floor. Stone is used in the block for window sills and the foundation. Two, two storey additions with flat roofs which have been added since the 1939 Fire Insurance Plan of Waterdown on the south elevation and the west elevation have extended the original circa 1890s or early 1900s commercial building and significantly changed its original character. The original rear extension may have been a residence while the front section on the corner was a commercial enterprise. A circa 1914 photograph shows that the original first floor windows were segmental with decorative brick voussoirs like the second floor windows. The grade around the store was significantly lower in 1914 and the main entrance door was recessed in a vestibule which had an exterior transom. the building also had wood roof shingles at one time.

Preliminary Historical/Associative Value:
Believed to have been built in the 1890s or early 1900s on Lot 4, Dundas Street East, this building was used as a harness shop by G.M. Reid circa 1909-1912. This store is shown on the 1939 Fire Insurance Plan as G.S. Reid's store. The roof covering in 1939 was wooden shingles.

Preliminary Contextual Value:
This property is important in supporing the historic character of Dundas Street and the Mill Street Heritage Conservation District.
331 DUNDAS ST E

Heritage Status: Inventoried
Construction Date: 1986
Architect / Builder:
Original Owner:
Architectural Style / Influence: Vernacular
Number of Storeys: 2
Construction Material:

Preliminary Evaluation:

Classification: Inventory Property (IP)

Preliminary Design/Physical Value:
None identified.

Preliminary Historical/Associative Value:
None identified. The property was comprised of the Mitchell-Peer House and Raphael's Cottage until the 1980s when it burned down. The existing commercial structure was built shortly afterwards in 1986.

Preliminary Contextual Value:
None identified.
### Waterdown Manor; The Pioneer

**335 DUNDAS ST E**

<table>
<thead>
<tr>
<th>Heritage Status:</th>
<th>Inventoryed</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Construction Date:</strong></td>
<td>1966</td>
</tr>
<tr>
<td><strong>Architect / Builder:</strong></td>
<td>William Andkilde, Developer</td>
</tr>
<tr>
<td><strong>Architectural Style / Influence:</strong></td>
<td>Vernacular</td>
</tr>
<tr>
<td><strong>Number of Storeys:</strong></td>
<td>4</td>
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<tr>
<td><strong>Construction Material:</strong></td>
<td></td>
</tr>
</tbody>
</table>

#### Preliminary Evaluation:

**Classification:** Inventory Property (IP)

**Preliminary Design/Physical Value:**
The property's style and type may be early and representative. The 1966 building is identified as Waterdown's "first modern apartment structure" in a September 7, 1968 Hamilton Spectator article.

**Preliminary Historical/Associative Value:**
The property is associated with a potentially significant theme - modern development in the historic village of Waterdown. The property yields, or has the potential to yield, information that contributes to an understanding of a community or culture.

**Preliminary Contextual Value:**
The property is physically, visually and functionally linked to its surroundings. The property is situated beside the Grindstone Creek and is built into the naturally sloping topography towards the Creek. The top of the four-storey building pokes slightly above the vegetation that surrounds it.
Eager House
340 Dundas St E

Heritage Status: Registered Non-Designated
Construction Date: 1871
Architect / Builder: William Leith (architect); John Reid (builder, porch)
Original Owner: Eager Family
Architectural Style / Influence: Gothic Revival
Number of Storeys: 2
Construction Material: Stone

Preliminary Evaluation:

Classification: Significant Built Resource (SBR)

Preliminary Design/Physical Value:
The property comprises a two-storey parged stone architect-designed dwelling influenced by the Gothic Revival architectural style. It was constructed as a residence between 1871, when the Eager family purchased the property, and 1880 when the tax assessment records indicate the existence of a significant structure through its $1,600 evaluation. The design value of the building lies in its architectural features typical of, and influenced by, the Gothic Revival architectural style, including the: high pitched gables with decorative bargeboard; parged stone facades; central entrance with transom and sidelights; gable-roofed front porch with decorative sun and ray motif wooden detailing; flat-headed one-over-one windows with four-pane wooden storms and plain stone lug sills on the ground floor; and, semi-circular windows with wooden storms and plain stone lug sills in the second storey below the gables. The physical value of the property also lies in its high degree of craftsmanship and artistic merit demonstrated by the decorative bargeboard and wood detailing on the front porch, including the sun and ray motif.

