

THE CORPORATION OF THE TOWN OF WHITCHURCH-STOUFFVILLE

BY-LAW NUMBER 2019-115-DS

BEING A BY-LAW to designate 77 Mill Street (Bruels-Stewart House) as having Cultural Heritage Value or Interest

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 77 Mill Street 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 in a newspaper having general circulation in the municipality (Stouffville Sun-Tribune) for two consecutive weeks; and

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

WHEREAS the notice of objection to the said proposed designation which has been served upon the Clerk and filed with the Conservation Review Board has been withdrawn by the objector.

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:

77 Mill Street
Town of Whitchurch-Stouffville
Regional Municipality of York; and

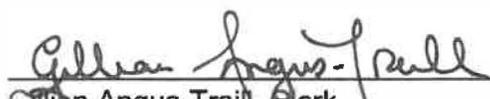
2. That the Town Solicitor is hereby authorized to cause a copy of this By-law to be registered against the property described in Schedule "A" attached hereto in the proper Land Registry Office.

READ a first and second time this 19th day of November, 2019.

READ a third time and passed this 19th day of November, 2019.



Iain Lovatt, Mayor



Gillian Angus-Trail, Clerk

SCHEDULE "A"
to By-Law 2019-115-DS

REASON FOR DESIGNATION OF 77 MILL STREET (BRUELS-STEWART HOUSE)

Part of Block D on Plan 61, being Part 1 on Plan 65R-2540; Town of Whitchurch-Stouffville

STATEMENT OF CULTURAL HERITAGE VALUE

Description of Historic Place

The property known municipally as 77 Mill Street is located within Lot 1, Concession 9 in the former Township of Whitchurch (community of Stouffville). The property is found on the east side of Mill Street, approximately 230 metres north of Main Street, in a neighbourhood of varied heritage character. The property contains a two-storey single detached dwelling built in 1911 with molded concrete block. The dwelling acts as the northern terminus to Mill Street's historic building fabric and functions as a transitional building to modern residential lots. The property's heritage designation is reserved to the exterior of the heritage resource itself on the southern portion of the lot and does not extend to any accessory structures or landscape features.

Statement of Significance

The property located at 77 Mill Street has cultural heritage value as the only known American Foursquare dwelling made entirely of concrete block in the community of Stouffville. The structure is believed to have been constructed by William Bruels (1857-1931) for Ella Matilda Stewart (1866-1939) in 1911 using material produced at the North American Cement Block & Tile Company in Gormley. As such, the dwelling is demonstrative of a clear connection between the growth of Stouffville and the concrete manufacturing activities in Gormley at the turn of the 20th century. 77 Mill Street is representative of Edwardian Classicism in its formal American Foursquare design: a simple but formal appearance, a symmetrical square layout, horizontal lines, and reserved but refined ornamentation. The dwelling is also indicative of an architectural period where practicality, efficiency, and cost-savings were increasingly valued as a result of broader trends such as the rise of corporate department stores, ubiquitous mail advertising, and improved transportation.

SIGNIFICANT ARCHITECTURAL ATTRIBUTES

- Edwardian Classical American Foursquare design;
- Concrete block construction on front and side elevations (north, south, and west);
- Hip roof profile;
- All windows and window openings on front and side elevations, including front windows capped with horizontal transom lights;
- Early or original wooden front doorway along with hardware;
- Rusticated or rock-face concrete block exterior;
- Smooth panelled concrete block accents, including:
 - Alternating quoins;
 - Lintels;
 - Three-course foundation; and,
 - Banding between first and second stories.
- Two-storey replacement porch structure, including:
 - First-level concrete portico section complete with concrete base and concrete columns (pillars, capitals, entablature, and bases); and,
 - Second-level balcony section, including wooden balusters and decorative wooden trim.