



# The Corporation of the Town of Milton

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Report To: Council

From: Jill Hogan, Commissioner, Development Services

Date: November 13, 2023

Report No: DS-054-23

Subject: Notice of Intention to Designate 133, Mill Street - Eli Van Allen House

Recommendation: **THAT Staff Report DS-054-23 entitled: "Notice of Intention to Designate 133, Mill Street - Eli Van Allen House" be received;**

**THAT Council recognizes the historic house at 133 Mill 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

- The current owner of the property municipally known as 133 Mill Street, Milton has voluntarily responded to the heritage designation program and desire that their property be designated.
- Staff has evaluated that this historic home is a significant built heritage resource for the Town of Milton and should be designated under Part IV of the Ontario Heritage Act to protect this built heritage resource. (See Appendix 1).
- This significant heritage resource fulfils more than two of the evaluation and criteria set out in Part IV of the Ontario Heritage Act (R.S.O. 1990), Ontario Regulation 9/06 (See

## EXECUTIVE SUMMARY

Appendix 2). As such, it is worthy of designation under the provisions of the Ontario Heritage Act.

## REPORT

### Background

The Eli Van Allen historic house at 133 Mill Street was built circa 1857. Its cultural heritage value lies in its physical, historical and contextual value. It is a surviving example of the Ontario Regency Style Cottage. It has historical significance as it is the house of former Town Councillor Eli Van Allen, who built this house. It has contextual significance as this property is one of the original houses in the John Martin Survey Plan 6 for this significant part of historic Milton.

### Discussion

133 Mill Street is an altered example of a Regency cottage. The brick cottage, now covered in stucco, retains its original form and location. Extensive renovations in the 1990s altered the character and appearance of this house, hiding its Regency origins. A two-storey addition was added to the east of the historic house. The original structure of the home featured a simple centre-gable porch entrance. Renovations of the cottage added transoms to the windows. They are not original to the house.

Physically, the current structure retains its original low hip roof with a centre gable, decorative frieze, plain soffit and open veranda, which is common among the Regency Cottage style. The veranda features plain rectangular posts. The new veranda occupies both the original structure and the addition.

Historically, Eli Van Allen purchased the land from Edward Martin in 1856 and built this house in 1857. Eli Van Allen was a Town Councillor from 1868 to 1870. Eli sold this house to his son Joshua Van Allen, who was appointed the Town jailer in 1857. Eli was also a carpenter by trade and worked in constructing the Wallace Hotel that previously existed at the intersection of Main and Brown Streets. The Van Allen's raised their two sons, George and Frank in this house. Richard White, the founder of the Milton Reformer, was a tenant in this house.

Contextually, it is one of the earliest houses in the John Martin Survey (Plan No. 6) established in 1853. This neighbourhood was one of the very early subdivisions in Milton that were created even before Milton was incorporated as a Town in 1857. The Martin Survey

## Discussion

included houses North of Main Street East, East of Bronte Street North, Mill Street, Victoria Street and James Street. This house helps to define, maintain and support the heritage character of this neighbourhood. It is described as a 'gatepost' to the neighbourhood.

This significant heritage resource fulfils more than two of the evaluation criteria 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.

Staff concludes that the Eli Van Allen House is a significant heritage resource that conforms to the criteria for designation and is further described in Appendix 1: Reasons for Designation

Key character-defining elements/heritage attributes vital to the preservation of this house at 133, Mill Street are the following (see also Appendix 3: Photos of Heritage Attributes):

- The original location, form and massing of the one-storey house (except for the two-storey addition) with a stone foundation and basement.
- Original low-hip roof with centre gable, decorative frieze and plain soffit.
- Open veranda with plain wood posts.
- Home of Eli Van Allen, Town Councillor 1868 -1870.
- Context of the location of the original house as the 'gatepost' and contributing to the heritage character of the John Martin survey neighbourhood of 1853.

## 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 Planner Phone: Ext.2565

### Attachments

- Appendix '1'\_Reasons for Designation for 133, Mill Street\_ Eli Van Allen House
- Appendix '2'\_CHVI Evaluation
- Appendix '3'\_Photographic Record Heritage Attributes\_ 133, Mill 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.