Preliminary Historical/Associative Value:
The historical value of the property lies in its direct association with the Eager family, an early local merchant family that operated a well-known general store in the village. Joseph Culloden Eager (1809-1893) and his son James E. Eager (1842-1921) purchased the property in 1871 to build their family home and, in 1880, purchased Griffin's General Merchant Store to the west on the southeast corner of Dundas and Mill Streets and renamed it the Eager General Store. When Joseph Culloden died in 1893 his son James took over the family home and continued operation of the family business. The general store remained in the family for three generations before being sold to and continued by the Weeks family in 1924. The house remained in the family until the death of Helen Eager (born in 1904) in 1989 when the property was sold ending the more than a century long legacy of the Eager family in Waterdown. The house demonstrates the work of architect William Leith of Hamilton and builder John Reid of Waterdown. The house is believed to have been designed by prominent Hamilton architect William Leith (1835-1880). He designed ecclesiastical, institutional, commercial, industrial and residential buildings throughout Hamilton including its historic surrounding areas including Dundas and Flamborough. The sun motif
Eager House – 340 Dundas Street East (continued)

The portico was a later addition designed and constructed by well-known Waterdown builder John Reid (1854-1912). He was the son of a weaver, William, who arrived in Canada in 1830. John established himself as a contractor and built himself a sawmill on the east side of Grindstone Creek, which he operated until 1912 when the railroad was constructed. John is responsible for other notable Waterdown buildings including the Reid House (8 Margaret Street) and The McGregor House (49 Main Street North).

Preliminary Contextual Value:
The late-nineteenth century single-detached building defines the historic character of Dundas Street, as well as the area known as Vinegar Hill, and is visually and historically linked to its surroundings. The streetscape consists of buildings constructed both with traditional building materials (e.g. brick, wood and stucco) and modern building materials (e.g. vinyl siding) with heights ranging from one to two-and-a-half storeys and displaying an eclectic mix of architectural styles that demonstrate the development of the Village of Waterdown throughout its history. The character of Vinegar Hill and the size of the front lawns of the properties fronting onto Dundas Street have been altered due to the widening of the street resulting in smaller front yards and removal of the decorative fencing. It is believed that the planting of the coniferous trees in the front yard in the mid-twentieth century was the Eager family’s response to the increased traffic from Dundas Street.

The property’s location on the bank of the Grindstone Creek, a prime location particularly during the boom of the milling industry, and its close proximity to the extant Eager Store (now the Waterdown Village Business Improvement Area office), a few minutes walk from the house just over the bridge on Mill Street, are also significant to the contextual value of the Eager House. In addition, the shape of the property also reflects the angled northwest corner of the property that led to the historic Spring Street in the nineteenth century, which travelled south parallel to Reynolds Street towards the historic Water Street (non-extant).
343 DUNDAS ST E

Heritage Status: Inventoried
Construction Date: 2003
Architect / Builder:
Original Owner:
Architectural Style / Influence: Vernacular
Number of Storeys: 2
Construction Material:

Preliminary Evaluation:

Classification: Inventory Property (IP)

Preliminary Design/Physical Value:
None identified.

Preliminary Historical/Associative Value:
None identified.

