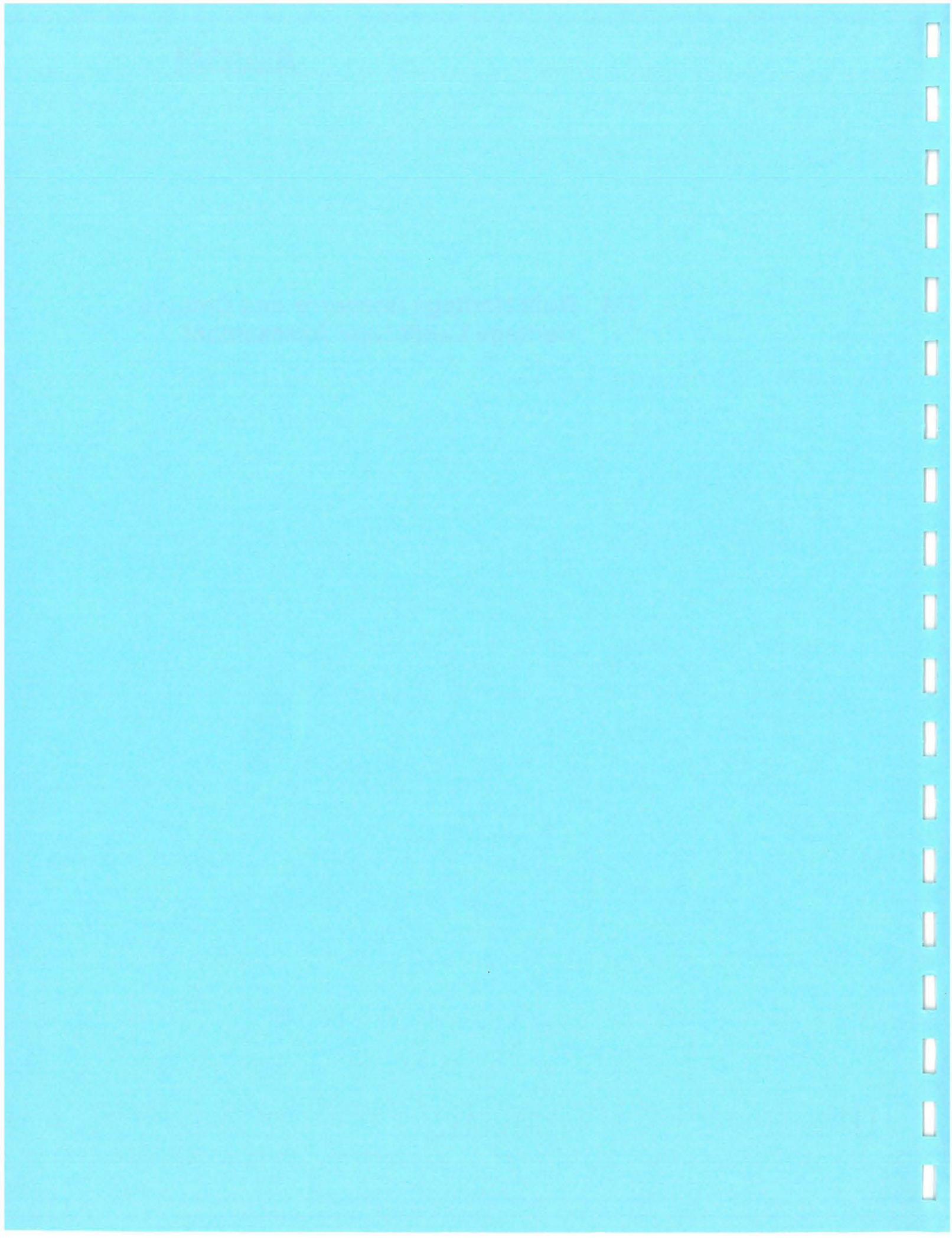


**C4. Built Heritage Resource and Cultural
Heritage Landscape Assessment**



Note: The assessment of the Built Heritage for the study area is documented in two reports.

The October 2008 Report pertains to the original study limits which extended from Queen Street northerly to Mayfield Road.

The May 2010 Report pertains to the extended study area from Mayfield Road northerly approximately 2 km.



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Built Heritage Inventory
Dixie Road Between Mayfield Road and Queen Street
*A study conducted as part of the Class EA for the proposed widening of Dixie Road,
Mayfield Road to Queen Street,
City of Brampton, Region of Peel.*

Prepared for

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October 2008

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Acknowledgements:

Special thanks for his invaluable assistance with this project are extended to J. Brian Gilchrist, Genealogist, Toronto.

1.0 Introduction

In the summer of 2008, **Archaeological Research Associates Ltd. (ARA)** was retained by **Timmins Martelle Heritage Consultants Inc. (TMHC)** to conduct a built heritage assessment of structures lying within the study area for the proposed *Expansion of Dixie Road (Regional Road 4) from Queen Street to Mayfield Road, including both intersections but excluding the intersection at Bovaird Road, City of Brampton* (Figures 1-3). The project was carried out as part of a Class EA and Design Study.

Accordingly, **ARA** has compiled an historical overview of the community of Brampton, and an inventory of those structures within the study area that possess heritage value.

