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ONTARIO HERITAGE TRUST
APR 09 2014
RECEIVED

April 7, 2014

The Ontario Heritage Foundation
10 Adelaide Street, East
Toronto, Ontario
M5C 1J3

REGISTERED MAIL

Dear Sirs:

Re: Designation of Heritage Property

Pursuant to Section 30, Subsection 1 of The Ontario Heritage Act, R.S.O. 1990, enclosed is a certified true copy of a By-law passed by Milton Council March 31, 2014, amending the designation by-law of the following property:

**By-law No. 030-2014 – Part Lot 5, Con 1, Trafalgar New Survey,
Town of Milton municipally known as 5703 Tremaine Road**

No notices of objection were received to the proposed amendments, resulting in the amended designation by-law being passed by Milton Council.

Should you have any questions with respect to this matter, please do not hesitate to contact the undersigned.

Yours very truly,

Nina Lecic, Acting Legislative Administrator
Executive Services Department
Clerk's Division

Encl.

cc: Heritage Milton
J. Reynolds, Director of Community Services, Town of Milton
Anne Fisher, Planner

THE CORPORATION OF THE TOWN OF MILTON

BY-LAW NO. 030-2014

BEING A BY-LAW TO AMEND BY-LAW 3-99, BEING A BY-LAW TO DESIGNATE THE PROPERTY KNOWN MUNICIPALLY AS THE EXTERIOR OF THE BUILDING ONLY LOCATED ON PART OF LOT 5, CONCESSION 1 N.S., (TRAFALGAR), IN THE TOWN OF MILTON AS BEING OF ARCHITECTURAL AND HISTORICAL VALUE. (5703 TREMAINE ROAD)

WHEREAS Part IV of The Ontario Heritage Act, R.S.O. 1990, Chapter O. 18, as amended, authorizes the Council of a municipality to enact by-law to designate real property including all buildings and structures thereon, to be of cultural heritage value or interest;

AND WHEREAS the Council or the Corporation of the Town of Milton has caused to be served on the owners of the lands and premises known as, **Part Lot 5, Con 1, Trafalgar New Survey, Town of Milton** in the Town of Milton and upon the Ontario Heritage Foundation, Notice of Intention to so designate the aforesaid real property and has caused such Notice of Intention to be published in the same newspaper having general circulation in the municipality;

AND WHEREAS the reasons for designation are set out in Schedule 'B' attached hereto;

AND WHEREAS no Notice of Objection to the proposed designation has been served on the Clerk of the municipality;

AND WHEREAS it is necessary to repeal and replace Schedule "B" to By-law No. 4-99;

NOW THEREFORE the Council of the Corporation of the Town of Milton hereby enacts as follows:


1. THAT Schedule "B" of By-law No, 4-99 be repealed and replaced with Schedule "A" attached to By-law No. 030-2014.
2. THAT all other provisions of By-law No. 3-99 remain in full force and effect.
3. Should any part of this By-law be determined by a Court of competent jurisdiction to be invalid or of no force and effect, it is the stated intention of Council that such invalid part of the By-law shall be severable and that the remainder of this By-law shall continue to operate and to be in force and effect.

4. Should any of the provisions contained herein conflict with any other by-law, the provisions of By-law 145-2012 shall be taken as correct.

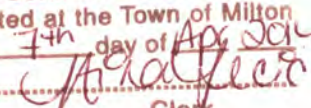
Read a First, Second and Third Time and Finally Passed this 31st day of March, 2014.



Gordon A. Krantz Mayor



Troy McHarg Town Clerk

Certified a true copy
Dated at the Town of Milton
this 7th day of Apr 2014


Clerk

Nina Letic
a Commissioner, etc.,
Regional Municipality of Halton
Corporation of the Town of Milton

SCHEDULE 'A' to BY-LAW NO. 030-2014

Description of Property:

The William McFadden Farmhouse is a two and one half storey red brick early twentieth century farmhouse that includes Queen Anne and Edwardian Classical features and brick from a local brickyard.

Statement of Cultural Heritage Value or Interest:

The subject property is known as the William McFadden Farmhouse and was built in 1912. Its cultural heritage value lies in its architectural significance.

Design Value or Physical Value.

The William McFadden Farmhouse is a good representative example of a large vernacular Edwardian farmhouse. Edwardian classicism was a popular style of architecture at the beginning of the twentieth century and, in Ontario, is normally represented by buildings that are constructed of smooth red brick, are box-like in their massing and are at least two full storeys in height with hipped roofs above. They are largely devoid of exterior ornament with the exception of generous verandas which often feature stout classical columns and chunky railings.

The William McFadden Farmhouse was built in 1912. It is a large two and one half storey house made of smooth red brick with stone window sills and lintels and brick voussoirs over the small arched attic windows. The red bricks from the house were likely made by the Milton Pressed Brick & Sewer Pipe Company of Milton Heights, just north of Milton. These high quality bricks are found on many buildings that were built in Milton during the late nineteenth/early twentieth century and this building is a good representative example of their use. The house has prominent gables with returned eaves with a hipped roof over the front that is connected to a gabled rear section with an attached single storey pitched roof projection. This single storey rear projection may have originally been a summer kitchen. The house includes a field stone foundation and a wrap around porch with wooden column and simple railings.

Historical Value.

The subject property was part of a 200 acre lot at Lot 5, Concession 1 in the New Survey part of the Trafalgar Township that was purchased by Joseph Brown in 1835. Joseph and his wife Mary were born in England and are likely to be the people who built an elegant circa 1830's Regency cottage on the property. Typical of its age this included handmade bricks laid with a Flemish bond on the front of the house and with largely Scottish bonding on the sides. This house fell into disrepair and was later abandoned when the 1912 house was constructed. The property was granted to Joseph Brown's son Joseph in 1854. Joseph Brown Jr. sold the 200 acre farm to John Hunter in 1872. When he died his estate passed the property to James Stevenson in 1883. In 1906 the property was sold to William Thomas McFadden. He built the large Edwardian farmhouse in 1912. In 1919 he granted the property to his

son William McFadden who granted it to his son Cameron McFadden in 1966. Cameron McFadden severed off the 7.8 acre part of the property that contains the farmhouse in 1980 and sold it from the McFadden family.

Character Defining Elements/Heritage Attributes:

Important to the preservation of the William McFadden farmhouse, 5703 Tremaine Road are the following character-defining elements/heritage attributes:

- The two and a half storey form and structure of the house including its smooth red brick form and projecting bays of different sizes that include gables with returned eaves
- Hip roof at the front with gable roofed rear section and an attached single storey pitched roof rear wing
- Window and exterior door openings
- Field stone foundation
- Stone window sills and lintels
- Date stone
- Red brick voussoirs over small arched attic windows
- Wrap around porch with wood columns and railings