Preliminary Contextual Value:
The 2003 contemporary dwelling does not support the historic character of the area known as Vinegar Hill, consisting of late-18th and early-19th century dwellings.
344 DUNDAS ST E

*Heritage Status:* Inventoried
*Construction Date:* 1900
*Architect / Builder:* 
*Original Owner:* 
*Architectural Style / Influence:* Vernacular; Ontario Farm House
*Number of Storeys:* 2
*Construction Material:* Wood-frame

### Preliminary Evaluation:

**Classification:** Character-Defining Resource (CDR)

**Preliminary Design/Physical Value:**
The property is representative of a vernacular farm house, including the gable roof with projecting front and rear gabled-bays, the brick cladding over the wood-frame construction and the covered front porch.

**Preliminary Historical/Associative Value:**
The property yields, or has the potential to yield, information that contributes to an understanding of a community or culture.

**Preliminary Contextual Value:**
The property is important in defining the character of the area. The late-19th century dwelling defines the historic character of the area known as Vinegar Hill, consisting of late-19th and early-20th century dwellings. The property is visually and historically linked to its surroundings. Located at the south-east corner of Dundas and Reynolds Streets, house helps define the edge of Vinegar Hill as you begin exiting the historic core of Waterdown to the east.
McMonies-Vance House; Raycroft Cottage

348 DUNDAS ST E

Heritage Status: Inventoried

Construction Date: 1860

Architect / Builder:

Original Owner: Peter Fraser

Architectural Style / Influence: Vernacular; Ontario Cottage

Number of Storeys: 1

Construction Material: Wood-frame

Preliminary Evaluation:

Classification: Character-Defining Resource (CDR)

Preliminary Design/Physical Value:
The property is representative of the vernacular Ontario Cottage architectural style including the low hip roof and three-bay symmetrical front facade with a central entrance and flanking windows. The property is also one of the earliest remaining homes in the Vinegar Hill area, believed to date to 1860.

Preliminary Historical/Associative Value:
The property may have direct associations with potentially significant people. The property is believed to have been built by Peter Fraser and was later occupied by Reverend George Richardson, a Methodist minister serving Waterdown and the surrounding area. Several other well known Waterdown names appear in the Registry Book as owners of the property; Featherston (1880-1920), Harold M. Vance (1930s), Shutt (1940s) and Hamilton (1950s).

Preliminary Contextual Value:
The property is important in defining the character of the area. The late-19th century dwelling defines the historic character of the area known as Vinegar Hill, consisting of late-19th and early-20th century dwellings. The property is visually and historically linked to its surroundings, located at the south side of Dundas Street, the house helps support the historic character of the street as you travel through Vinegar Hill and out of the historic village of Waterdown to the east. There is also a vista of the home looking south from Union Cemetery to Dundas Street that is framed by the homes on William Street and the mature trees in the cemetery.
**352 DUNDAS ST E**

*Heritage Status: Inventoried*
*Construction Date: 1925*
*Architect / Builder:*
*Original Owner:*
*Architectural Style / Influence: Vernacular; Bungalow*
*Number of Storeys: 1.5*
*Construction Material: Brick*

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**Preliminary Evaluation:**

**Classification:** Character-Supporting Resource (CSR)

**Preliminary Design/Physical Value:**
The property is representative of an early-20th century brick bungalow including the side gable roof projecting over the covered front porch and front dormer. The turned wood columns and wooden stairs with swooping side columns, decorative bargeboard and brackets and wooden stairs with swooping side walls may be original or early additions displaying a high degree of craftsmanship.

**Preliminary Historical/Associative Value:**
None identified.

**Preliminary Contextual Value:**
The property is important in supporting the character of the area. The early-20th century dwelling support the historic character of the area known as Vinegar Hill, consisting of late-19th and early-20th century dwellings. The property is visually and historically linked to its surroundings, located at the south side of Dundas Street, the house helps support the historic character of the street as you travel through Vinegar Hill and out of the historic village of Waterdown to the east.
Pille House

353 DUNDAS ST E

Heritage Status: Inventoried
Construction Date: 1879
Architect / Builder:
Original Owner:
Architectural Style / Influence: Vernacular; Ontario Cottage
Number of Storeys: 1
Construction Material: Wood-frame

Preliminary Evaluation:

Classification: Character-Supporting Resource (CSR)

Preliminary Design/Physical Value:
The property is representative of the vernacular Ontario Cottage architectural style including the low hip roof and three-bay symmetrical front facade with a central entrance and flanking windows. The property is also one of the earliest remaining homes in the Vinegar Hill area, believed to date to 1879.

