



An agency of the Government of Ontario



Un organisme du gouvernement de l'Ontario

This document was retrieved from the Ontario Heritage Act Register, which is accessible through the website of the Ontario Heritage Trust at **[www.heritagetrust.on.ca](http://www.heritagetrust.on.ca)**.

---

Ce document est tiré du registre aux fins de la *Loi sur le patrimoine de l'Ontario*, accessible à partir du site Web de la Fiducie du patrimoine ontarien sur **[www.heritagetrust.on.ca](http://www.heritagetrust.on.ca)**.

**Properties**

*PIN* 03688 - 0027 LT  
*Description* PT LT 20 CON 8 WHITCHURCH PT 2 & 5 65R1057; WHITCHURCH-STOUFFVILLE  
*Address* 15223 HIGHWAY 48  
STOUFFVILLE

**RECEIVED**  
2025/11/12  
(YYYY/MM/DD)  
Ontario Heritage Trust

**Applicant(s)**

This Order/By-law affects the selected PINs.

*Name* THE CORPORATION OF THE TOWN OF WHITCHURCH-STOUFFVILLE  
*Address for Service* 111 Sandiford Drive  
Stouffville, ON  
L4A 0Z8

This document is being authorized by a municipal corporation : The Corporation of the Town of Whitchurch-Stouffville by Sunny Bains, CAO.

This document is not authorized under Power of Attorney by this party.

**Statements**

This application is based on the Municipality By-law See Schedules.

**Signed By**

Jean Ann England 111 Sandiford Drive acting for Signed 2025 11 06  
Stouffville Applicant(s)  
L4A 0Z8

Tel 905-640-1910  
Email jean.england@townofws.ca

I have the authority to sign and register the document on behalf of the Applicant(s).

**Submitted By**

TOWN OF WHITCHURCH-STOUFFVILLE 111 Sandiford Drive 2025 11 12  
Stouffville  
L4A 0Z8

Tel 905-640-1910  
Email jean.england@townofws.ca

**Fees/Taxes/Payment**

*Statutory Registration Fee* \$71.55  
*Total Paid* \$71.55

**File Number**

*Applicant Client File Number :* OFFICE-25 2025-068-DS

**THE CORPORATION OF THE TOWN OF WHITCHURCH-STOUFFVILLE**

**BY-LAW NUMBER 2025-068-DS**

BEING A BY-LAW to designate 15223 Highway 48 (Hill-Hollinrake House) as having Cultural Heritage Value

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

**WHEREAS** the Council of the Town of Whitchurch-Stouffville has caused to be served on the owners of the lands and premises at 15223 Highway 48 and upon the Ontario Heritage Trust, notice of intention to designate the aforesaid real property, and has caused such notice of intention to be published on the Town website in accordance with Section 26(4) of the *Ontario Heritage Act* and the Public Notice Policy of the Town; and

**WHEREAS** the reasons for designation are set out in Schedule "A" attached hereto and forming part of this By-law; and

**WHEREAS** no notice of objection to the said proposed designation has been served upon the Clerk or filed with the Ontario Land Tribunal within the prescribed objection period; and

**WHEREAS** any changes, modifications, or alterations to any of the significant cultural heritage attributes listed in Schedule "A" require the issuance of a Heritage Permit approved by the Town of Whitchurch-Stouffville.

**NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE TOWN OF WHITCHURCH-STOUFFVILLE 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:

15223 Highway 48  
Town of Whitchurch-Stouffville  
Regional Municipality of York; and

2. That the Town is hereby authorized to cause a copy of this By-law to be registered against the property described in Schedule "A" attached hereto in the proper Land Registry Office and that a copy of the registered by-law is served on the Ontario Heritage Trust.

READ a first and second time this 17<sup>th</sup> day of September, 2025.

READ a third time and passed this 17<sup>th</sup> day of September, 2025.

