



The Corporation of the Town of Milton

Report To: Council

From: Jill Hogan, Commissioner, Development Services

Date: May 26, 2025

Report No: DS-027-25

Subject: Recommendation Report - Notice of Intention to Designate_ 14 Victoria Street_ John Maxted House

Recommendation: **THAT** Staff Report DS-027-25 entitled: "Recommendation Report - Notice of Intention to Designate_ 14 Victoria Street_ John Maxted House" be received;

THAT Council recognizes the historic house at 14 Victoria Street in the Town of Milton as being of heritage significance;

THAT Council designate the property under Part IV of the Ontario Heritage Act, R.S.O. 1990, c. O.18 for the reasons outlined in the Reasons for Designation attached as Appendix 1 to this Report;

AND THAT the Town Clerk provides the Notice of Intention to Designate as outlined in Section 29 (4) of the Ontario Heritage Act;

AND FURTHER THAT once the thirty-day objection period has expired and if there are no objections, a designation by-law is brought forward for Council adoption.

EXECUTIVE SUMMARY

- This one-and-a-half-storey brick building, a prime example of an early Arts and Crafts-style residential house, is characterized by its prominent front gable and a unique blend of brick and stucco that creates a Tudor-revival look. In 1928, it was the residence of John Maxted, the Mayor of Milton
- The property's current owner has voluntarily responded to the heritage designation program and desires that their property be designated.
- Staff has evaluated this historic home as a significant built heritage resource for the Town of Milton and should be designated under Part IV of the Ontario Heritage Act. (See Appendix '1')

EXECUTIVE SUMMARY

This significant heritage resource fulfils more than two of the evaluation criteria set out in Part IV of the Ontario Heritage Act (R.S.O. 1990), Ontario Regulation 9/06 (See Appendix 2). As such, it is worthy of designation under the provisions of the Ontario Heritage Act.

REPORT

Background

John Maxted, a man of many talents, built this one-and-a-half-storey brick house in 1896. His role as Mayor of Milton in 1928 was just one of his many accomplishments. As a builder, he left an indelible mark on the Town, constructing several major downtown stores, Knox Church, the Post Office, the Canadian Pacific Railway Station, and many other houses.

Discussion

This property was registered to John Martin in 1857. John, the eldest son of Sarah and Jasper Martin, founders of Milton, took over the family gristmill and sawmill business. He was a land developer and municipal politician, serving on the board of the Mechanics' Institute and building the Market House at 251 Main St. He is buried at the Pioneer Cemetery on Bronte Street North.

After John's death, the property changed hands multiple times, including Charles O'Neil (1857), Thomas Claffy (1856), Finlay McCallum (1868), Catherine Anne Downie (1881), and Elizabeth Maxted (1896). John Maxted, a builder and bricklayer, constructed the home for his family in 1896. He also built significant structures in Milton, served as a Sunday School Superintendent, and became Mayor in 1928. John and Elizabeth had a daughter, Margaret, who was the first female treasurer of a County in Ontario.

In 1913, after Elizabeth's death, John sold the house to Eliza Ann and Thomas C. Dale, who rented it to Dr. George Syer, the founding chief physician of the present hospital. The Dales sold the property to Jessie and Fred Varley in 1946.

The house was sold in 1969 to Hilda Elizabeth and Everett C. (Jim) Mountain. Jim worked as a milk truck driver and was a volunteer fireman, while Hilda was active in the community. In 1971, Christina Marie and Robert E. Dyck bought the property; they lived there for two years before selling it to Isabella Cunningham and Dewart Leslie Downs in 1973.

The property was purchased by Galogero and Giuseppina Crisci in 1992, who used it for rental income. Bonnie Baird bought the house in 1994, raising her two children there and

Discussion

cherishing its features. In 2007, Bonnie sold it to Lorraine M. Dennis and André Gagné, who renovated the home to restore its historical identity.

Physically, this one-and-a-half-storey Craftsman/Arts and Crafts style house is made of red bricks from Milton. Its cross-gable roof features a mix of brick and stucco in a Tudor Revival style, with a front porch showcasing squared brick piers. The home contains small front stained-glass windows and one-over-one windows with plain trim and stone lug sills.

Contextually, this house is an early example of the Arts and Crafts style and served as the home of John Maxted. The house contributes to the neighbourhood character of Victoria Street. It is one of the earliest houses built in the Park Lots, John Martin Survey Plan #18, established in 1856.

Character-Defining Elements / Heritage Attributes:

Key attributes that reflect the cultural heritage value of the property include:

- The original massing of the one-and-a-half-storey brick house with a cross-gable roof and rubble wall foundation.
- The Tudor-like stucco and brick framing of the facade's gable end.
- Double-sash windows with stained glass in the upper sash and stone lug sills at the porch.
- Single-sash-stained glass transoms, molded trim, and stone lug sills at the porch.
- A pair of six-over-one windows with plain trim, stone lug sills, and arch brick pilasters and headers at the front gable.
- One-over-one windows with plain trim and stone lug sills on the east and west elevations.
- A pair of one-over-one windows with arch brick headers, plain trim, and stone lug sills at the rear elevation.
- Four panels single leaf wooden door with upper stain glass insert
- An open front porch with brick piers and timber railings.



Discussion

Staff Recommendation

Staff recommends that the optimal conservation and protection measures for this heritage property is the designation of the property.

Financial Impact

There is no financial impact associated with this report.

Respectfully submitted,

Jill Hogan
Commissioner, Development Services

For questions, please contact: Anthony Wong, Senior Policy Phone: Ext.2565
 Planner

Attachments

Appendix '1'_Reasons for Designation _ 14 Victoria Street

Appendix '2'_CHVI evaluation of _14 Victoria Street

Appendix '3'_Photographic Record Heritage Attributes_14 Victoria Street

Approved by CAO
Andrew M. Siltala
Chief Administrative Officer

Recognition of Traditional Lands

The Town of Milton resides on the Treaty Lands and Territory of the Mississaugas of the Credit First Nation. We also recognize the traditional territory of the Huron-Wendat and Haudenosaunee people. The Town of Milton shares this land and the responsibility for the water, food and resources. We stand as allies with the First Nations as stewards of these lands.