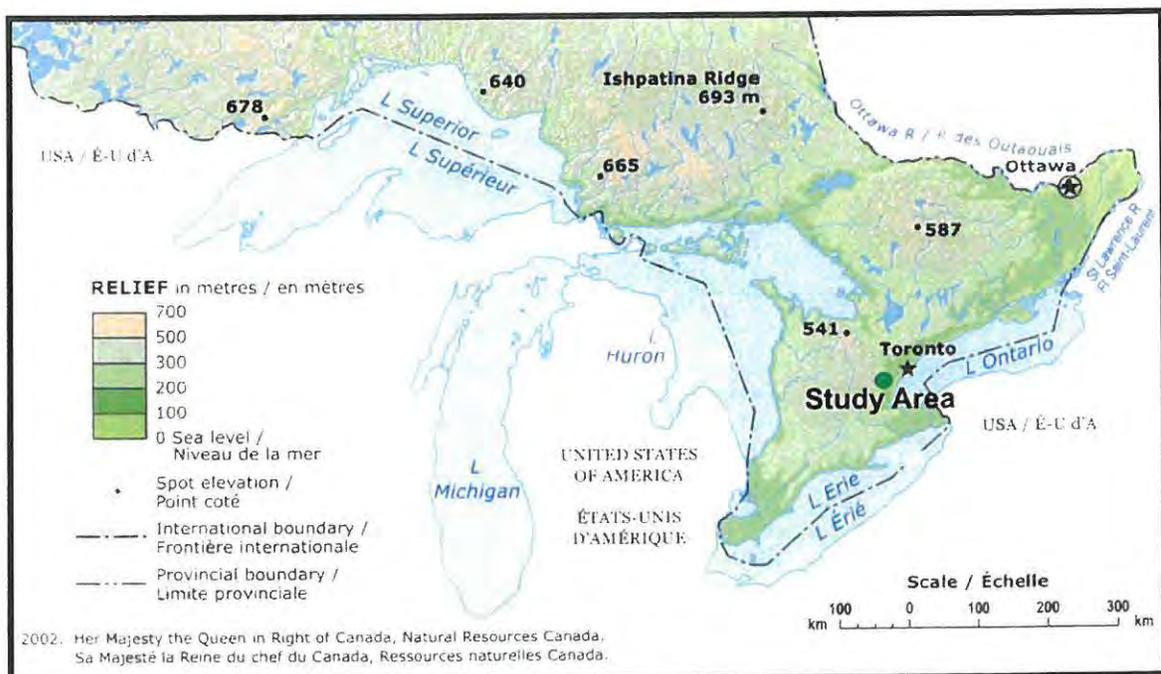


Figure 1: The Study Area in Southern Ontario

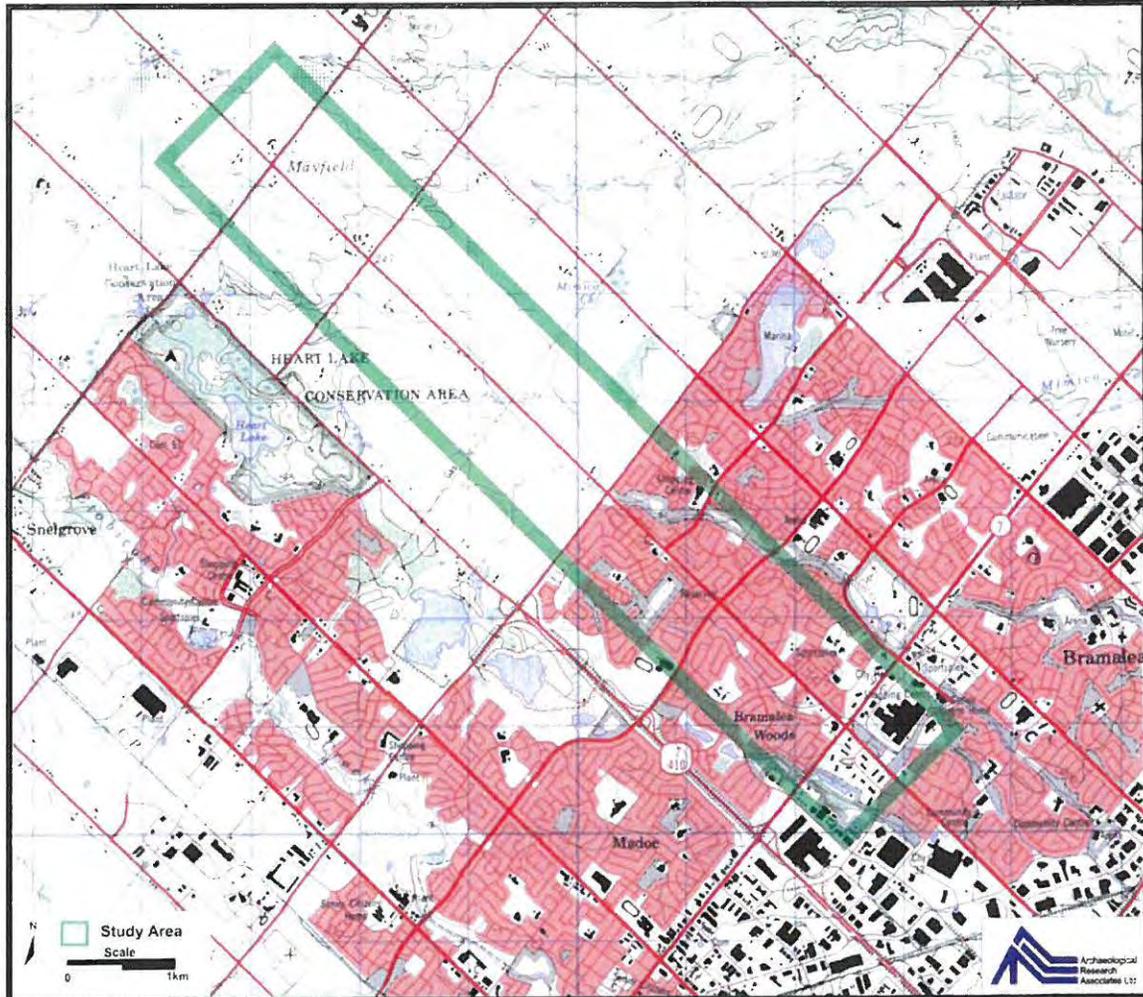


Figure 2: The Study Area within the City of Brampton



Figure 3: Detailed Map of the Study Area within the City of Brampton

2.0 Pre-History, History and Heritage – Some Definitions

The study of history is the systematic study of the past through analysis and interpretation of written records, photographs, and oral histories. Pre-history is concerned with the period of time which pre-dates written documentation. The legacy of these people is told through oral histories and information obtained through the archaeological record. Heritage refers to those objects, both tangible and intangible, which are passed down from the past.

3.0 The Settlement of the Region of Peel

While it has been established that First Nations peoples occupied the region for millennia prior to the arrival of Europeans, for the purpose of this study, the discussion of settlement within the region will be discussed commencing with the British Crown's acquisition of land from local First Nations peoples in the late 18th century.

The written history of the Region of Peel begins in 1819 when Richard Bristol and a team of Surveyors set up a camp near what became the community of Churchville and undertook a survey of Chinguacousy Township. From the southwest corner of the township the surveyors cleared a line through the trees to mark the centre of future roads. They also measured each lot, and marked them. It took the surveyors six months, and the line ended at what was called the Street of Communication, now Hurontario Street.

It was not until 1842 that Peel County was created, the area having been part of a larger York County since its inception in 1792 (Roulston 1978: 60). Settlers first began to arrive in the area in the 1820s. The first settlers to come from New Brunswick, the United States and other parts of Upper Canada. Chinguacousy Township was settled mostly by United Empire Loyalists who came to Upper Canada after the American War of Independence (Walker and Miles 1877: 58). In 1821 Chinguacousy Township had a population of 412, with only 230 acres under cultivation (Walker and Miles 1877: 64). These early pioneers were responsible for clearing their own lots and farms of trees. They were also required to build all the main roads the region as part of their land grants. The area grew slowly and steadily through the 1830s and 1840s, and saw an influx of immigrants in 1845 (City of Brampton 2003).

The railway came to Peel in 1856, and greatly contributed to the local economy. It brought new businesses and residents to the area. The community grew even more in the early 20th Century when the first automobiles came to Ontario. With them came improved roads and sidewalks. The old corduroy roads were torn up and replaced with concrete and asphalt. In 1974, the Region of Peel was created, splitting the former county into three areas: Mississauga, Brampton, and Caledon. With this, Brampton became a city, and annexed the surrounding area, including the study area (Figures 4-6) (City of Brampton 2003).

Situated at the northern end of the current study area is the former village of Mayfield. Mayfield was located at the junction of the 3rd Concession East and the 17th Sideroad. It was established by English immigrants, who named the area after their hometown of Mayfield, England. By 1853 Mayfield had a post office, and by 1877 there was a brick school house, a general store, a blacksmith's shop and hotel. In 1877 it had a population of about 30 people. In 1977 the blacksmith's shop was still standing but deserted (Roulston 1978: 51). The general store still stands, although it became the Gray Family home in the 1870s. The School House stands today as well, although it too is used for residential purposes. Mayfield is now part of the City of Brampton.

