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## Notice of Passing

Notice of Passing a By-law to designate the following property to be of cultural heritage value and interest pursuant to the provisions of the Ontario Heritage Act, R.S.O. 1990, Chapter 0.18.

**Take Notice** that the Council of the Corporation of the Town of Newmarket, on February 10, 2025, passed By-law Number 2025-23, under Section 29 of the Ontario Heritage Act, R.S.O. 1990, Chapter 0.18 ("the Act"), to designate the following property to be of cultural heritage value and interest:

360 Botsford Street, Newmarket, Ontario

PT LT 9 S/S BOTSFORD ST PL 20 NEWMARKET; PT LT 21 N/S TIMOTHY ST  
PL 20 NEWMARKET AS IN R336721; NEWMARKET

In accordance with Section 29(11) of the Act, any person who objects to the By-law may appeal to the Ontario Land Tribunal (OLT) by providing a notice of appeal to the OLT and the Town Clerk.

This notice of appeal must:

1. Be filed within 30 days of the publication of the notice of passing (publication was on February 18, 2025) and by 4:30 p.m. on **March 20, 2025** (the filing of an appeal after 4:30 p.m., in person or electronically, will be deemed to have been received the next business day) to the attention of the Town Clerk, either via the OLT e-file service (first-time users will need to register for a My Ontario Account) at <https://olt.gov.on.ca/e-file-service/> by selecting Newmarket as the Approval Authority or by email at [clerks@newmarket.ca](mailto:clerks@newmarket.ca), or in person or by mail at the Municipal Offices, 395 Mulock Drive, Newmarket, ON, P.O Box 328 STN, L3Y 4X7; and,
2. Set out the objection(s) to the By-law and the reasons in support of the objection(s); and,
3. Be accompanied by the fees charged by the OLT and the Town of Newmarket. The OLT appeal fee of \$1,100 can be paid online through e-file or by certified cheque/money order to the Minister of Finance, Province of Ontario. If you wish to appeal to the OLT or request a fee reduction for an appeal, forms are available from the OLT website at <https://olt.gov.on.ca/>. The Town of Newmarket's fee is \$200.82 and must be paid in person at the Town of Newmarket's Customer Service Department or by phone at 905-895-5193.

The appeal form is available from the Ontario Land Tribunal (OLT) website:  
<https://olt.gov.on.ca/>.

**The last date to file a notice of appeal in relation to this By-law is March 20, 2025.**

Additional information, including a full description of the reasons for designation is available upon request from Umar Mahmood, Planner, Committee of Adjustment and Cultural Heritage at 905-953-5300, extension 2458, or at [umahmood@newmarket.ca](mailto:umahmood@newmarket.ca) during regular business hours.

**Dated** at the Town of Newmarket  
this 18<sup>th</sup> day of February 2025

Town Clerk  
Town of Newmarket

# Corporation of the Town of Newmarket

## By-law 2025-23

A By-law to designate the property at 360 Botsford Street, the First William Lyons House, as being of cultural heritage value or interest pursuant to the provisions of the Ontario Heritage Act.

**Whereas** pursuant to Section 29, Part IV of the Ontario Heritage Act, the Council of a municipality is authorized to enact By-laws to designate real property, including all the buildings and structures thereon, to be of cultural heritage value or interest; and,

**Whereas** authority was granted by Council to designate the property at 360 Botsford Street as being of cultural heritage value or interest; and,

**Whereas** the Council of the Corporation of the Town of Newmarket has caused to be served on the owners of the lands and premises, and upon the Ontario Heritage Trust, Notice of Intention to Designate, and has caused such notice of intention to be published on the Town of Newmarket website for a period of 30 days in accordance with the municipality's Notice Policy addressing notice requirements under the Ontario Heritage Act; and,

**Whereas** no notice of objection to the Notice of Intention to Designate was served to the Town Clerk of the Corporation of the Town of Newmarket; and,

**Whereas** the reasons for designation are set out in Schedule "A" to this By-law;

**Therefore** the Council of the Corporation of the Town of Newmarket enacts:

1. That the property at 360 Botsford Street, more particularly described in Schedule "B" to this By-law, is hereby designated as being of cultural heritage value or interest.
2. That Schedule "A" and Schedule "B" is declared to form part of this By-law.
3. That the Town Clerk is authorized to cause a copy of this By-law to be served on the owners of the lands described in Schedule "B" and on the Ontario Heritage Trust and to cause notice of the passing of this By-law to be published on the Town of Newmarket website for a period of 30 days in accordance with the municipality's Notice Policy addressing notice requirements under the Ontario Heritage Act.
4. And that the Municipal Solicitor or designate is authorized to cause a copy of this By-law to be registered against the property described in Schedule "B" to this By-law in the Land Registry Office.

Enacted and passed this 10<sup>th</sup> day of February, 2025.