Preliminary Historical/Associative Value:
The property has direct associations with a potentially significant person, Mr. "Mickey" Rocket, former occupant. The property yields, or has the potential to yield, information that contributes to an understanding of a community or culture.

Preliminary Contextual Value:
The property is important in supporting the character of the area. The late-19th century dwelling supports the historic character of the area known as Vinegar Hill, consisting of late-19th and early-20th century dwellings. The property is visually and historically linked to its surroundings, located on the north side of Dundas Street, the house helps support the historic character of the street as you travel through Vinegar Hill and out of the historic village of Waterdown to the east. The dwelling is also built into the topography of the property, which is higher at Dundas Street and lowers towards William Street.
Premlinary Evaluation:

Classification: Character-Supporting Resource (CSR)

Preliminary Design/Physical Value:
The property is representative of the vernacular Ontario Cottage architectural style including the low hip roof and three-bay symmetrical front facade with a central entrance and flanking windows. The date of construction is estimated at 1900, however the design of the building would suggest a mid-to-late-19th century construction.

Preliminary Historical/Associative Value:
The property yields, or has the potential to yield, information that contributes to an understanding of a community or culture.

Preliminary Contextual Value:
The property is important in supporting the character of the area. The late-19th century dwelling supports the historic character of the area known as Vinegar Hill, consisting of late-19th and early-20th century dwellings. The property is visually and historically linked to its surroundings, located on the south side of Dundas Street, the house helps support the historic character of the street as you travel through Vinegar Hill and out of the historic village of Waterdown to the east.
**355 DUNDAS ST E**

*Heritage Status: Inventoried*

*Construction Date: 1991*

*Architect / Builder:*

*Original Owner:*

*Architectural Style / Influence: Vernacular*

*Number of Storeys: 1*

*Construction Material:*

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**Preliminary Evaluation:**

**Classification:** Inventory Property (IP)

**Preliminary Design/Physical Value:**

None identified.

**Preliminary Historical/Associative Value:**

None identified.

**Preliminary Contextual Value:**

The 1991 contemporary dwelling and paved front yard does not support the historic character of the area known as Vinegar Hill, consisting of late-19th and early-20th century dwellings.
William Reid House; Bramwell

356 - 358 DUNDAS ST E

Heritage Status: Inventoried
Construction Date: 1876
Architect / Builder:
Original Owner:
Architectural Style / Influence: Vernacular
Number of Storeys: 2
Construction Material: Wood-frame

Preliminary Evaluation:

Classification: Character-Supporting Resource (CSR)

Preliminary Design/Physical Value:
The property may be an early example of a semi-detached dwelling in Waterdown, dating back to the early 20th century, as shown in the 1937 Fire Insurance Plan. It should be confirmed if the dwelling was originally constructed as two separate units circa 1876.

Preliminary Historical/Associative Value:
The property has direct associations with a potentially significant person (William Reid, weaver and father of builder John Reid). The property yields, or has the potential to yield, information that contributes to an understanding of a community or culture.