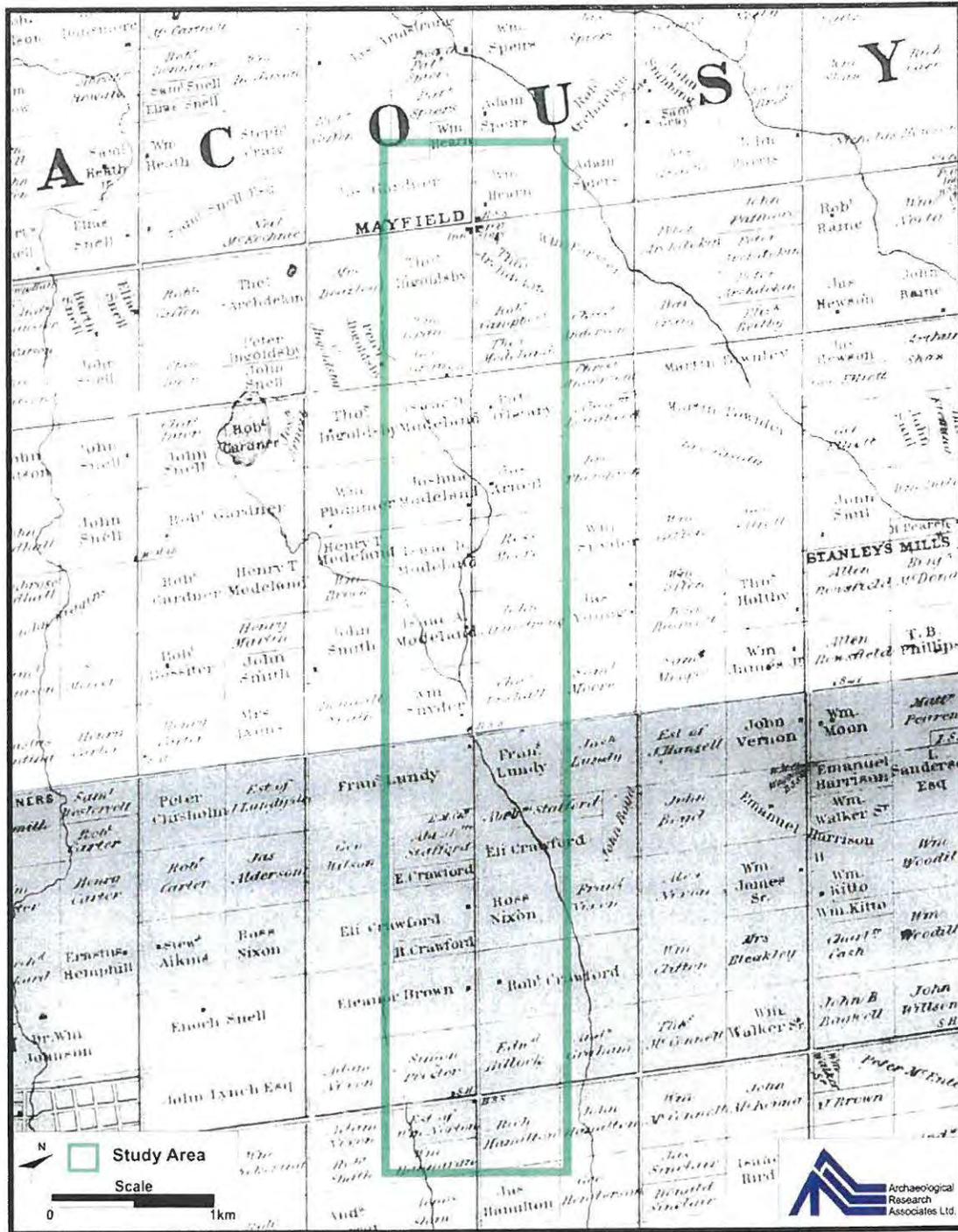


Figure 4: 1859 Map of Chinguacousy Township showing the Study Area

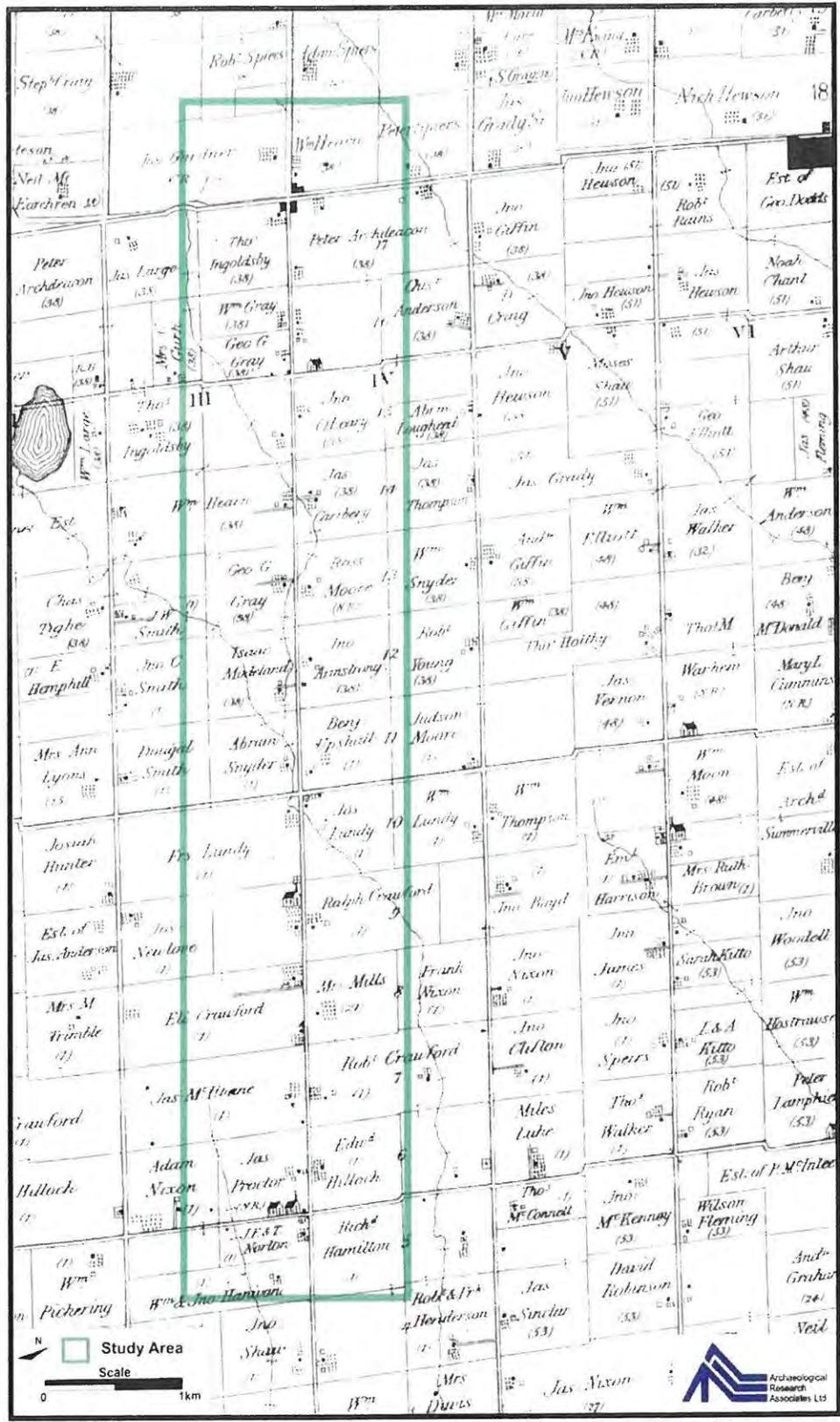


Figure 5: 1877 Map of Chinguacousy Township showing the Study Area

4.0 Heritage Buildings within the Study Area

The City of Brampton has collected heritage data on a number of historic properties within the community. The following is an inventory of the properties within the study area which are included on the City of Brampton Municipal Register of Cultural Heritage Resources (Figure 7). Included in the list are two pioneer cemeteries located on Dixie Road. The cultural heritage resources are listed rather than designated, and therefore subject to the following statement: Section 2.6.1 of the 2005 Provincial Policy Statement states that significant built heritage resources and significant cultural heritage landscapes shall be conserved.



Figure 7: Heritage Buildings within the Study Area

4.2 Peter Archdekin Farmhouse

Address: 4585 Mayfield Road

Date of Construction: 1870s

The Peter Archdekin Farmhouse (Plate 1) is located on 4th Concession East, Lot 17. The first land record is a land grant given to Timothy Street in 1819 for the east half of the lot. Timothy Street was also granted the other half of the lot in 1820.

Deed abstracts show that in 1820, Timothy Street was granted the entire lot by Letter of Patent. In 1821 Street sold the north-eastern half of his lands to Benjamin Degean. In 1835 Degean sold the south-western quarter of his property to William Deacon. In 1835 Jacob Degraw sold part of the southwest portion of the lot to James Graham. In 1836 Deacon sold part of the west half to Thomas Archdeakon. In 1838 Degraw sold a part of the southwest part of his property to Thomas Morrison for £600. A year later, in 1840, James Forster sold 130 acres in the east half of the lot to William Forster. In 1852 William Benson sold 23.5 perches of land to Thomas Archdeakin (sic). In 1856 Thomas Wiginton sold 20 acres to Thomas Archdeakin for £450. In 1860 Mary Degrew sold 129 acres to William Forster. In 1863 William Forster sold 129 acres in the east half to Peter Archdeakin for £1750.

No documentary evidence has been found to suggest a construction date for the Peter Archdekin Farmhouse. The side-gabled, steep-pitched roof, along with the centre gable would suggest a Gothic Revival style of house. The decorated verge boards, and the decorations over the windows, are also suggestive of this style. Other influences do appear, including a Georgian or Adam style in the quoins, and a Colonial Revival influence in the slight eaves overhang with mouldings (McAlester and McAlester 1984). Overall, the structure appears to be of very similar construction to the Ingoldsby Farmhouse, as shown in a photo from 1970 (Plate 3). The Gothic Revival style was at its height during the 1870s.



Plate 1: 4585 Mayfield Road – Peter Archdekin Farmhouse

4.3 Ingoldsby Farm

Address: 11960 Dixie Road

Date of Construction: 1874

The Ingoldsby Farmhouse (Plates 2 & 3) is located on 3rd Concession East, Lot 17. The earliest land records come from a *Ticket of Location* from May 1819 when the western 100 acres of the lot were granted to Alexander Hutton. In August of the same year a *Ticket of Location* was given to James Townley for the eastern 100 acres of the lot. A letter dated to 1824 granted the lands to James Pousley.

The Deed Abstracts for the west half of the lot begin in 1836. That year, the west half of the lot was granted by *Letter of Patent* to Abraham Galt. A year later, in 1837 he sold his lands to John Galt. In 1839 John Galt sold the lands to Charles Moore. In 1841 Moore sold his lands to Isaac Bailey. In 1851 Bailey sold his property to Thomas Deageley. In 1853 Deageley mortgaged his lands to the Home District Savings Bank for £400. By 1865 the lands were owned by Jeremiah Cummins and were sold to Eliza Leflar for \$1000.

An article appearing in the Brampton Centennial Newspaper tells the story of the Ingoldsby Farmhouse. The farmhouse was built in 1874 by Thomas Ingoldsby, son of the original settler, also named Thomas Ingoldsby. It was made using bricks that were baked in a kiln on the farm. It took two years for Thomas to make

enough bricks to build his home. He also baked the bricks to build the Mayfield School House and the Presbyterian Church (Brampton Guardian Centennial 1970). The photo depicted in this article shows a red brick house, with some white detailing, and looks much more like the Peter Archdekin farm house which stands today.



