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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 2025-10, 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:

150 Lorne Avenue, Newmarket, Ontario

LT 9 PL 55 NEWMARKET; PT LT 8 PL 55 NEWMARKET; PT LT 80 PL 81
NEWMARKET PTS 2 & 3 65R16665; 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, 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 during regular business hours.

Dated at the Town of Newmarket
this 18th day of February 2025

Town Clerk
Town of Newmarket

Corporation of the Town of Newmarket

By-law 2025-10

A By-law to designate the property at 150 Lorne Avenue, the John S. Millard 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 150 Lorne Avenue 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,

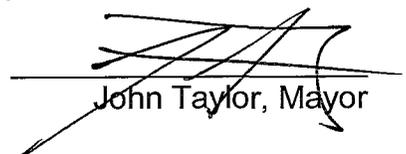
Whereas no notice of objection to the Notice of Intention to Designate was served to the Town Clerk of the Corporation of the Town of Newmarket; and,

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

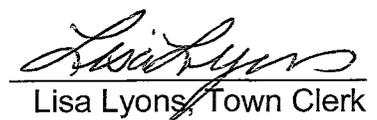
Therefore the Council of the Corporation of the Town of Newmarket enacts:

1. That the property at 150 Lorne Avenue, 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 10th day of February, 2025.



John Taylor, Mayor



Lisa Lyons, Town Clerk

Schedule “A” to By-law 2025-10

Statement of Significance Reason for Designation

John S. Millard House
150 Lorne Avenue
Newmarket, ON
L3Y 4J7

Reason for Designation

The property at 150 Lorne Avenue, also known as the John S. Millard 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

150 Lorne Avenue is located on the west side of Lorne Avenue in the Town of Newmarket. The property contains a two-storey building likely constructed in 1891.

Statement of Cultural Heritage Value or Interest/Statement of Significance

Physical/Design Value

150 Lorne Avenue is a representative example of a vernacular building constructed with strong Queen Anne influences. The two-storey buff brick building has a modestly complex roofline showcasing a side-gable roof with intersecting rear gables and two prominent front gables with wide overhanging eaves, solid soffit, small but moulded frieze and ornate bargeboard detailing with finials which are representative of Queen Anne detailing. The centrally placed rectangular door opening topped with a rectangular transom and brick voussoirs are flanked by the large two-storey canted bay wall to the south and the two-storey rectangular bay window, with secondary projecting rectangular portion to the north which creates the playful and asymmetrical composition typical of the Queen Anne design. The building has rectangular window openings topped with a brick voussoirs made with a soldier of brick topped with a row of headers which add to the building's aesthetic.

Historical/Associative Value

150 Lorne Avenue is associated with the late 19th and early 20th century expansion of the historic Village of Newmarket and directly associated with the Millard's family, specifically John S. Millard. The development of the commercial core along Main Street and surrounding residential streetscapes in the mid 19th played a significant role in the social and economic development and growth of the Village of Newmarket. Located on the edge of the historic village of Newmarket, Lorne Avenue was created as part of the late 19th and early 20th century expansion which saw the subdivision of large land holdings typically held by early settler families. It is likely the brick used for the construction of 150 Lorne Avenue was from Stickwood's 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 until 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 Town in the mid 19th to early 20th centuries.

150 Lorne Avenue was originally part of a large land holding owned by the Millard family who were early settlers in the area. Timothy Millard, who arrived in Newmarket in 1812, purchased a large plot of land from Yonge Street to the Second Concession from Timothy Rogers. After the subdivision of lands in 1883 the property was passed to John Scott Millard. John S Millard was born in Newmarket in 1824 to parents John Millard and Mary Wasley. After leaving his family home, John S. Millard and his wife Esther Howard moved to East Gwillimbury, where they lived in at 18474 Yonge Street, an 1869 residence currently Designated under the Ontario Heritage Act. John's first wife died in 1876, and in 1880 he married Mary Roberts before moving to Newmarket in 1891 and constructing the extant building at 150 Lorne Avenue. He lived on a lot next to his son, Brooks H. Millard. By 1905, John's daughter Rachel Millard was living in the residence. John S. Millard died in 1912, and the Millard family owned the residence until 1919.

Contextual Value

150 Lorne Avenue is important in supporting the late 19th and early 20th century expansion of the historic Village of Newmarket. The lots lines, layout, and built form of the historic Village of Newmarket was well established in the mid-19th century as shown in the commercial core found along Main Street and the large presence of residences located along several side streets. The expansion of the historic village in the late 19th and early 20th century resulting from the subdivision of several large land parcels associated with early settlers created an increase of development, particularly along arterial roads, and saw the creation of several new side streets. The village's expansion naturally extended along the existing and arterial roads which served as important connectors for surrounding villages and often provided direct access the historic commercial core. The buildings located along these key roadways and side streets 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.

150 Lorne Avenue was original part of the Millard family's large land holding, which was subdivided in the mid to late 19th century. The development of the Plan 81, registered by 1895 set the groundwork for the opening of the streetscape and the creation of rhythmic lots. The presence of buildings along both side of the streetscape were well established by 1929. 150 Lorne Avenue supports the continued growth of the historic village into the late 19th century and early 20th century. Located on an important arterial road, 150 Lorne Avenue exhibits setback, massing, style, and decorative details consistent with the character of the expanded areas of the historic Village of Newmarket.

Cultural Heritage Attributes

150 Lorne Avenue is a representative example of a vernacular building constructed with strong Queen Anne architectural style. The property contains the following heritage attributes that reflect this value:

- The two-storey vernacular building constructed with strong Queen Anne architectural style
- Buff brick construction
- Roofline showcasing a side-gable roof with intersecting rear gables and two prominent front gables with wide overhanging eaves, solid soffit, small but moulded frieze and ornate bargeboard detailing with finials
- Centrally placed rectangular door opening with a rectangular transom topped with brick voussoirs
- Large two-storey canted bay wall
- Two-storey rectangular bay window with secondary projecting rectangular portion
- Rectangular window openings topped with a brick voussoirs made with a soldier of brick topped with a row of headers

150 Lorne Avenue is associated with the late 19th and early 20th century expansion of the historic Village of Newmarket and directly associated with the Millard family, specifically John S. Millard. The property contains the following heritage attributes that reflect this value:

- The two-storey vernacular building constructed with strong Queen Anne architectural style
- Buff brick construction
- Location on Lorne Avenue

150 Lorne Avenue is important in supporting the late 19th and early 20th century expansion of the historic Village of Newmarket. The property contains the following heritage attributes that reflect this value:

- The two-storey vernacular building constructed with strong Queen Anne architectural style
- Overall massing, setback, and decorative details
- Location on Lorne Avenue

Schedule "B" to By-law 2025-10

LEGAL DESCRIPTION

LT 9 PL 55 NEWMARKET; PT LT 8 PL 55 NEWMARKET; PT LT 80 PL 81
NEWMARKET PTS 2 & 3 65R16665; NEWMARKET

Property Identification Number: 03600-0098 (LT)