  
Iain Lovatt, Mayor

  
Becky Jamieson, Clerk

**Schedule "A"**  
**To By-law 2025-068-DS**

**REASON FOR DESIGNATION OF 15223 HIGHWAY 48 (HILL-HOLLINRAKE HOUSE)**

Part of Lot 20 Concession 8, Whitchurch, Parts 2 and 5 of 65R-1057 in the Town of Whitchurch-Stouffville.

**STATEMENT OF CULTURAL HERITAGE VALUE**

**Description of Historic Place**

The property known municipally as 15223 Highway 48 is located on part of Lot 20, Concession 8 in the former Township of Whitchurch. The property is located on the southeast corner of the intersection of Aurora Road and Highway 48 to the immediate south of the gas station situated on the corner. The property contains a two storey brick veneered home in the Italianate architectural style and a detached rear yard garage.

**Statement of Cultural Heritage Value**

The property located at 15223 Highway 48 has cultural heritage value as the residence of the postmaster, general store operator, grain merchant, and brick manufacturer of Ballantrae, Robert Hill. It is also the later residence of Colonel Osborn Shore Hollinrake, a veteran of the first and second World Wars and Magistrate of York County. Known as the Hill-Hollinrake House, the structure was likely built between 1881 and 1886.

The property contains design or physical value in its Italianate architectural style with cruciform floor plan, central bay window, arched windows with concrete keystones and end pieces, brackets, gingerbreading in the gable ends, rounded dormer roofs with finials, and dichromatic brick work. Later additions include enclosing of the porches and a one storey concrete tail likely dating to the 1920s, as well as a bomb shelter likely dating to the 1960s. This structure is unique in Ballantrae and a rare interpretation of the style in the Town. The craftsmanship and detail found throughout the construction is impressive, especially in the decorative keystones and end bits in the red brick arches above each window, and in the rare metal dormer style for the Town.

The property contains historical or associative value as the dwelling was likely constructed by, or for, Robert Hill in the early 1880s. The home displays the affluence of the Hill family and their prominent role within the community of Ballantrae, serving first as a carpenter, then as postmaster, grain merchant, general store proprietor, and as the operator of a brick manufactory. It is possible that the brick dwelling served as an example of the brick produced in the brick manufactory as seen elsewhere in Ontario. The Hills would have been well known in the community, being early immigrants to Ontario and originally living in the nearby community of Churchill. Robert Hill would have been well known in the community serving as both postmaster and as the proprietor of the general store. The dwelling also speaks to the success of Ballantrae in the late 19<sup>th</sup> century due to the thriving lumber industry. The property was later purchased by Colonel O.S. Hollinrake, an officer in the Royal Canadian Artillery in the First and Second World Wars. He became a Magistrate of York County and earned the designation of Queen's Council. During his ownership, and demonstrating increasing tensions during the Cold War, a bomb shelter was constructed in the rear yard.

The property contains contextual value due to its location in the core of the community of Ballantrae, located close to the historic primary intersection of the

hamlet. This property would also have been adjacent to the now lost general store and post office of Ballantrae, which Robert Hill operated.

### **Cultural Heritage Attributes**

The following heritage attributes display cultural heritage value and contribute to the design and physical value of the property at 15223 Highway 48:

- Italianate Architectural design;
- Cruciform floor plan;
- Gable roof with returned eaves;
- Gingerbreading in gable ends;
- Finials in dormer windows;
- Brackets under the eaves;
- Arched dormer rooves;
- Central bay window topped with metal crest work on front façade;
- Dichromatic brick work with buff brick façade and red brick detailing;
- Two over two wooden arched sash windows;
- Arched windows with shutters on central bay window;
- Wooden sills on all windows;
- Red brick arches over windows with concrete keystones and end pieces;
- Enclosed porches on northwest and southwest wings;
- Semi-dressed stone foundation;
- Dichromatic brick chimneys on north, east, and south gable ends of the structure;
- All window and door openings on the front and side facades of the original structure; and,
- Rear yard subsurface bomb shelter.

The following heritage attributes display cultural heritage value and contribute to the contextual value of the property at 15223 Highway 48:

- Proximity to intersection of Aurora Road and Highway 48; and,
- Limited setback from the road.