Plate 2: 11960 Dixie Road - Ingoldsby Farmhouse

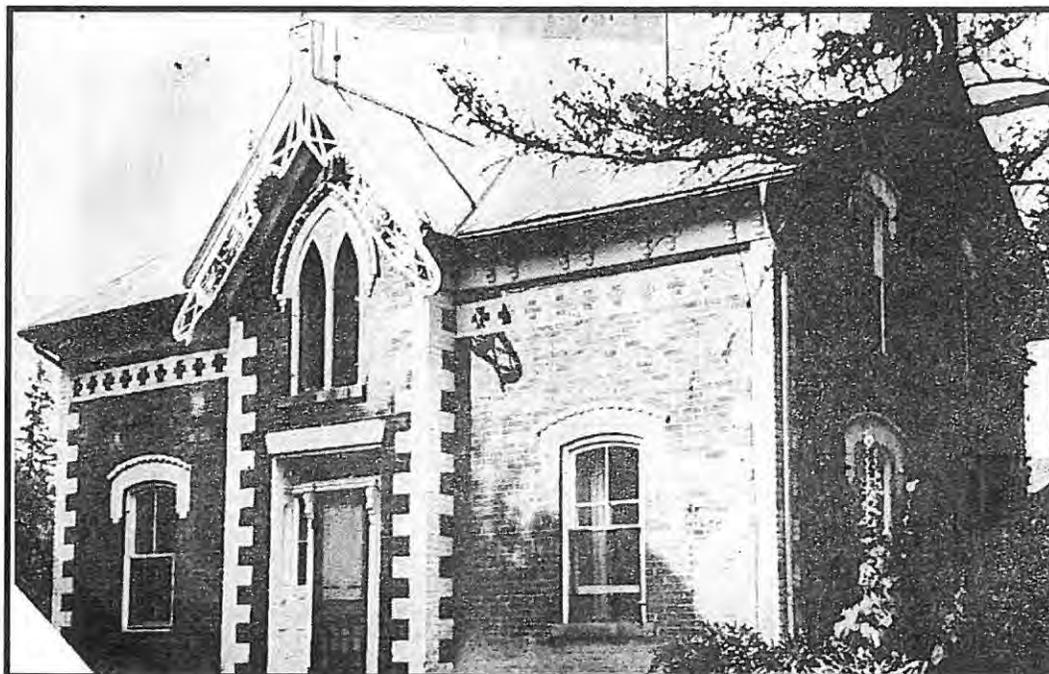


Plate 3: Photograph of the Ingoldsby Farmhouse in 1970

(Brampton Guardian Centennial 1970)

4.3 11098 Dixie Road

Address: 11098 Dixie Road

Date of Construction: 1870s

This house (Plates 4 & 5) is located on what was originally the 3rd Concession East, Lot 16. The earliest record is a letter, written by Samuel Gray in 1834, requesting to purchase the east half of Lot 16 for the estimated value. The letter is also signed by one of the Ingoldsbys who indicated their interest in the west half of the lot. In 1844 a patent was sold to Samuel Gray for £110 for another 100 acres of land.

The abstract to deeds available are for the west half of lot 16. The first entry comes from 1850 when the lands were granted to Thady Ingoldsby by letter of patent. The records end in 1865, and show the Ingoldsby family as still being owners of the land.

The first house built on the property was a log house built by Samuel Gray shortly after his arrival to Chingcousy Township. He died in 1844, at which point his son George took ownership of his lands. In 1878 he gave ownership over to his son Joseph who was given a house, originally the Mayfield general store, by an uncle and had it moved closer to the old log house. That house was the local store once located in Mayfield. The former store is now the Gray farm house that stands on the lot today.



Plate 4: 11098 Dixie Road



Plate 5: Photograph of Gray Farm in 1970
(Brampton Guardian Centennial 1970)

4.4 Mayfield School House

Address: 1524 Countryside Drive

Date of Construction: 1870s

Mayfield School House (Plate 6) sits on what was the 4th Concession East, Lot 16, Chinguacousy Township. The first evidence of ownership comes from a letter written by William Drummond, who granted the lands to William Hearn on November 19th, 1807. A location ticket, dated to 1819 shows the eastern 100 acres of the lot as being granted to William Long. Another location ticket, also from 1819, shows 200 acres as being granted to John Basteveck Junior. In 1820 the north-western half of the lot was leased to James Whittaker. A year later, in 1821 Robert Armstrong was given a location ticket for the southwest half of the lot, the part of the lot where the school now stands.

The abstract to deeds for the 4th Concession, lot 16, begins in 1825. The northwest quarter of the lot was granted by letter of patent to Jarvis Whittaker in 1825. In 1828 he sold his lands to William Sharpe. By 1863 the lands were owned by Joseph Aineil who sold his lands to Ann Maguire.

The north-eastern half was granted by letter of patent to William Long in 1825. In 1838 Long sold his lands to John Anderson. In 1858 Anderson sold the lands to John Abrahall. In 1861 Abrahall sold his lands to Christopher Anderson.

The first Mayfield School House was a small log building erected by John and Thomas Modeland in 1837. The second school house was built in 1847, also of log construction, and was across Dixie Road from the present school house, on the 3rd Concession East, Lot 16. The present Mayfield School House at the 4th Concession East, Lot 16, was constructed in 1873. It was made of brick, fired by the Ingoldsby Family, and cost \$2000 to build. In 1955 the school was completely renovated. The north wall was redesigned to be composed entirely of windows, a new floor was put down, new black boards and electrical fixtures were installed, and indoor plumbing was added (Reed 1956). Currently the building is being used for residential purposes.



Plate 6: 1524 Countryside Drive

4.5 Lundy Burial Grounds

Address: Dixie Road

Date of Construction: 1859

The Lundy Family Burial Grounds (Plates 7 & 8) were located on the 3rd Concession East, Lot 10. They have now been moved to sit directly to the north of the Mount Olivet Cemetery. The earliest land record for the lot is a lease given to George Piper in 1820. A letter written by George Piper and dated February 20, 1831 states that he is selling his property to Francis Lundy. Another letter, dating to 10 March 1831 is signed by Francis ---- and contains a request to purchase the lot. Two months later, on 12 May 1831, Francis Lundy wrote another note which contained a request to purchase the lot. In a letter dated May 24, 1837 written by George Piper indicates his interest in selling his lands to Francis Lundy.

The land registry records show the lot being granted to Francis Lundy by *Letter of Patent* in 1837. A year later, in 1858, Robert Lundy is listed as having inherited the property through a will. The Lundy Family Burial Ground sits adjacent to the Mount Olivet Cemetery. Robert Lundy died in 1859, when the Mount Olivet Cemetery was not yet open. This probably explains why the family used their own burial grounds on the farm.



Plate 7: Lundy Burial Grounds



Plate 8: Detail of Tombstone at the Lundy Burial Grounds

4.6 Mount Olivet Cemetery

Address: Dixie Road

Date of Construction: 1869

The Mount Olivet Cemetery (Plates 9-11) is located on what was the 3rd Concession East, Lot 9. A *Ticket of Location* dated to 1819 grants John Falbot the east half of the lot. Another *Ticket of Location* from 1819 conveys the west half of the lot to John Proctor. A note from the Receiver General's Office dated to 1831 shows John Chamberlin as being granted 100 acres of the lot.

The registry of deeds for the southwest half of lot 9 begins in 1824 when 100 acres was granted by letter of patent to John Proctor. In the same year, a bill of sale indicates that Proctor sold his lands to Israel Ransom for £127. In 1835 Ransom sold the lands to William Martine. In 1841, Martine sold the lands to William Wallis. In 1851, Jonathan Drum sold the lands by bond to James Wallis. In 1852 Abel Hafford sold 97 perches of the lot to John Willcox. In 1859, the southwestern half of the lot was sold to Joseph New Love through a bill of sale. In 1862, Jonathan Dunn sold the lands to Joseph New Love through a *Deed of Mortgage*.

The history of the east half of the lot begins in 1834 when 100 acres were granted to J.T. Chambers. In 1836 Chambers sold 25 acres to Daniel Wilcox. In 1842 the remaining 75 acres were sold to Eli Crawford. Three acres of this land was donated by various owners for a cemetery (Tweedsmuir History of Peel County).

The Mount Olivet Cemetery and Church were opened in 1869. The land on which it stands was sold to John Wilcox, Thomas Swain, Mathew Pearson, Andrew Starret and John Modeland, who were all trustees of the Methodist Episcopal Church in Canada. The land was donated for the purposes of building a meeting house or chapel or burial ground (Halton-Peel OGS). Regular church services stopped in 1923 and the church was sold to Arnold Weiss in 1950 (Tweedsmuir History of Peel County). In 1950, the church was demolished, and in 1976 the cemetery was officially closed.



Plate 9: Mount Olivet Cemetery



Plate 10: Plaque at Mount Olivet Cemetery



Plate 11: Detail of Tombstone at Mount Olivet

5.0 Recommendations

With respect to the heritage buildings located along the study area, it is recommended that all reasonable effort be made to avoid actions that could damage or alter them in any fundamental way. If engineering or safety concerns make this impossible, other strategies, such as relocation, should be considered.

Given the heritage significance of these properties, a respectful approach to its conservation and rehabilitation should be given major consideration in the Class EA process. Models for how this can best be achieved have already been developed elsewhere. The Canadian organization with the most experience in these matters, and the most highly-developed set of standards for dealing with heritage structures, is Parks Canada. They define rehabilitation as:

the action or process of making possible a continuing or compatible contemporary use of a historic place or an individual component, through repair, alterations, and/ or additions, while protecting its heritage value. Rehabilitation can include replacing missing historic features. The replacement may be an accurate replica of the missing feature, or it may be a new design that is compatible with the style, era, and character of the historic place (2003: 2-2).

