

THE CITY OF VAUGHAN

BY-LAW

BY-LAW NUMBER 185-2024

A By-law to designate 7365 Martin Grove Road, in the City of Vaughan, in the Regional Municipality of York, Province of Ontario, as a property of cultural heritage value or interest under Section 29 of the *Ontario Heritage Act*, R.S.O. 1990, c.O.18.

WHEREAS Pursuant to Part IV, Section 29 of the *Ontario Heritage Act*, R.S.O. 1990, c.O.18, as amended, the council of a municipality is authorized to enact a by-law to designate real property within the municipality, including all buildings and structures thereon, to be of cultural heritage value or interest;

AND WHEREAS section 29(1.1) of the *Ontario Heritage Act*, R.S.O. 1990, c.O.18 requires the Council of a municipality to cause notice of intention to designate a property to be given by the Clerk of the municipality;

AND WHEREAS the property described in Schedule "A" to this By-Law, municipally known as 7365 Martin Grove Road is deemed to contain cultural heritage value or interest;

AND WHEREAS the designated portion of the property described in Schedule "A" is depicted in Schedule "C" to this By-Law, which is the area that contains the Cultural Heritage attribute subject to this By-Law;

AND WHEREAS section 29(3) of the *Ontario Heritage Act*, R.S.O. 1990, c.O.18 requires a notice of intent to designate to be served on the Property Owner, on the Ontario Heritage Trust, and to be published in a newspaper;

AND WHEREAS, on April 22, 2024, the Council of the Corporation of the City of Vaughan caused notice of intention to designate 7365 Martin Grove Road as a property of cultural heritage value or interest.

AND WHEREAS section 270 of the *Municipal Act, 2001*, S.O. 2001, c. 25 requires a municipality to adopt and maintain policies with respect to the specific form and manner of the provision of notices;

AND WHEREAS sections 26(4) and 39.1(3) of the *Ontario Heritage Act*, R.S.O. 1990, c.O.18 permit a municipality to publish notices in accordance with a policy adopted by the

municipality under section 270 of the *Municipal Act, 2001*, S.O. 2001, c. 25;

AND WHEREAS the City of Vaughan enacted By-law 021-2024 on January 30, 2024 pursuant to section 270 of the *Municipal Act, 2001*, S.O. 2001, c. 25 which allows for notice to be provided by way of the City's website;

AND WHEREAS on July 30, 2024, the City of Vaughan published a notice of intention to designate 7365 Martin Grove Road on the City of Vaughan's website in accordance with By-law 021-2024 and served to the Ontario Heritage Trust and to the owners of 7365 Martin Grove Road.

AND WHEREAS no notice of objection to the proposed designation was served within the thirty-day timeline prescribed by section 29(5) of the *Ontario Heritage Act*, R.S.O. 1990, c.O.18, on the Clerk of the City of Vaughan;

NOW THEREFORE the Council of the City of Vaughan ENACTS AS FOLLOWS:

1. That pursuant to Section 29 of the *Ontario Heritage Act*, the property located at 7365 Martin Grove Road (the "Property"), in the City of Vaughan, in the Regional Municipality of York, Province of Ontario, being more particularly described in Schedule "A" and "C" attached hereto and forming part of this By-law, shall be and is hereby designated as a property of cultural heritage value or interest.
2. That the Statement of Cultural Heritage Value or Interest for the Property explaining the reasons the Property is of cultural heritage value or interest is attached hereto in Schedule "B" and forms a part of this By-law.
3. That the City Solicitor is hereby authorized to cause a copy of this By-law and its Schedules to be registered against the title to the Property in the proper land registry office.
4. That the City Clerk is hereby authorized to cause a copy of this By-law and its Schedules to be served on the Property Owner and on the Ontario Heritage Trust.
5. That the City Clerk is hereby authorized to publish notice of this By-law on the City of Vaughan's municipal website.

Voted in favour by City of Vaughan Council this 29th day of October 2024.

Steven Del Duca, Mayor

Todd Coles, City Clerk

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Authorized by Item No. 20 of Report No. 14 of the Committee of the Whole.
Adopted by Vaughan City Council on April 22, 2024.
City Council voted in favour of this by-law on October 29, 2024.