Preliminary Contextual Value:
The property is important in supporting the character of the area. The late-19th century dwelling defines the historic character of the area known as Vinegar Hill, consisting of late-19th and early-20th century dwellings. The property is visually and historically linked to its surroundings, located on the south side of Dundas Street, the house helps support the historic character of the street as you travel through Vinegar Hill and out of the historic village of Waterdown to the east.
357 DUNDAS ST E

*Heritage Status*: Inventoried

*Construction Date*: 1917

*Architect / Builder*: (Copp and Rockett)

*Original Owner*: (John W. Akam)

*Architectural Style / Influence*: Vernacular; Cottage Bungalow

*Number of Storeys*: 1.5

*Construction Material*: Brick

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**Preliminary Evaluation:**

**Classification**: Character-Supporting Resource (CSR)

**Preliminary Design/Physical Value:**
The property is representative of a vernacular cottage bungalow from the early-20th century, including the one-and-one-half storey massing, front gable roof with paired window below, tall brick side chimney, hip roof covering the front porch and brick facade with segmentally-arched window and door openings, alternating brick voussoirs and (stone) lug sills. The building was under renovation in 2018 and recent modifications include contemporary windows, a reconstructed front porch, a rear addition with attached garage fronting onto Margaret Street, a parged foundation and metal shingle cladding of the roof.

**Preliminary Historical/Associative Value:**
The property is comprised of part of Lot 5 of Block 14 as described in Plan 355, which is part of Griffin's early survey of village lots first drawn by surveyor Henry Winter in 1854. The property is residential infill constructed in 1917 during World War I. The property may be associated with significant people in the history of the village (John Akam, Copp & Rockett). The dwelling is believed to have been owned by John W. Akam (1901-1972), who was the plant superintendent and later Vice President of Natco Clay Products in Aldershot. The property is believed to have been constructed by local builders George Copp and Mickey Rockett. Further research on this property has the potential to yield information that contributes to an understanding of the Village’s history.

**Preliminary Contextual Value:**
The property is important in supporting the character of the area. The early-20th century dwelling helps support the historic character of the area known as Vinegar Hill, consisting of late-19th and early-20th century dwellings. The property is visually and historically linked to its surroundings, located on the north side of Dundas Street at the corner of Margaret Street, the house and mature tree in the front yard help support the historic character of the street as you travel through Vinegar Hill and out of the historic Village of Waterdown to the east.
359 DUNDAS ST E

Heritage Status: Inventoried
Construction Date: 1910
Architect / Builder: (George Copp and Mickey Rockett (builders))
Original Owner:
Architectural Style / Influence: Vernacular; Edwardian Classicism
Number of Storeys: 2.5
Construction Material: Brick

Preliminary Evaluation:

Classification: Character-Defining Resource (CDR)

Preliminary Design/Physical Value:
The property is representative of a vernacular residence influenced by the Edwardian Classicism architectural style and displays a high degree of integrity. Characteristic of the Edwardian Classicism style are the two-and-one-half storey massing, red brick construction, hip roof with projecting eaves, central hip-roof dormer and tall side chimney, covered front porch supported by brick columns, decorative wooden porch railings, segmentally-arched window openings with alternating brick voussoirs and concrete lug sills, four-pane wooden storm windows and concrete-block foundation. The original 1910 rear detached gable-roofed garage also remains.

Preliminary Historical/Associative Value:
The property is comprised of part of Lot 6 of Block 14 as described in Plan 355, which is part of Griffin's early survey of village lots first drawn by surveyor Henry Winter in 1854. The property is early residential infill constructed in 1910. The property may be associated with significant people in the history of the village (Copp & Rockett). The dwelling is believed to have been constructed by local builders George Copp and Mickey Rockett. Wallace "Mickey" Rockett was born in Somerset England in 1888 and is regarded as Waterdown's principal stone mason and bricklayer, responsible for the houses at 360 and 357 Dundas Street East, as well as the original section of Mary Hopkins Public School, St. Thomas Roman Catholic Church on Barton Street and the Waterdown Memorial Hall. Copp and Rockett are regarded as the major builders in Waterdown during the first half of the 20th century. Further research on this property has the potential to yield information that contributes to an understanding of the Village's history.

