

# Item 5.3- Eligibility of 488 Locust Street for heritage designation (PL-23-23)

Community Planning Regulation & Mobility  
Committee Meeting  
February 28, 2023

# 488 LOCUST STREET- Eligibility for Heritage Designation

**Council Motion, December 13, 2023**

Direct staff to conduct an assessment of the heritage value of 488 Locust Street and report back to CPRM in February. (SD-28-22)



# 488 LOCUST STREET- Eligibility for Heritage Designation

## Architecture and Design

- The Gothic Revival cottage was prolific in the Canadian landscape, particularly in the middle of the 19th century
- Attainable middle class home that could be adapted in a L or T-shaped plan as well
- Could be built with any manner of material: stone, brick, frame
- Large front gables and central gable peak, various window shapes and sizes, 3 or 5 bay
- Flexible plan allowed for individual stylistic elements to be added (i.e., verandahs, cornices, decorative wood trim etc.) (Brown 1865)

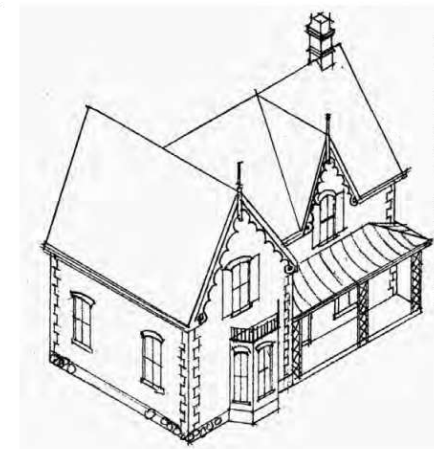


VICTORIAN VERNACULAR  
1850-1880

Asymmetrical façade; main projecting gable often has a bay window.

Polychrome brick construction most common. Sometimes board and batten wood siding (carpenter gothic)

Fieldstone foundations.



Brick chimney, corbelled polychrome.

Steep roof with "gingerbread" trim at gables, often with a decorative finial at the peak.

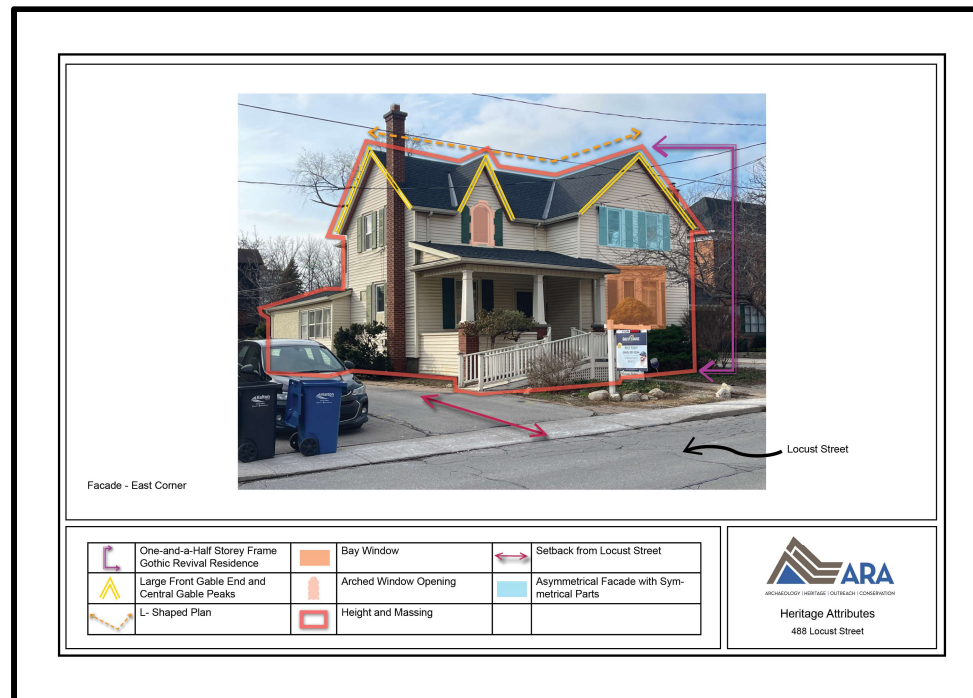
Segmental arch windows, 2 over 2; optional shutters.

