

THE CORPORATION OF THE TOWN OF GRIMSBY

BY-LAW NO. 26-42

A BY-LAW TO DESIGNATE THE PROPERTY LOCATED AT 493 RIDGE ROAD 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:

493 Ridge Road West
Grimsby, ON

and upon the Ontario Heritage Trust, notice of intention to designate the property at 493 Ridge Road 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.

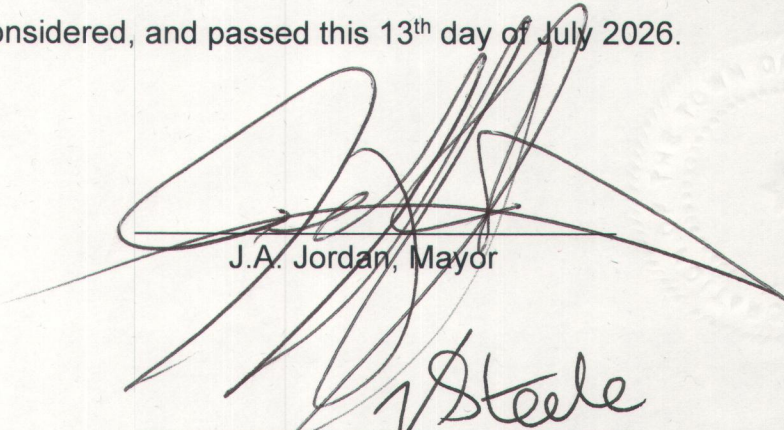
Now therefore the Council of the Corporation of the Town of Grimsby enacts as follows:

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:

493 Ridge Road 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 13th day of July 2026.



J.A. Jordan, Mayor



V. Steele, Town Clerk

Schedule 'A' to By-law 26-42

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

PT LT 18 CON 3, North Grimsby, as in RO689622; GRIMSBY

Schedule 'B' to By-law 26-42

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

493 Ridge Road West has cultural heritage value as a rare example of a multi-coloured stone Gothic Revival farmhouse with classical influences within the Town of Grimsby. Constructed of locally quarried ashlar-cut Grimsby sandstone obtained from the northern portion of the Alway farm property, the dwelling displays a high degree of craftsmanship through its finely cut stone masonry, stepped stone quoins, bullseye window, and distinctive architectural detailing. The ashlar construction reflects a superior level of skill in both the cutting and laying of stone and remains an important example of nineteenth-century stone construction in Grimsby.

The property has historical and associative value through its connection to Dr. James William Alway, the Alway family, and the agricultural development of the Niagara Escarpment. Built for Dr. Alway, who settled in Grimsby by 1872 after studying medicine at Victoria College in Toronto, the house served as both his residence and medical office. As the escarpment's only physician, Dr. Alway provided vital medical and surgical care to residents south of the Village of Grimsby. The property remained in the ownership of the Alway family for four generations between 1872 and 1939 and became locally known as the Alway Stone House. The family was also closely associated with the nearby Alway School (S.S. No. 4), which carried the family name until its closure and for which the house served as temporary classroom space during the 1954–55 school year.

The property is also significant for its long association with agriculture and Grimsby's fruit-growing industry. Originally forming part of the Randall family farm on Concession 3, Lot 18, the land was farmed by the Alway family from 1872 to 1917 and later by Malcolm and Helene Nelles from 1944 to 1952 and Harold Jeffries from 1952 to 1968. Throughout this period, the property was used for the cultivation of fruit crops including apples, cherries, and grapes, reflecting the importance of fruit farming to the economic development and prosperity of Grimsby.

The property is further associated with Malcolm Sumner Nelles, a fruit farmer, Councilman, and Reeve of North Grimsby Township, and with Harold Jeffries, an industrialist and agricultural entrepreneur. During Nelles' ownership, the house served as a reception centre for Dutch immigrants arriving through the Canada–Netherlands Settlement Scheme and housed the Rintjema family, the first Dutch family to settle in Grimsby through the program. Between 1948 and 1952, the property became an early focal point of Dutch settlement along Ridge Road West, a role recognized through the 1952 visit of Queen Juliana of the Netherlands. Under Harold Jeffries, the property became part of the Grimsby Ridge Farms operation, a significant agricultural enterprise associated with fruit production and the settlement of Dutch immigrant families throughout the Niagara region. Harold Jeffries' Grimsby Ridge Farms' operation was a well-known large agricultural enterprise with little recorded history, making 493 Ridge Road West an important tangible link to this large operation along Grimsby's escarpment.

The property has contextual value as a prominent and well-recognized landmark within the agricultural landscape of Ridge Road West. The structure's scale, mass, form, setback and orientation to Alway and Ridge Roads serve as tangible links to the site's long use as a farm and the structure's use as an original farmhouse. Alway Road was named after the Alway family and continues to follow the alignment of the former Alway farm property, reinforcing the property's historic association with the surrounding landscape. Historically the building was known as the Alway Stone House and served as an important center for the local community as the escarpment doctors office, local school space and as reception center for the Dutch immigrants. The building remained associated with the Alway family name long after the family's ownership of the property ended. The

buildings setback from Ridge Road, the stone material and its massing provided easy visual accessibility for patients travelling to visit Dr. James Alway.

The property is also associated with the development of the surrounding community through its use as a medical office, school space. The subject structure served as 1 of 9 polling stations in Grimsby for the 1942 national plebiscite on conscription during World War II, and reception centre for Dutch immigrants. The property has the potential to yield information relating to medical care on the Niagara Escarpment, the history of fruit farming in Grimsby, the development of Dutch immigrant settlement along Ridge Road West. Together, these associations make 493 Ridge Road West a tangible link to Grimsby's agricultural, medical, educational, and immigrant settlement history.

The Heritage Attributes to be designated at 493 Ridge Road West include:

- Gothic Revival style details
- Ashlar-cut stone facades and thin lime mortar
- Hipped roof with dentil moulding, wide wooden eaves and banding detail
- North-facing gable
- Bullseye window and window opening, surrounding voussoirs and keystone under north-facing gable
- Stone chimneys
- Stone quoining at façade corners
- Stone sills, lintels
- Stone quoining surrounding window and door openings
- Door and window openings
- Portico over main entrance
- Historic additions
- Stone foundation
- Setback from Ridge Road West and Alway Road
- Views to and from the house along Ridge Road West