

THE CORPORATION OF THE TOWN OF GRIMSBY

BY-LAW NO. 26-47

A BY-LAW TO DESIGNATE THE PROPERTY LOCATED AT 346 MAIN STREET WEST, AS A FEATURE OF HISTORICAL, ARCHITECTURAL, AND/OR CONTEXTUAL SIGNIFICANCE

Whereas pursuant to Part IV of the Ontario Heritage Act, R.S.O. 1990, Chapter O.18, the Council of a municipality is authorized to enact by-laws to designate a real property, including all buildings and structures thereon, to be of cultural heritage value or interest;

And whereas the municipal council of the Corporation of the Town of Grimsby has cause to be served on the owners of the lands and premises at:

346 Main Street West
Grimsby, ON

and upon the Ontario Heritage Trust, notice of intention to designate the property at 346 Main Street West and a statement of the reasons for the proposed designation, and further, has caused said notice of intention to be published in a newspaper with general circulation in the municipality;

And whereas the reasons for designation and extent to which the designation applies are set out in schedule "B" attached hereto and form part of the By-law.

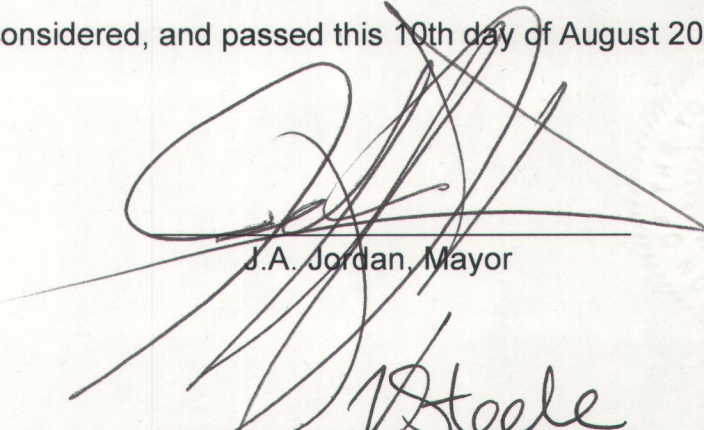
Now therefore the Council of the Corporation of the Town of Grimsby enacts as follows:

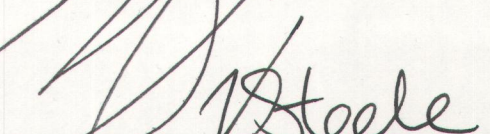
1. That the following real property, more particularly described in schedule "A" attached hereto and forming part of this By-law is hereby designated as being of cultural heritage value or interest:

346 Main Street West
Town of Grimsby
The Regional Municipality of Niagara

2. That the Town solicitor is hereby authorized to cause a copy of this By-law to be registered against the property described in Schedule "A" attached hereto at the Land Registry Office.

Read a first time, considered, and passed this 10th day of August 2026.


J.A. Jordan, Mayor


V. Steele, Town Clerk

Schedule 'A' to By-law 26-47

In the Town of Grimsby in the Regional Municipality of Niagara, property description as follows:

PT LT 16 CON 2, North Grimsby, as in RO468241; PT 1, 30R-10601 ; GRIMSBY

Schedule 'B' to By-law 26-47

Statement of Significance and Description of Extent of the Features to which the Designation Applies

The dwelling at 346 Main Street West was constructed during the transition from the Georgian period to the Gothic Revival period and exhibits architectural elements associated with both styles. Features include the multi-pane divided windows, large window openings, triangular window headers, and shallow-pitched gable roof. The dwelling is further distinguished by a wraparound porch with a shed roof, which terminates on the east façade with an open-air pergola featuring a brick floor. This porch is depicted in an 1876 lithograph illustration of the farm.

The historic structure retains a high degree of integrity, including most of its original wooden windows, wooden storm windows, and a wooden screen door. Additional character-defining elements include paired wooden corbels beneath the soffits, a red clay brick chimney, and wooden shutters. The driveway is flanked by two rubblestone columns.