SCHEDULE "A" TO BY-LAW NUMBER 185-2024

Description of Lands

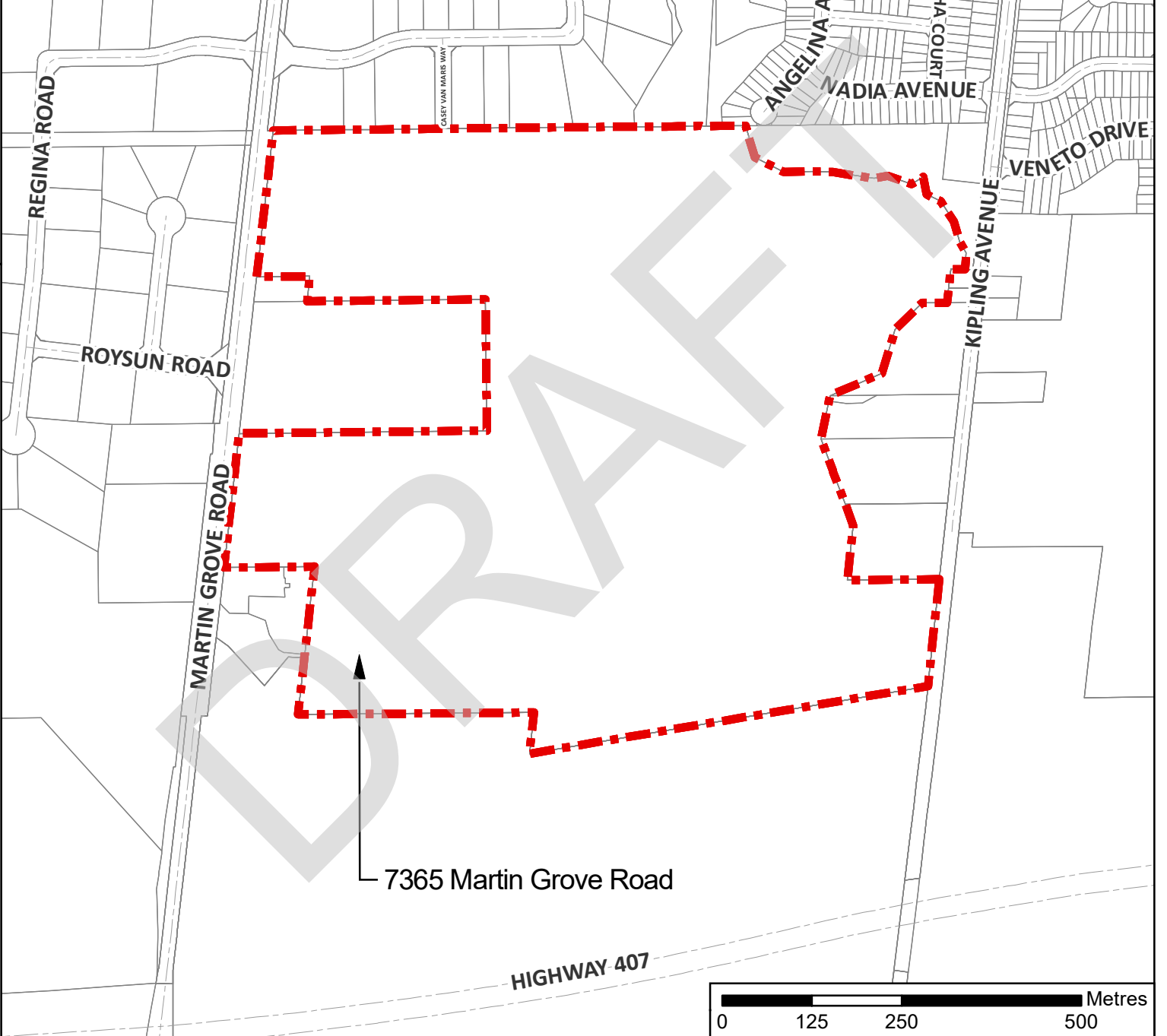
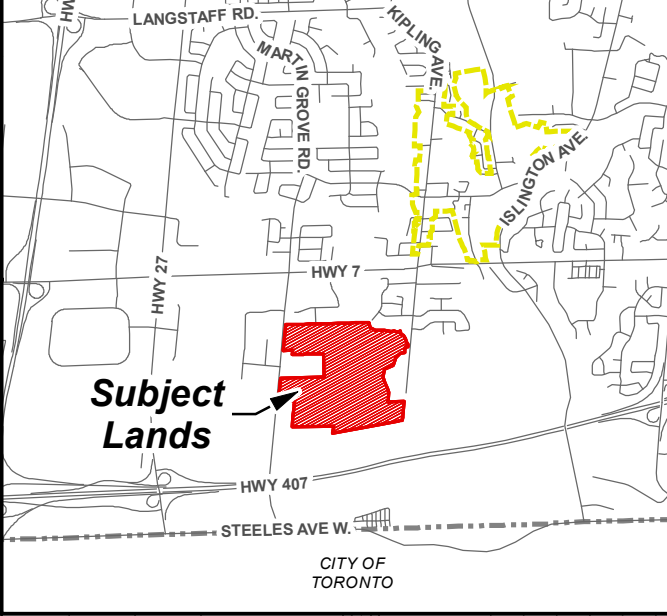
PIN: 03222-0985:

Part of the East Half of Lots 2 and 3 and Part of Lot 4, Concession 8, designated As Parts 1 to 3 (inclusive) and 6 to 14 (inclusive) on Plan 65R-37505; subject to an easement over Part 11, 65R-37505 as in R737042 as amended by R737786; City of Vaughan

Municipal Address: 7365 Martin Grove Road

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CONTEXT MAP



**Location Map
To By-Law 185-2024**

Location: 7365 Martin Grove road
Part of Lots 2, 3, and 4, Concession 8

City of Vaughan

 Subject Lands

SCHEDULE "B" TO BY-LAW NUMBER 185-2024

STATEMENT OF CULTURAL HERITAGE VALUE

BRIEF DESCRIPTION

ADDRESS: 7365 Martin Grove Road

LEGAL: Part of the East Half of Lots 2 and 3 and Part of Lot 4, Concession 8, designated As Parts 1 to 3 (inclusive) and 6 to 14 (inclusive) on Plan 65R-37505; subject to an easement over Part 11, 65R-37505 as in R737042 as amended by R737786; City of Vaughan

OVERVIEW

The cultural heritage value of the property known as 7365 Martin Grove Road meets the criteria set out by the *Ontario Heritage Act* under Province of Ontario Regulation 9/06 for the categories of historical/associative, design/physical and contextual value.

Name: Lockwood House
Date Built: 1899
Style: Queen Anne Revival
Condition: Very good

ARCHITECTURAL VALUE

The subject property located at 7365 Martin Grove Road consists of a 2 ½ storey former residence building, known as the Lockwood House. Constructed in 1899, the structure is a representation of Queen Anne style architecture. The Queen Anne style came into prominence in the late 19th Century, and was a style often selected by homeowners from the upper middle class. The homes reflected the status of the homeowners, and their efforts of hard work. The combination of detailing, and the grand size of the structure was meant to impress. The Queen Anne style also incorporated various elements from different design eras, which contributed to the look of opulence and grandeur. Some characteristics of the style include ornamentation, asymmetrical facades, wraparound verandahs, patterned shingles, circular towers, and patterned masonry.

The Lockwood House has an asymmetrical plan. It is built using brick, and incorporates a steeply pitched roof with irregular rooflines. The front elevation contains the main entrance to the building. There is a two-storey bay window with an octagonal roof on the east side of the entrance, while there is a large window to the west side of the entrance doorway. The western section of the front elevation projects forward slightly, while the wall containing the entrance doorway is setback. This western section contains a small window in the gable, which is surrounded by fish-scale detailing. Archival images reveals that the current porch is not original to the structure, with the previous iteration of the porch having had more detailing.

The western elevation has a two-storey bay window, and the gable directly above it also contains a small window surrounded by fish-scale detailing. There is also a detail on the structure that contains the building's date (1899) and name of the building (Lockwood).

HISTORICAL/ASSOCIATIVE VALUE

The subject property located at 7365 Martin Grove Road is associated with the Johnston family. The 1860 and 1878 maps illustrate David Johnston (Johnstone) living on the subject property. David came to Canada from Scotland with his brother Robert Johnston in the hopes for better opportunity. Although they tried farming in Ottawa, the land was not fertile, and after about a year they ventured to Vaughan. In 1844 he purchased the east half of Lot 3, Concession 8, which had

previously been a Clergy reserve. He would later marry Katherine (Catherine) Dalziel in 1848, and they had five children together: Janet, Annie, Christina, John, and Agnes. The family attended the Presbyterian Church at Elder's Mills, Knox Presbyterian Church, which was recently built. The *Burwick Tweedsmuir* reveals that this was the main social activity. Not only was attending church related to their belief system, it also served as a way to build a sense of community.