Verandah with turned wood posts and decorative brackets, or trellage.

# 488 LOCUST STREET- Eligibility for Heritage Designation

## Architecture and Design

- Observed Alterations include: siding, replacement windows, rear wing second storey
- When examined against the typical characteristics of the Gothic Revival style 488 Locust Street meets more than half of the characteristics of the style and therefore can be considered representative of the Gothic Revival style





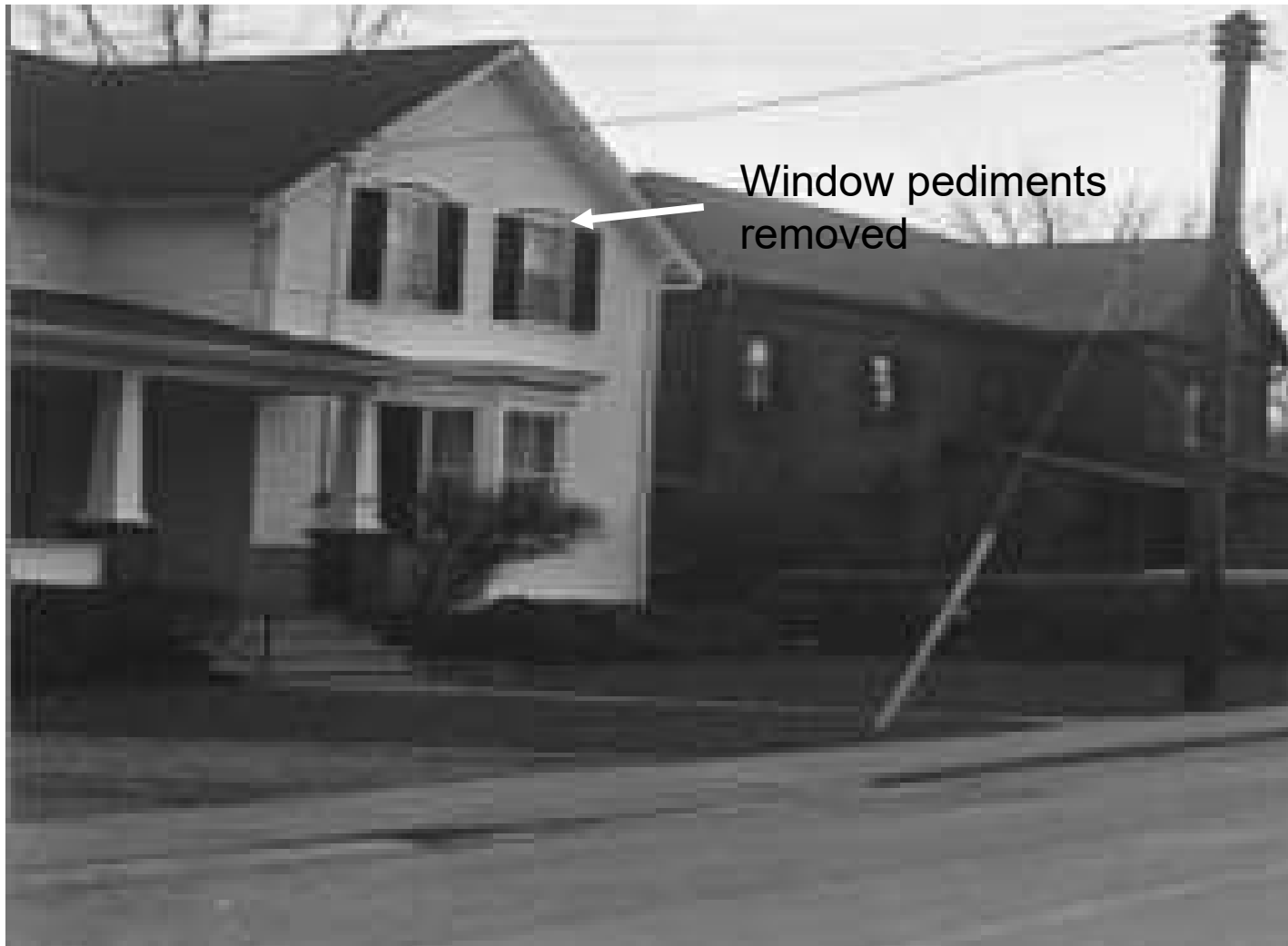
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- All windows replaced