Rehabilitation involves the sensitive adaptation of a historic place or of an individual component for a continuing or compatible contemporary use, while protecting its heritage value. This is achieved through repairs, alterations and/or additions. Three Standards relate to Rehabilitation and all three must be applied to a Rehabilitation project, in addition to the nine Preservation Standards (see appendix B) (2003:2-2).

Parks Canada also recommends rehabilitation as the primary treatment for heritage structures when:

- a) repair or replacement of deteriorated features is necessary;
- b) alterations or additions to the historic place are planned for a new or continued use;
- c) its depiction as a period piece is inaccurate (2003: 2-2).

Rehabilitation can revitalize historical relationships and settings and is therefore most appropriate when heritage values related to the context of the historic place dominate. A plan for *Rehabilitation* should be developed before work begins.

The cultural heritage resources located within the study area are listed on the **City of Brampton Heritage Properties List**. While not designated heritage properties, these listed properties are considered to be significant heritage resources and therefore subject to the **Provincial Policy Statement** (2005). The **Provincial Policy Statement** states in Section 2.6.1 that “significant built heritage resources and significant cultural heritage landscapes shall be conserved” where ‘significance’ means “in regard to cultural heritage and archaeology, resources that are valued for the important contribution they make to our understanding of the history of a place, an event, or a people”.

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Appendix A

Parks Canada Built Heritage Conservation Standards (Parks 2003: 2-3,4)

Standards

Definitions of the terms in *italics* can be found below. The Standards are not presented in a sequential or hierarchical order, and as such, equal consideration should be given to each. All standards for any given type of treatment must therefore be applied simultaneously to a project.

General Standards (all projects)

1. Conserve the *heritage value* of a historic place. Do not remove, replace, or substantially alter its intact or repairable *character-defining elements*. Do not move a part of a *historic place* if its current location is a *character-defining element*.
2. Conserve changes to a *historic place* which, over time, have become *character-defining elements* in their own right.
3. Conserve *heritage value* by adopting an approach calling for *minimal intervention*.
4. Recognize each *historic place* as a physical record of its time, place and use. Do not create a false sense of historical development by adding elements from other *historic places* or other properties or by combining features of the same property that never coexisted.
5. Find a use for a *historic place* that requires minimal or no change to its *character-defining elements*.
6. Protect and, if necessary, stabilize a *historic place* until any subsequent *intervention* is undertaken. Protect and preserve archaeological resources in place. Where there is potential for disturbance of archaeological resources, take mitigation measures to limit damage and loss of information.
7. Evaluate the existing condition of *character-defining elements* to determine the appropriate *intervention* needed. Use the gentlest means possible for any intervention. Respect *heritage value* when undertaking an *intervention*.
8. Maintain *character-defining elements* on an ongoing basis. Repair *character-defining elements* by reinforcing their materials using recognized conservation methods. Replace in kind any extensively deteriorated or missing parts of *character-defining elements*, where there are surviving prototypes.
9. Make any *intervention* needed to preserve *character-defining elements* physically and visually compatible with the *historic place*, and identifiable upon close inspection. Document any intervention for future reference.

Additional Standards Relating to Rehabilitation

10. Repair rather than replace *character-defining elements*. Where *character-defining elements* are too severely deteriorated to repair, and where sufficient physical evidence exists, replace them with new elements that match the forms, materials and detailing of sound versions of the same elements. Where there is insufficient physical evidence, make the form, material and detailing of the new elements compatible with the character of the *historic place*.
11. Conserve the heritage value and *character-defining elements* when creating any new additions to a historic place or any related new construction. Make the new work physically and visually compatible with, subordinate to and distinguishable from the historic place.

12. Create any new additions or related new construction so that the essential form and integrity of a *historic place* will not be impaired if the new work is removed in the future.

Definitions

Character-defining elements: the materials, forms, location, spatial configurations, uses and cultural associations or meanings that contribute to the *heritage value* of a *historic place*, which must be retained in order to preserve its *heritage value*.

Heritage value: the aesthetic, historic, scientific, cultural, social or spiritual importance or significance for past, present or future generations. The *heritage value* of a *historic place* is embodied in its character-defining materials, forms, location, spatial configurations, uses and cultural associations or meanings.

Historic place: a structure, building, group of buildings, district, landscape, archaeological site or other place in Canada that has been formally recognized for its *heritage value*.

Intervention: any action, other than demolition or destruction, that results in a physical change to an element of a *historic place*.

Minimal intervention: the approach which allows functional goals to be met with the least physical intervention.



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ADDENDUM
Built Heritage and Cultural Heritage Landscape Assessment
Dixie Road north of Mayfield Road
Town of Caledon, Region of Peel

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May 2010

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Graphics: P. Hoskins, P.J. Racher

Executive Summary:

The intent of this report is to identify and assess built heritage resources and cultural heritage landscapes that may be present in areas that are to be impacted by the proposed expansion of Regional Road 4 (Dixie Road). The project area extends along Dixie Road north for a distance of approximately 2 kilometers from its intersection with Mayfield Road, in the Town of Caledon.

The present study is an addendum to one conducted along Dixie Road in 2008 in a corridor which extended from Queen Street to Mayfield Road in the City of Brampton. Both studies were conducted under contract to **Timmins Martelle Heritage Consultants Inc.** as a component of a Schedule 'C' Municipal Class Environmental Assessment (EA) for Provincial Transportation Facilities (2000).

This Built Heritage and Cultural Heritage Landscape Assessment was conducted in April of 2010. The study identifies seven significant cultural heritage resources within or near the study area that may be adversely affected by the proposed work. It is recommended that these features be considered in the project planning process and that all reasonable effort be made to conserve them.

Acknowledgements:

The preparation of this document owes much to the generous and invaluable assistance of the following individuals:

Mr. Brian Gilchrist, Reference Archivist, Peel Heritage Complex, Brampton

Ms. Sally Drummond, Heritage Resource Officer, Planning & Development, Town of Caledon

Merle Middlebrook, Volunteer Archivist, Peel Heritage Complex, Brampton, Ontario

1.0 Introduction

Under a contract awarded in the summer of 2008, **Archaeological Research Associates Ltd. (ARA)** carried out a **Built Heritage and Cultural Heritage Landscape Assessment (BHCHL)** for the *Expansion of Dixie Road (Regional Road 4) from Queen Street to Mayfield Road, City of Brampton*. The draft report was delivered in October 2008. In April of 2010, a decision was made to extend the project area northwards to 2 kilometers past Mayfield Road. Accordingly, this BHCHL Assessment was carried out for the extended study area, in the Town of Caledon, Region of Peel. The present report should be read in conjunction with ARA's earlier BHCHL Assessment dated October 2008.

The work was completed under contract to **Timmins Martelle Heritage Consultants Inc. (TMHC)** for submission to **AECOM** who is coordinating the Environmental Assessment on behalf of the Region of Peel. The study was conducted as part of a **Municipal Class Environmental Assessment (Class EA)**. These projects generally include the improvement and expansion to existing facilities. As such, they have the potential for adverse environmental impacts and must proceed through a screening process and consultation with those who may be affected.

This project proposes the widening of Dixie Road within the study area. This assessment was conducted in order to:

- Identify any built heritage resources or cultural heritage landscapes within or abutting the study area;
- Determine the significance of any identified cultural heritage resources;
- Assess the potential impacts of design alternatives on identified cultural heritage resources;
- Recommend strategies to preserve or mitigate impacts to the aforementioned features.

The project was carried out in accordance with the provisions of:

- the **Ontario Heritage Act (R.S.O. 1990)**
- Section 3.7 of the **Environmental Reference for Highway Design (MTO 2006)**
- the **Provincial Policy Statement (2005)**
- the **Environmental Assessment Act (R.S.O. 1990)**
- **Guidelines on the Man-Made Heritage Component of Environmental Assessments (MCL 1992)**

All records pertaining to the assessment are currently housed in a secure company storage facility located at 97 Gatewood Road, Kitchener, Ontario.

2.0 Location

The study area is comprised of lands along and immediately adjacent to Regional Road 4 (Dixie Road) extending approximately 2 kilometers north from its intersection with Mayfield Road in the Town of Caledon, Region of Peel (see Figures 1-3). While Dixie Road runs in a roughly northwesterly direction, it will, for the sake of convention and clarity be discussed as if it followed a north/south alignment (much as Mayfield Road typically is described as running east/west).

Both roads occupy the original alignments of historical roads laid out in the original Township survey. Dixie Road (Regional Road 4) occupies the original road allowance between Concessions 3 and 4 EHS, commonly known as the 3rd Line, in the former Township of Chinguacousy. Mayfield Road, commonly known as the 17th Side Road, occupies the original road allowance between Lots 17 and 18, in the former Township of Chinguacousy. Mayfield Road now represents the boundary limit between the City of Brampton to the south and the Town of Caledon to the north.