346 Main Street West demonstrates a high degree of craftsmanship and technical achievement. Constructed during a period of architectural transition, the dwelling reflects design influences from both the Georgian and Gothic Revival styles. As an early example of this evolving architectural expression in Grimsby, the house would have represented a contemporary and innovative form of construction at the time of its erection, requiring skilled craftsmanship to execute its design and detailing.

The dwelling is a notable early example of Gothic Revival influence within the community and illustrates the technological and stylistic advancements occurring in domestic architecture during the mid-nineteenth century. Compared to the limited number of surviving buildings of a similar age in Grimsby, 346 Main Street West demonstrates an exceptional level of design sophistication and craftsmanship, reflecting the transition from Georgian simplicity to the more expressive forms associated with the Gothic Revival style.

346 Main Street West was constructed for Charles Edward Woolverton c.1842-1844. Charles was a very well-known and respected fruit farmer within the Town of Grimsby. In 1856 Charles became a leading agriculturalist in the Grimsby Township and planted one of the first peach orchards in the Town of Grimsby.

Charles was also very involved within the Baptist Church community: he was an educator, opening the church's Sunday School on Adelaide St. in the 1850s, and contributed to the construction of the Woolverton Baptist Church at 19 Elm Street in 1880. Charles E. Woolverton was also the son of grain and cattle farmer Dennis Woolverton. Dennis was a reformer in politics and a member of Upper Canada's legislative assembly from 1834-1836. Charles was also the father of Linus Woolverton. A successful journalist, fruit farmer, and fruit stock nursery operator with many honorable appointments and achievements to his name.

346 Main Street West has the potential to yield information that contributes to an understanding of Grimsby's agricultural and horticultural history. The property was the site of Grimsby's first commercial peach orchard, planted by Charles Woolverton in 1856. Charles played an important role in the development of fruit growing within the community, an industry that contributed significantly to Grimsby's prosperity throughout the late nineteenth and early twentieth centuries.

Charles Woolverton's son, Linus Woolverton, further enhanced the property's significance through his contributions to fruit cultivation and agricultural research. Devoted to the cultivation of fruit trees, Linus managed the Woolverton orchard and became a recognized authority in the field. In 1896, when the federal government initiated experimental work in fruit growing, Linus was appointed secretary and inspector of the experimental stations.

346 Main St West contributes to the architectural style that was found along the historic Main Street West corridor in the mid-late 19th century. This heritage dwelling visually illustrates the success and economic significance of mixed grain and cattle farming in Grimsby.

346 Main Street West is historically linked to the property. The historic dwelling was constructed by Charles Woolverton, Charles Woolverton was a very well-known and respected local fruit farmer. Charles took over the farm from his father and became a leading agriculturalist in Grimsby Township, including planting first commercial peach orchard in the area and supplied trees to area farmers from what became an extensive nursery on the subject lands.

In 1901, the Woolverton properties combined produced 2-3000 barrels of apples, 2000 barrels of pears, 1000 baskets of cherries, 2000 baskets of peaches and 500 baskets of quinces, 10 tons of grapes and berries.

346 Main Street West is the oldest Woolverton dwelling on the original Woolverton farmland.

The Heritage Attributes to be designated at 346 Main Street West include:

- Multi-pane divided windows, existing large window openings
- Triangular headers above the windows
- Shallow pitched gable roof
- Wrap around porch with a shed roof, on the east façade of the house the porch roof structure terminates into an open-air pergola with a brick floor
- Dentil moulding on the porch beam below the soffit
- Original wooden windows and wooden storm windows
- Existing door openings
- Front wooden screen door
- Front door and sidelights
- Paired wooden corbels under soffits
- Red clay brick chimney (located on the west facing façade)
- Wooden louvered shutters
- Two rubble stone columns on either side of the driveway (gateposts)
- Three-window bay
- Setback from Main Street West
- "L" shaped floorplan
- Gothic Revival Style Attributes
- Gothic Revival-style exterior