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## Historical/Associative Values

- No significant historical/associative value
- Built by Samuel Thomas in 1885 (BHS 2004). There is no corroboration regarding who built the house or when it was built in the Deed Abstracts (LRO 20)
- The 1891 Canada Census listed Samuel Thomas, age 45, as living in a 1 ½ storey, 8 room house with his wife Annie, age 44), and their children George (21), Samuel (18), Clarence (16), John (11), Ida (10), Elijah (8), and Leslie (3). Samuel and his oldest son George are both listed as house carpenters (LAC 1891).
- No strong connection between Samuel Thomas and the larger community

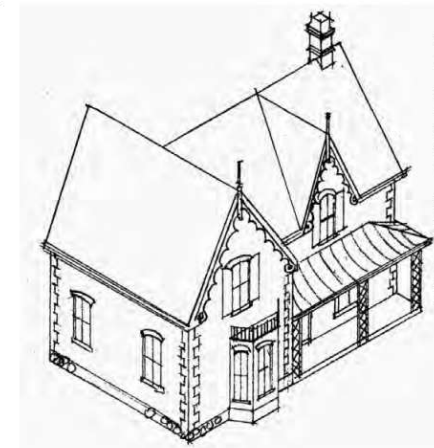


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## Contextual Values

- Locust Street was flagged as a potential Cultural Heritage Landscape (CHL).
- The potential CHL is described as a “Late 19th-early 20th century residential streetscape with one- to two-and-a-half storey residential buildings of primarily brick construction and with modest setbacks along the street. Mature trees are located throughout, primarily at the rear lot lines, while younger trees are located along the right-of-way. Light standards extend along the roadway between Ontario Street and Elgin Street.”
- 488 Locust Street supports the character of the potential CHL