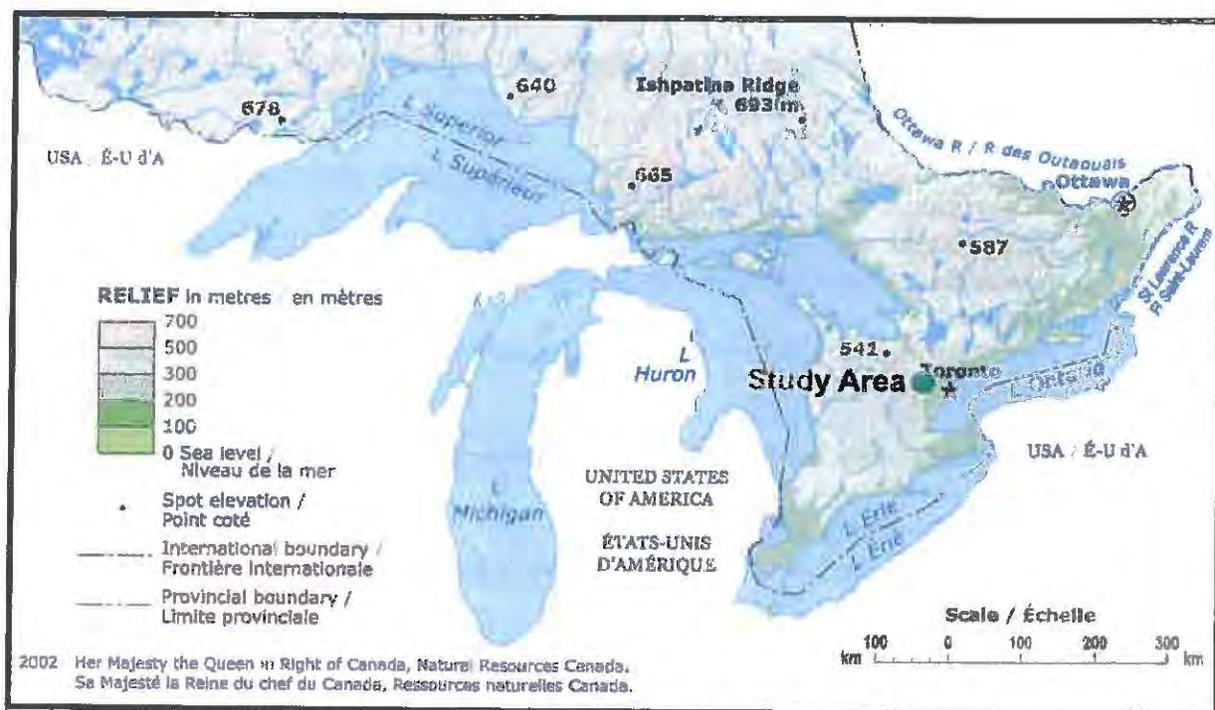


Figure 1: Location of Study Area in the Province of Ontario

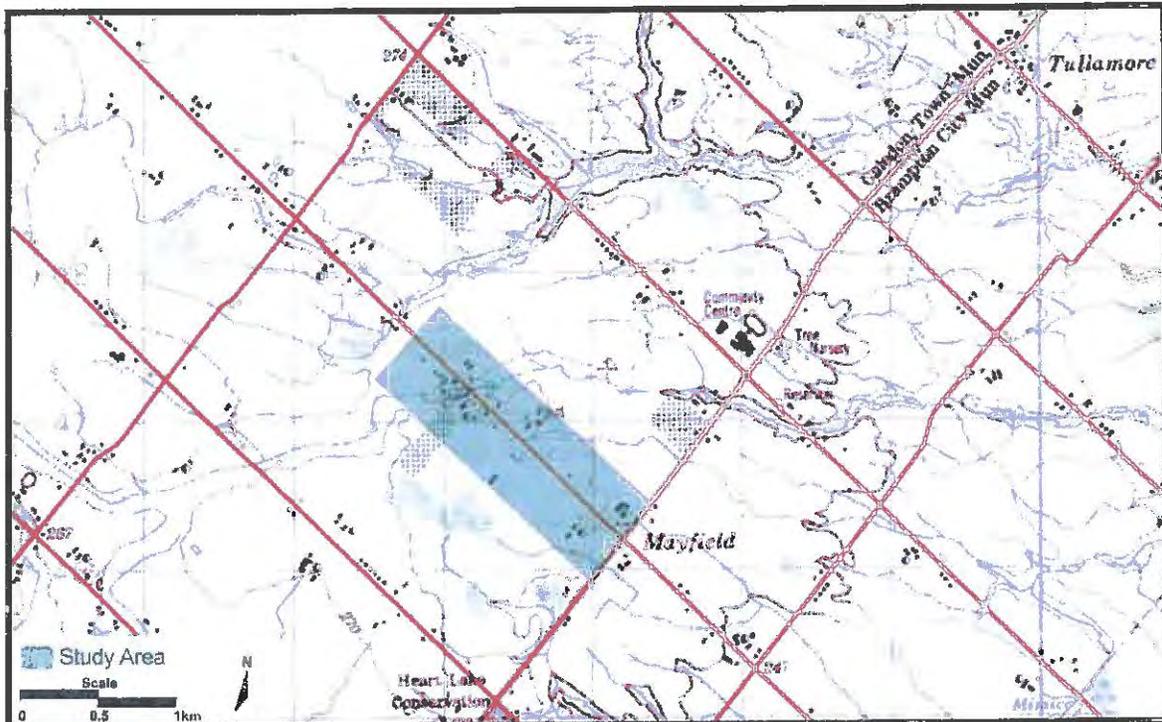


Figure 2: Detail of Study Area



Figure 3: Aerial Photograph showing the Study Area in the Town of Caledon (with identified Cultural Heritage Resources)

3.0 Geography

It has long been understood that environment plays a key role in shaping the settlement and development patterns of an area. Physiographically, the study area lies in the region known as the Peel Plain, a level-to-undulating tract of clay soils sloping gradually to Lake Ontario (Chapman & Putnam 1984:174). The local environment of the study area lies within the Carolinian-Canadian Transitional Biotic Province, an ecological zone, which is described as favouring the growth of a mixture of northern and southern forest species (Mason 1981:60). The local climatic zone falls within the South Slope region (Hoffman & Richards 1953:19). The growing season in the area extends from mid-April to early November, and ranges between 188 and 195 days. Mean annual precipitation is 86.4 centimetres (Ibid.:20). The soil, temperature and precipitation combine to produce high-quality agricultural lands, which favour the growth of most Ontario cash crops (soybeans, maize, wheat, oats, barley etc.).

The study area straddles two major watersheds: the lands in the southern portion of the study area fall within the Mimico Creek Watershed and the northern portion falls within the Humber River Watershed. The Humber River was designated as a Canadian Heritage River in September of 1999 (TRCA). A minor branch of the Humber River is the only watercourse lying within the study area. The importance of proximity to a water source in shaping settlement and development pattern is readily apparent. Four significant Built Heritage Resources identified in the present study are situated in close proximity to this watercourse.