Preliminary Contextual Value:
The property is important in defining the character of the area. The early-20th century dwelling helps define the historic character of the area known as Vinegar Hill, consisting of late-19th and early-20th century dwellings. The property is visually and historically linked to its surroundings, located on the north side of Dundas Street at the corner of Margaret Street, the two-and-one-half-storey house and mature trees help define the historic character of the street as you travel east through Vinegar Hill and out of the historic core of Waterdown.
360 DUNDAS ST E

Heritage Status: Inventoried
Construction Date: 1924
Architect / Builder:
Original Owner:
Architectural Style / Influence: Vernacular; Cottage
Number of Storeys: 1.5
Construction Material: Brick

Preliminary Evaluation:

Classification: Character-Supporting Resource (CSR)

Preliminary Design/Physical Value:
The property is representative of a vernacular post-war cottage, including the one-and-one-half storey massing, front gable roof with window below, tall brick side chimney, brick facade with segmentally-arched window and door openings, brick voussoirs and concrete lug sills, and concrete-block foundation.

Preliminary Historical/Associative Value:
The property is comprised of part of Lot 7 of Block 21 as described in Plan 355, which is part of Griffin's early survey of village lots first drawn by surveyor Henry Winter in 1854. The property is early residential infill constructed in 1924. Further research on this property has the potential to yield information that contributes to an understanding of the Village's history.

Preliminary Contextual Value:
The property is important in supporting the character of the area. The early-20th century dwelling helps support the historic character of the area known as Vinegar Hill, consisting of late-19th and early-20th century dwellings. The property is visually and historically linked to its surroundings, located on the south side of Dundas Street the property helps support the historic character of the street as you travel through Vinegar Hill and out of the historic Village of Waterdown to the east.
361 DUNDAS ST E

Heritage Status: Inventoried
Construction Date: 1900
Architect / Builder:
Original Owner:
Architectural Style / Influence: Vernacular
Number of Storeys: 2
Construction Material: (Wood-frame)

Preliminary Evaluation:

Classification: Character-Supporting Resource (CSR)

Preliminary Design/Physical Value:
The property is an unique example of a vernacular dwelling believed to have been constructed in the mid-to-late-19th century, including the two-storey massing, saltbox roof with windows below the side gables, central front entrance with flanking window bays on either side, and flat-headed window openings. The depth of the window openings would suggest that a masonry construction is underneath the contemporary horizontal siding, or that it is a wood-frame dwelling with multiple layers of cladding added to it over time creating the depth.

Preliminary Historical/Associative Value:
The property is comprised of part of Lot 6 of Block 14 as described in Plan 355, which is part of Griffin's early survey of village lots first drawn by surveyor Henry Winter in 1854. The property is believed to have been constructed in the late-19th century, making it one of the earliest homes constructed on the eastern end of Dundas Street in the village in the area known as Vinegar Hill. Further research on this property has the potential to yield information that contributes to an understanding of the Village's history.

Preliminary Contextual Value:
The property is important in supporting the character of the area. The mid-to-late-19th century dwelling helps support the historic character of the area known as Vinegar Hill, consisting of late-19th and early-20th century dwellings. The property, although modified, is visually and historically linked to its surroundings, located on the north side of Dundas Street the property helps support the historic character of the street as you travel through Vinegar Hill and out of the historic Village of Waterdown to the east.
**Preliminary Evaluation:**

**Classification:** Character-Supporting Resource (CSR)

**Preliminary Design/Physical Value:**
The property is reflective of a vernacular bungalow from the early-20th century, including the one-and-one-half storey massing, side gable roof with window below, long front shed-roofed dormer and covered front porch. The dwelling is believed to have been constructed in 1890 and the layout of the first floor may reflect an early Regency Cottage design, including the central entrance with sidelights and flanking six-over-six windows with sidelights. Further research is required to substantiate when the home was built and how its design has changed over time.