John Taylor, Mayor



Lisa Lyons, Town Clerk

# **Schedule “A” to By-law 2025-23**

## **Statement of Significance Reason for Designation**

First William Lyons House  
360 Botsford Street  
Newmarket, ON  
L3Y 1S6

## **Reason for Designation**

The property at 360 Botsford Street, also known as the First William Lyons House, is worthy of designation under Part IV, Section 29 of the Ontario Heritage Act, 1990 for its cultural heritage value or interest, and meets Ontario Regulation 9/06, for design/physical value, historical/associative value and contextual value.

## **Description of Property**

360 Botsford Street is located on the south side of Botsford Street in the Town of Newmarket. The subject property contains a two-and-a-half storey building constructed in the Edwardian-Four Square architectural style built circa 1910.

## **Statement of Cultural Heritage Value or Interest/Statement of Significance**

### **Physical/Design Value**

360 Botsford Street is a representative example of a building constructed in the Edwardian-Four Square- architectural style. The two-and-a-half storey, brick building follows a square plan with canted wall and has a hip roof with front and side gable peaks decorated with ornamental woodwork clad with wood shingles, and showcases wide overhanging eaves, solid wood soffit, which is typical of the Edwardian- Four Square design. 360 Botsford Street has a variety of window openings, the majority of which are segmentally arched, that have voussoir constructed with several row of brick laid in header bond and finished with rusticated stone sills, which aligns with the Edwardian-Four Square- style. Several are adorned with stain glass The centrally placed formal entrance with segmentally arched door opening is located under the one-story open wrap around verandah showcases classical design elements, including moulded architrave and wood columns with plain capitals and bases sitting on brick piers with stone caps and ornamental wood railing positioned in-between the brick piers design which is representative of the Edwardian-Four Square architectural style.

### **Historical/Associative Value**

360 Botsford Street is directly associated with the historic Village of Newmarket and with William and Beatrice Lyons. The lots lines, layout, and built form of the historic village of Newmarket was well established in the mid-19th century and evident in a well-established commercial core found along Main Street South and the large presence of residences located along several side streets. The development of the commercial core and surrounding residential streetscapes in the mid-19th century played a significant role in the social and economic development and growth of the historic Village of Newmarket which continued into the 20th century. It is likely that the brick used in the construction of the residence was from the Stickwood Brickyard, which produced both red and buff/yellow- coloured bricks during this time period. Local historians indicate that almost all of the brick buildings built in Newmarket between 1860 and 1910 were likely constructed with bricks that originated at the Stickwood

Brickyard. The use of locally made bricks reflects the concentrated development and prosperity of the historic core. 360 Botsford Street is associated with local candy store owner William E. Lyons, who owned the property when it was built the property in 1910. William had a store located on Main Street and served the village as Newmarket's First Deputy Reeve in 1930. 360 Botsford Street is also associated his daughter Beatrice Lyons, who owned the property between 1931 and 1952, was elected to the Council of the Canadian Bar Association as their only female member in 1947.

## **Contextual Value**

360 Botsford Street is important in supporting the late 19th century and early 20th century character of the historic Village of Newmarket. The subject property is located along a section of Botsford Street which was historically residential but in proximity to the historic commercial core. Many of the early residences we owned by local merchants who owned and/or worked within the commercial core. The buildings in the area are comprised of predominantly one to two-and-a-half storey residences, primarily brick construction most using bricks from Stickwood's brickyard, with modest setbacks and include a range of architectural styles from that time period. 360 Botsford Street exhibits setback, massing, style, decorative details consistent with the historic village character.

## **Cultural Heritage Attributes**

360 Botsford Street is a representative example of the Edwardian-Four Square architectural style. The property contains the following heritage attributes that reflect this value:

- Two-and-a-half storey building constructed in the Edwardian-Four Square architectural style
- Square plan
- Brick construction
- Hip roof with front and side gables with wide overhanging eaves and solid wood soffit
- Two-storey canted wall
- Variety of window openings with brick voussoirs, stone sills, some of which showcase leaded and coloured glass
- Large ornamental wrap around verandah, with Classical elements such circular wood columns on brick piers, moulded architrave and decorative wood railing
- Centrally placed segmentally arched entrance opening

360 Botsford Street is directly associated with the historic Village of Newmarket and with William and Beatrice Lyons. The property contains the following heritage attributes that reflect this value:

- Two-and-a-half storey building constructed in the Edwardian-Four Square architectural style
- Overall massing, setback, and decorative details
- Brick construction

360 Botsford Street is important in supporting the late 19th century and early 20th century character of the historic Village of Newmarket. The property contains the following heritage attributes that reflect this value:

- Two-and-a-half storey building constructed in the Edwardian-Four Square architectural style
- Overall massing, setback, and decorative details
- Location on Main Street South

## **Schedule “B” to By-law 2025-23**

### **LEGAL DESCRIPTION**

PT LT 9 S/S BOTSFORD ST PL 20 NEWMARKET; PT LT 21 N/S TIMOTHY  
ST PL 20 NEWMARKET AS IN R336721; NEWMARKET

Property Identification Number: 03605-0047 (LT)