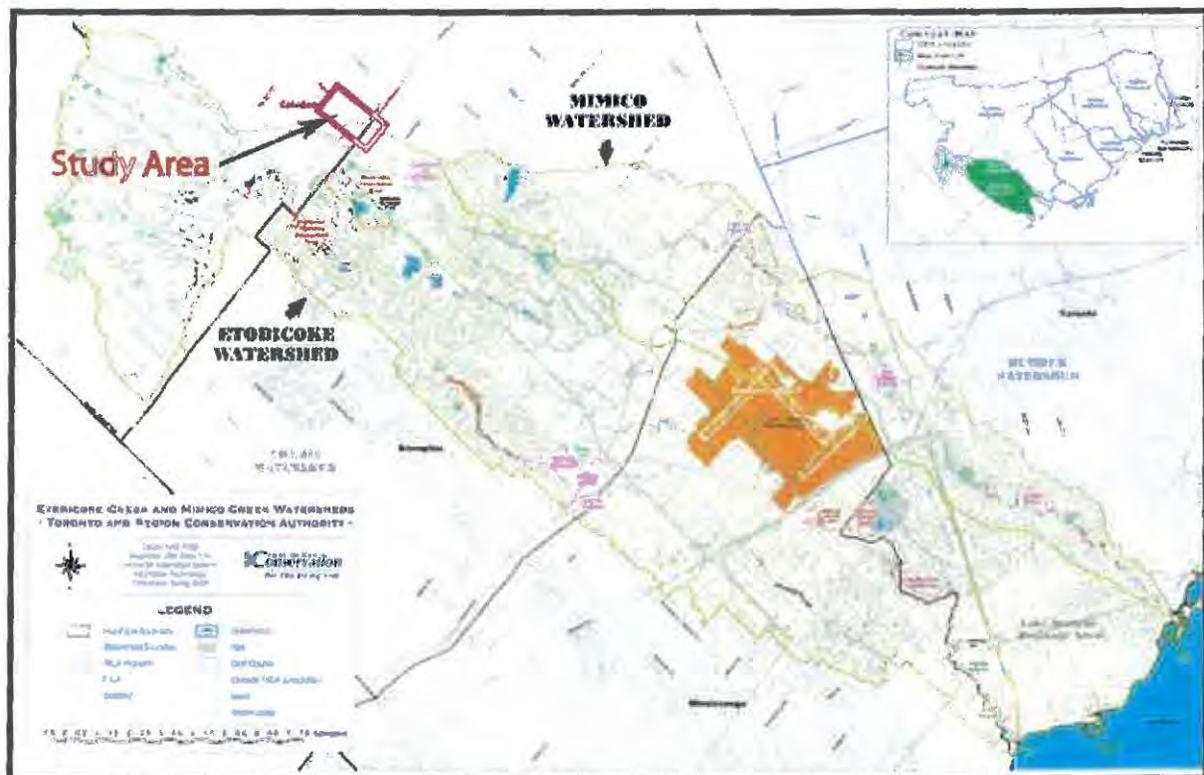


Figure 4: The Etobicoke Creek and Mimico Creek Watershed
(source: The Toronto & Area Conservation Authority)

4.0 Methodology

This study was designed to examine individually and as a whole the cultural heritage resources within or near the study area. Identification of cultural heritage resources was based on data collected through historical research, site survey and analysis and evaluation of properties within a design and historical context. Background information, including examination of aerial photographs and historical maps, was gathered from local archives, the land registry office and/or local history collections at the public library. In order to make preliminary identification of recognized, designated or protected cultural heritage properties the Ministry of Tourism and Culture's Ontario Heritage Properties Database was consulted as well as local Municipal Planning Department and/or Heritage Committee.

Historical research was followed by field investigation through a "windshield" or "roadside" survey to identify, photograph and map all potentially affected cultural heritage resources. Photographic documentation included general views of the area, and also properties both previously identified or observed, that are more than 40 years old and considered to have potential cultural heritage significance.

This assessment is conducted pursuant to the provision of the *Environmental Assessment Act*, and the *Ontario Heritage Act*, which make provisions for the protection and conservation of cultural heritage and archaeological resources in the Province of Ontario. Heritage concerns are recognized as a matter of provincial interest in Section 2.6 of the *Provincial Policy Statement*, which states, "*significant built heritage resources and significant cultural heritage landscapes shall be conserved*".

The Cultural Heritage Properties identified and included in this report are based on the following definitions and concepts:

Cultural Heritage Resources:

- an umbrella term that includes cultural heritage landscapes and/or individual built heritage resources that have cultural heritage value or interest. A rolling age of 40 years is generally accepted for the preliminary identification of cultural heritage resources. However, it carries the understanding that this does not necessarily exclude resources less than forty years that demonstrate heritage value or design significance, nor does it necessarily include all cultural heritage resources more than 40 years old.

Built Heritage Resource:

- "one or more *significant* buildings, structures, monuments, installations or remains associated with architectural, cultural, social, political, economic or military history and identified as being important to a community. These resources may be identified through designation or heritage conservation easement under the Ontario Heritage Act, or listed by local, provincial or federal jurisdictions" (Provincial Policy Statement 2005).

Cultural Heritage Landscape:

- "a defined geographical area of heritage significance which has been modified by human activities and is valued by a community. A landscape involves a grouping(s) of individual

heritage features such as structures, spaces, archaeological sites and natural elements, which together form a significant type of heritage form, distinctive from that of its constituent elements or parts. Examples may include but are not limited to, heritage conservation districts designated under the Ontario Heritage Act; and villages, parks, gardens, battlefields, mainstreets and neighbourhoods, cemeteries, trailways and industrial complexes of cultural heritage value” (Provincial Policy Statement 2005).

Cultural Heritage Value:

- “the aesthetic, historic, scientific, cultural, social or spiritual importance or significance for past, present or future generations. The *heritage value* of a *historic place* is embodied in its character-defining materials, forms, location, spatial configurations, uses and cultural associations or meanings” (*Standards and Guidelines for the Conservation of Historic Places in Canada* 2003).

This document is supported by the guidelines and policies provided by the following:

- the **Ontario Heritage Act** (R.S.O. 2005)
- **Mandatory Standards and Guidelines for Provincial Heritage Properties**, under Part III, 1 of the OHA (MCL 2005)
- the **Ontario Planning Act** (R.S.O. 2005)
- the **Provincial Policy Statement** (2005)
- the **Environmental Assessment Act** (R.S.O. 1990)
- the **Environmental Guide for Built Heritage and Cultural Heritage Landscapes** (MTO 2007)
- Section 3.7 of the **Environmental Reference for Highway Design** (MTO 2006)
- **Guidelines on the Man-Made Heritage Component of Environmental Assessments** (MCL 1980)
- **Guidelines for Preparing the Cultural Heritage Resource Component of Environmental Assessments** (MCL 1992).

Each identified cultural heritage property or resource was documented and evaluated using the criteria established under Ontario Regulation 9/06 of the Ontario Heritage Act (see Appendix A). A property must have the potential to meet at least one of the criteria to be considered to have heritage significance. These criteria fall into three categories: design or physical value, historical or associative value and contextual value. All the properties in the study area that had the potential to be cultural assets were evaluated against these criteria.

5.0 Historical Land Use Summary

5.1 Pre-Contact Era

The first settlers in the area just north of the western edge of Lake Ontario were the Paleo-Indian people who arrived after the retreat of the Wisconsinan glaciers, approximately 9,000 years B.C.

For the next 1,500 years or so, the Paleo-Indians lived as hunter-gatherers in the boreal-like landscapes of southern Ontario. Because of the low biotic productivity of this environment, it is believed that human groups ranged over very wide territories in order to live sustainably (Ellis & Deller 1990:52). Traditionally, Paleo-Indians have been conceptualized as 'big game hunters' who lived on caribou and other Pleistocene megafauna. However, given the poor preservation of these sites (which are mostly understood only from stone tool and debris from their manufacture), much about the lifeways of these people remains unknown (Ibid.:38). In general, the impacts that humans left on their environment at these times were small (less than 200 square metres), ephemeral, and fleeting (Ellis & Deller 1990:51).

Beginning around 8,000 B.C., the biotic productivity of the environment began to increase as the climate warmed and the watershed was colonized by deciduous forest. As a result, more opportunities arose for the exploitation of both animal and plant food sources. The resulting broad-based economy was the basis for the archaeological cultures that are referred to as 'Archaic'. During this period (roughly 8,000 B.C. – 800 B.C.) there was an explosion in the number and variety of raw materials, tool forms, site types, and the number of sites themselves. Because Archaic sites are more recent than Paleo-Indian ones, preservation tends to be better. Artifacts composed of bone, shell, and even wood are not unheard of. During the late Archaic period, heavy wood-working tools appear, suggesting that people were building shelters or other objects, such as transportation aids (Ellis et al. 1990:66-67). It is clear from the toolkits that have been unearthed that Archaic peoples had an encyclopaedic understanding of the environment that they inhabited. The number and density of the sites that have been found suggest that the environment was exploited in a successful and sustainable way over a considerable period of time. The success of Archaic lifeways is attested to by clear evidence of steady population increases over time. Eventually, these increases set the stage for the final period of Pre-Contact occupation – the Woodland Period (Ellis et al. 1990:66-67).

The Woodland Period began around 800 B.C. and is characterized by the appearance of pottery. It is believed that hunting and gathering remained the primary subsistence strategy throughout the Early Woodland Period (800 B.C. – 0 A.D.) and well into the Middle Woodland Period (0 A.D. - 500 A.D.) (Spence et al. 1990:167). However, at the Middle to Late Woodland transition, (ca. 400 A.D.) the first rudimentary evidence of maize (corn) horticulture appears. The Grand Banks site, near Cayuga, Ontario, has yielded the earliest evidence of maize horticulture in northeastern North America (Warrick 2000:427). This site represents the earliest example of the archaeological culture known as Princess Point. The distinctive artifacts of this group, and their reliance on corn as a staple, suggests that they are directly ancestral to the later Iroquoian-speaking peoples who lived in southern Ontario (Ibid.).

During the Late Woodland Period (roughly 1,000 A.D. to 1,650 A.D.) maize horticulture allowed for population increases which in turn lead to larger settlement sizes, higher population density, and increased social complexity among the peoples involved. Beginning around 1000 A.D., early Iroquoians were living in small villages comprised of a number of longhouses, producing pottery with decorated incised rims, and using pipes to smoke tobacco. Essentially, the lifeways that were observed by the first Europeans to venture into the area were in place by this time. By A.D. 1450 it is possible to differentiate between the archaeologically represented groups that would become the Huron and the Neutral of the early Contact period (Ibid.:446).