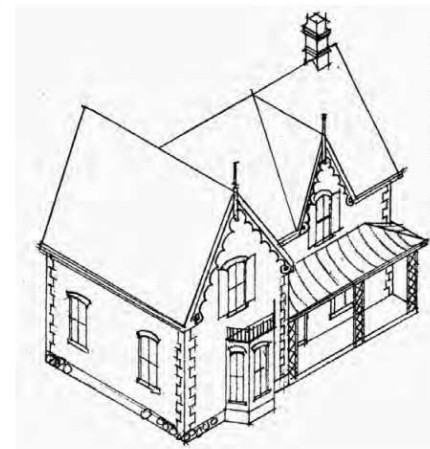


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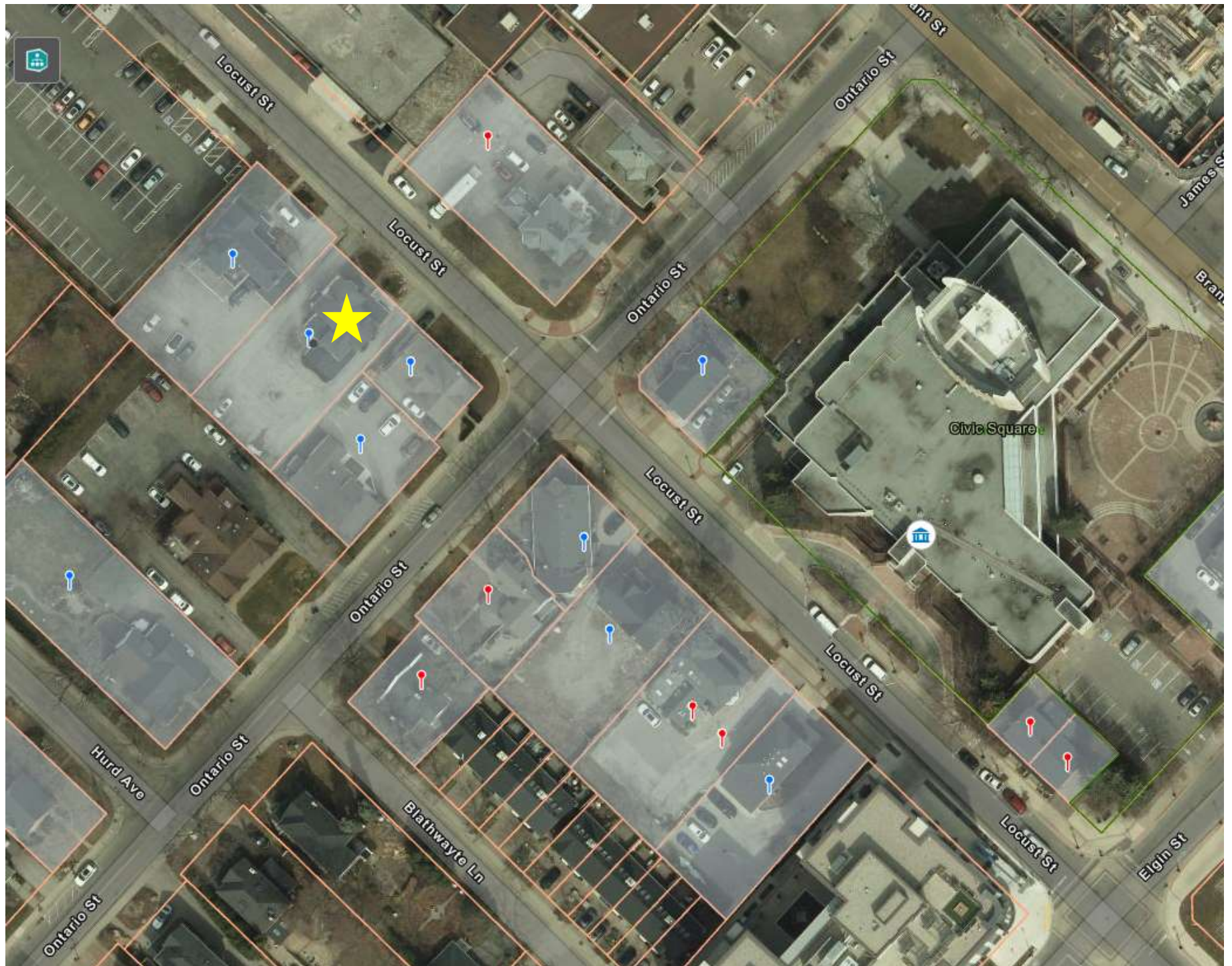
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492 Locust Street

468 Locust Street





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## Other Gothic Revival Homes on the Heritage Register



6409 Appleby Ln. (1860s)



5506 Blind Ln. (1864)



3175 No. 1 Side Rd. (1853)



403 Smith Ave. (1890)



367 Smith Ave. (1890)



4459 No. 2 Side Rd. (1840, ad. 1887)



460 Burlington Ave. (1885)



5534 Guelph Ln. (1880)



451 Nelson Ave. (1880)



349 Smith Ave. (1890)

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## Options:

### Approve...

State an intention to designate the property at 488 Locust Street under Part IV, Section 29 of the Ontario Heritage Act in accordance with the Heritage Evaluation of 488 Locust Street prepared by ARA Associates Inc., dated February 6, 2023; and...

### Decline

Whereas 488 Locust Street does not meet the criteria for determining cultural heritage value or interest under Ontario Regulation 9/06, City Council directs the Director of Community Planning to remove 488 Locust Street from the City of Burlington Municipal Register of Cultural Heritage Resources.