**Preliminary Historical/Associative Value:**
The property is comprised of part of Lot 8 of Block 21 as described in Plan 355, which is part of Griffin’s early survey of village lots first drawn by surveyor Henry Winter in 1854. The property is believed to have been constructed in 1890. The property may be associated with a potentially significant family and organization in the history of the village (George Copp, George Copp & Sons). According to the local business directory the building houses the George Copp & Sons Backhow Service Limited. George Copp (1870-1955) and Wallace “Mickey” Rockett are regarded as the major builders in Waterdown during the first half of the 20th century and are believed to have constructed a number of homes in Vinegar Hill, including 357, 359 and 360 Dundas Street East. Further research on this property has the potential to yield information that contributes to an understanding of the Village’s history.

**Preliminary Contextual Value:**
The property is important in supporting the character of the area. The circa 1890 dwelling helps support the historic character of the area known as Vinegar Hill, consisting of late-19th and early-20th century dwellings. The property, although modified, is visually and historically linked to its surroundings, located on the south side of Dundas Street the property helps support the historic character of the street as you travel through Vinegar Hill and out of the historic Village of Waterdown to the east. The property is comprised of part of the closed road allowance known as James Street that was intended to connect Dundas Street to George Street (formerly Back Street).
363 DUNDAS ST E

Heritage Status: Inventoried
Construction Date: 1983
Architect / Builder:
Original Owner:
Architectural Style / Influence: Vernacular; Suburban Split-level
Number of Storeys: 1
Construction Material:

Preliminary Evaluation:

Classification: Inventory Property (IP)

Preliminary Design/Physical Value:
The property is reflective of the Suburban Split-level style.

Preliminary Historical/Associative Value:
The property is residential infill from 1983.

Preliminary Contextual Value:
The 1983 Suburban Split-level dwelling with attached front garage and paved surface parking does not support the historic character of the area known as Vinegar Hill, which primarily consists of late-19th and early-20th century dwellings.
### Preliminary Evaluation:

**Classification:** Inventory Property (IP)

**Preliminary Design/Physical Value:**
The property is reflective of contemporary suburban infill.

**Preliminary Historical/Associative Value:**
None identified.

**Preliminary Contextual Value:**
The 1984 Suburban-style dwelling with attached front garage does not support the historic character of the area known as Vinegar Hill, which primarily consists of late-19th and early-20th century dwellings. The property is comprised of part of the closed road allowance known as James Street that was intended to connect Dundas Street to George Street (formerly Back Street).
Kirby House
365 DUNDAS ST E

*Heritage Status:* Inventoried
*Construction Date:* 1870

*Architect / Builder:*
*Original Owner:*
*Architectural Style / Influence:* Vernacular; Ontario Cottage; Gothic Revival
*Number of Storeys:* 1.5
*Construction Material:* Wood-frame; Stone

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**Preliminary Evaluation:**

**Classification:** Character-Defining Resource (CDR)

**Preliminary Design/Physical Value:**
The property is unique example of the vernacular Ontario Cottage architectural style. Typical of the Ontario Cottage style are the one-and-one-half-storey massing, side gable roof with windows below the gables, projecting front centre gable and round-headed window and bargeboard below the gable. Unique features include the asymmetrical front facade and the one-storey rubble-stone portion of the building that is believed to have been constructed in the mid-19th century circa 1840. The rear stone shed is also believed to date back to the 19th century.