David Johnston worked hard to develop the property. He cleared the forest, planted crops, and over time also got livestock. When the home was completed, an account from the *Burwick Tweedsmuir* also notes that the structure was the first rural home to plumbing. This helps to showcase that the plumbing was an innovative inclusion to a home during this time-period. When it came to heating the home, wood was cut by the hired help on the farm for the wood burning furnace.

Years later John Johnston would inherit the farm. He married Christina Lawrie, and together they had ten children. John was also involved in the community and served on the building committee for the Woodbridge Presbyterian Church. When it came to farm operations, John raised a large herd of Jersey cattle that were all pedigreed. This helps to give insight into the type of farming that was happening on the lot.

After many years being part of the Johnston family, the property was later sold. The land was divided into smaller parcels, and by 1964 the house was sold to a young person of Swiss ancestry. Aerial photos reveal that the structure was later moved from its original siting. York Region maps reflects the change in the building's location after 1995. Documentation from 1997 discusses the proposal of a seniors complex, and the relocation of the home.

CONTEXTUAL VALUE

The subject property located at 7365 Martin Grove holds contextual value through the building's historical connection to the area. Although the structure is no longer in the exact location it was originally built, it still remains on Lot 3 and Concession 8, where it was historically situated. Through its connections to David Johnston, the structure is a reflection of his hard work and dedication to establishing himself in a new country. The size and grandeur of the home signify his efforts. It is here that the merit of the house lies, just as much as in the architectural value.

SUMMARY OF HERITAGE ATTRIBUTES

Architectural Value

- Red brick
- Asymmetrical details
- Steep roof, with irregular rooflines
- Fish scale detailing in gable roof
- 2-storey bay window with octagonal roof

Historical Value

- Associated with David Johnston who was an early settler from Scotland, who worked hard to develop his lot
- First property in the area to have plumbing, which highlights the innovation at that time-period

Contextual Value

- Structure is historically linked to the Lot and Concession it was built upon
- The chosen architectural style and mass reflecting owners' status in community

SOURCES AND BIBLIOGRAPHY

City of Vaughan Archives

Reaman, G. E. (1971). *A History of Vaughan Township: Two centuries of life in the township*.
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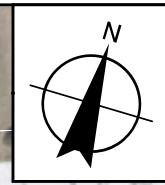
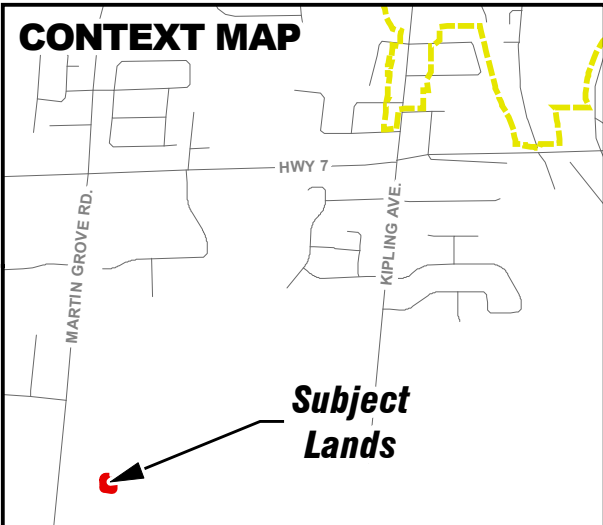
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Archives. MG 15


Building styles. Queenanne. (n.d.). <http://www.ontarioarchitecture.com/QueenAnne.htm>


Historicplaces.ca - the queen anne revival style. (n.d.).
https://www.historicplaces.ca/en/pages/32_queen_anne.aspx

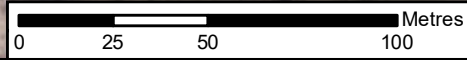
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CONTEXT MAP



 Heritage District

 Subject Lands



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To By-Law 185-2024

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