**Preliminary Historical/Associative Value:**
The property is comprised of part of Lot 7 of Block 14 as described in Plan 355, which is part of Griffin's early survey of village lots first drawn by surveyor Henry Winter in 1854. The property may be associated with potentially significant people in the history of the village (Balfour, Lees, Will). The rear stone portion of the dwelling is believed to have been constructed in the mid-19th century, making it one of the earliest buildings constructed in the Village and on the eastern end of Dundas Street known as Vinegar Hill. The early-19th century ownership of the property has not been confirmed, but research suggests that George Will and his wife Hannah, a member of the Horning family, were owners from 1855 to 1863. The one-and-one-half-storey wood-frame cottage fronting onto Dundas Street was constructed circa 1870. The property is comprised of part of the closed road allowance known as James Street that appears to have originally connected a farming and/or gardening area to the north (formerly Lot 12 of Block 14 and Block 11 as described in Plan 355, now the Waterdown Gardens and Margaret Gardens Subdivisions) to Dundas Street. These lands were owned by William Lees in the late-19th century and are believed to have been comprised of James H. Balfour's market garden in the early-20th century. This may be where the Waterdown Gardens Subdivision (1954) and Margaret Gardens Subdivision (1958) got their names. Further research on this property has the potential to yield information that contributes to an understanding of the village's history.

**Preliminary Contextual Value:**
The property is important in defining the character of the area. The 19th-century dwelling helps define the historic character of the area known as Vinegar Hill, consisting of late-19th and early-20th century dwellings. The property is visually and historically linked to its surroundings, located on the north side of Dundas Street, the property helps define the historic character of the street as you travel east through Vinegar Hill and out of the historic core of Waterdown.
Preliminary Evaluation:

Classification: Character-Supporting Resource (CSR)

Preliminary Design/Physical Value:
The property is comprised of a vernacular dwelling believed to have been constructed in 1855. The building appears to have been modified including the reorientation of the door from the front to the side and the introduction of a rear addition including an attached rear garage. Although modified, the mid-19th century building is one of the earliest in the village. Further research is required to substantiate when the home was built and how its design has changed over time.

Preliminary Historical/Associative Value:
The property is comprised of part of Lot 9 of Block 21 as described in Plan 355, which is part of Griffin's early survey of village lots first drawn by surveyor Henry Winter in 1854. The property is believed to have been constructed in 1855. Further research on this property has the potential to yield information that contributes to an understanding of the village's history.

Preliminary Contextual Value:
The property is important in maintaining the character of the area. The circa 1855 dwelling helps maintain the historic character of the area known as Vinegar Hill, consisting of late-19th and early-20th century dwellings. The property, although modified, is visually and historically linked to its surroundings, located on the south side of Dundas Street the property helps maintain the historic character of the street as you travel through Vinegar Hill and out of the historic Village of Waterdown to the east.
### Preliminary Evaluation:

**Classification:** RFI

**Preliminary Design/Physical Value:**
None identified. The 1-storey dwelling is slated for demolition and redevelopment.

**Preliminary Historical/Associative Value:**
None identified.

**Preliminary Contextual Value:**
None identified.
368 DUNDAS ST E

Heritage Status: Inventoried
Construction Date: 1950
Architect / Builder:
Original Owner:
Architectural Style / Influence: Vernacular; Ranch
Number of Storeys: 1
Construction Material:

Preliminary Evaluation:

Classification: Inventory Property (IP)

Preliminary Design/Physical Value:
The property is representative of vernacular Ranch style architecture from the 1950s, including the one-storey massing, low profile, low side gable roof with projecting eaves and flat-headed windows below.

Preliminary Historical/Associative Value:
The property is comprised of part of Lot 9 of Block 21 as described in Plan 355, which is part of Griffin's early survey of village lots first drawn by surveyor Henry Winter in 1854. The property is residential infill from 1950.

Preliminary Contextual Value:
The 1950 Ranch-style dwelling neither supports nor detracts from the historic character of the area, which consists of late-19th and early-20th century dwellings.
<table>
<thead>
<tr>
<th>Parking Lot (Behind Memorial Hall)</th>
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<tbody>
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<td><strong>DUNDAS ST E</strong></td>
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<td><em>Number of Storeys:</em></td>
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<td><em>Construction Material:</em></td>
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### Preliminary Evaluation:

*Classification:* Inventory Property (IP)

*Preliminary Design/Physical Value:* None identified.

*Preliminary Historical/Associative Value:* None identified.

*Preliminary Contextual Value:* None identified.