Amongst the Neutral, village sizes swelled to as much as 5 hectares, with longhouses sometimes reaching over 100 metres in length. It is believed that some villages may have held as many as 2,500 inhabitants (Ibid.:447).

5.2 Early Contact

The first European to venture into what would become Ontario was Etienne Brulé, who was sent by Samuel de Champlain to visit the area and learn the language and customs of the First Nations there. Champlain himself made two trips to Ontario, first in 1613 and later from 1615 to 1616 (Gervais 2004:182). The First Nations encountered by Champlain included the Huron (or Wendat as they called themselves) and “la nation neutre” (the Neutrals). While the former group was concentrated in the northern part of what became Simcoe County, the Neutrals occupied the territory immediately west of Lake Ontario and throughout the Niagara Peninsula.

The location of the Neutral Nation between the mutually belligerent Wendat (Huron) Nation and the League of the Haudenosaunee from New York State (now referred to as the Six Nations Iroquois, though the League contained only Five Nations at this time) placed the Neutral in a politically precarious position which, by 1650 led to their demise as a distinct cultural entity (Lennox & Fitzgerald 1990:456). The remnants of the group appear may have been absorbed by the Haudenosaunee (which included the Mohawk, Cayuga, Onondaga, Oneida, Seneca, and later the Tuscarora Nations). At the same time, the Wendat (Huron) were largely dispersed from their homeland; though remnants of that people remain in Quebec, Michigan, and the southern United States.

The land tenure vacuum that was created by the dispersal of the Wendat and Neutral Nations allowed Algonkian-speaking Anishnabeg peoples to migrate to the north shores of Lake Erie and Lake Ontario by about AD 1700. Europeans called these people the “Mississaugas”, mistaking the name of a single clan (the *Ma-se-sau-gee*) for that of the entire group (Smith 2002:107). At this time, Haudensaunee settlements appear to have contracted back into New York state, possibly, due to tensions between the League and their Anishnabeg neighbours (Warrick 2005:1).

5.3 Historic Era

Throughout the 1700’s and early 1800’s, the Mississaugas hunted, fished, gardened and camped in the region, but the footprint left by these people on the landscape they inhabited was exceedingly light. Archaeological sites dating to this time period are both rare and difficult to detect (Warrick 2005:1). An important point of contact between European traders and the Mississaugas during this period was the Missinnihe (“Trusting”) Creek, which was located approximately 30 kilometres east of Burlington Bay. Here, French traders came annually to trade and extend credit to their First Nations clients for the upcoming season.

Between 1686 and 1760, the French maintained trading posts at Detroit, Niagara and Frontenac and offered many enticements to attract fur traders from the First Nations. Their attempts failed and the English (based in New York state) remained more prosperous. In 1750, in order to

capitalize on trade moving down the Humber, Don and Rouge Rivers, the French built a small fort in what is now Toronto (Guillet 1933:46). In 1754, hostilities over trade and territorial ambitions led to the *Seven Years War* (often called the *French and Indian War* in North America). Fort Toronto was burned in 1759 as the French made their retreat from the area (Ibid.:51). The French surrendered in 1760 and were forced to withdraw from Canada.

The Mississaugas had been stalwart allies of the French during the 7 Years War. After 1760, they forged a new alliance with the English. This relationship endured the English defeat at the end of the American War of Independence (1775-1783) and set the tone for the refugee movement of the United Empire Loyalists and the Six Nations into Canada (Smith 2002:109). The generosity of the Mississauga First Nation was the basis for a number of land transactions that eventually dispossessed them of more than 2.5 million acres of land in Ontario (Ibid.). Figure 5 (below) provides some detail as to the extent of the Mississaugas land tenure in the study area from the year 1800.

The Constitutional Act (sometimes called the Canada Act) of 1791 created the Provinces of Upper Canada and Lower Canada (Craig 1993:17). John Graves Simcoe, the first Lieutenant Governor of the Province, initiated several schemes to populate and protect the newly-created province as the ongoing threat of war with the United States required the borders to be populated quickly. A settlement strategy that relied on the creation of shoreline communities and effective transportation links between the settlements was employed. To this end, the acquisition of lands inhabited by the First Nations was required.



Figure 5: Detail from William David Smythe's *Map of Upper Canada* (1800)

The study area falls within the former County of Peel and encompasses parts of Lots 18 to 21 inclusive, Concession 3 EHS and parts of Lots 18 to 21 inclusive, Concession 4 EHS in the former Township of Chinguacousy. The study area includes the historic crossroads community of Mayfield, which was located at the southern terminus of the study area, and which would have

historically served as a focal point to the development of the local community. Our historical review will focus on themes of historical change in order to provide context for identified Cultural Heritage Resources.

5.4 The Township of Chinguacousy

The County of Peel was created in 1805 following the British Crown's purchase of land from the Mississaugas. The purchase included land between Etobicoke Creek and Burlington Bay, and extended north about 5 miles from Lake Ontario (Fix 1967:13). A second purchase of the northern portion of the Mississauga Tract, including the present study area, was completed in October 1818. Richard Bristol and Timothy Street undertook the initial survey of the northern tract in 1819 and it was opened for settlement in 1820. The tract was established as part of the "New Survey", which was based on a grid and concession pattern distinct from the county's "Old Survey" in the southern portion. The 200 acre lots of the "New Survey" were laid out using the double front system and were typically granted in square 100 acre parcels, a configuration intended to facilitate farming and provide maximum access to transportation corridors (Town of Caledon).

For administrative purposes, the Township of Chinguacousy remained within the District of Home until 1851 when the county administrative system was created (see Figure 6). The County of Peel was most likely named for Sir Robert Peel, the English parliamentarian, Home Secretary and Leader of the British House of Commons. At present the study area falls within the municipal boundaries of the Town of Caledon, which was established in 1974 in conjunction with the creation of regional government. The Town of Caledon represents an amalgamation of the former County of Peel townships of Albion, Caledon and the northern half of Chinguacousy, and together forms the north municipality of the present Region of Peel (Town of Caledon website)

Many of the township's early settlers arrived from New Brunswick, parts of Upper Canada and from the United States as children of United Empire Loyalists (Walker and Miles 1877:64). The township reached its population peak of 7,469 people in 1851; the same population level would not be realized in other Peel County townships for another twenty years (Peel Co. 1967:249). The population growth was primarily due to the Township's preeminence in agricultural production.

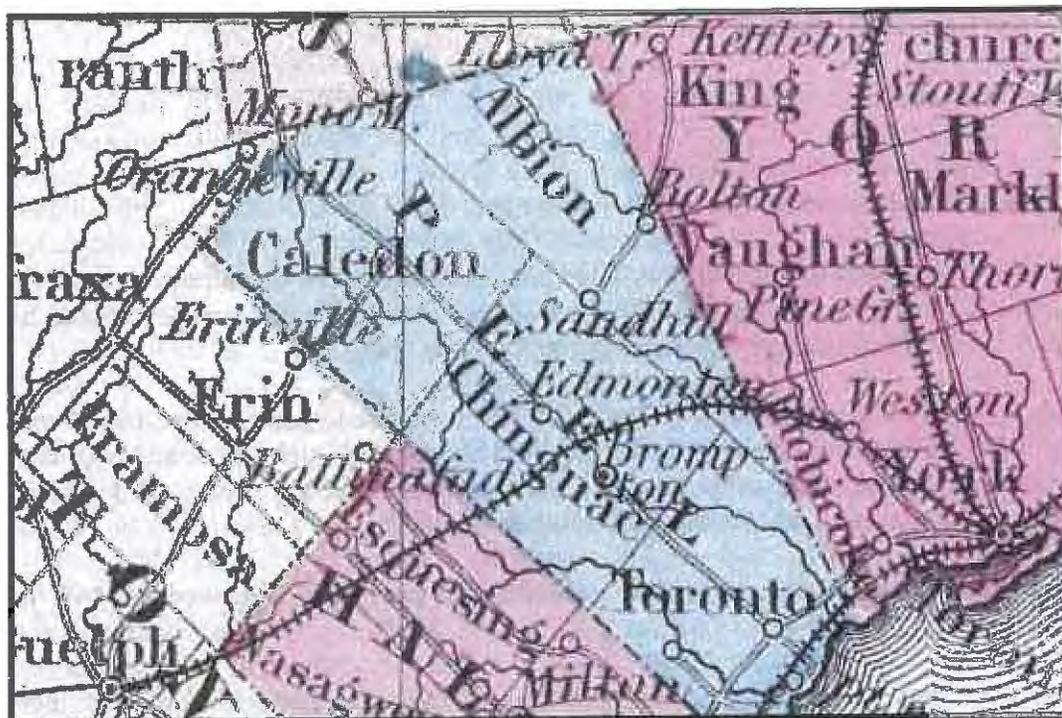


Figure 6: Detail of G.W. Colton's Map of Canada West (1856)

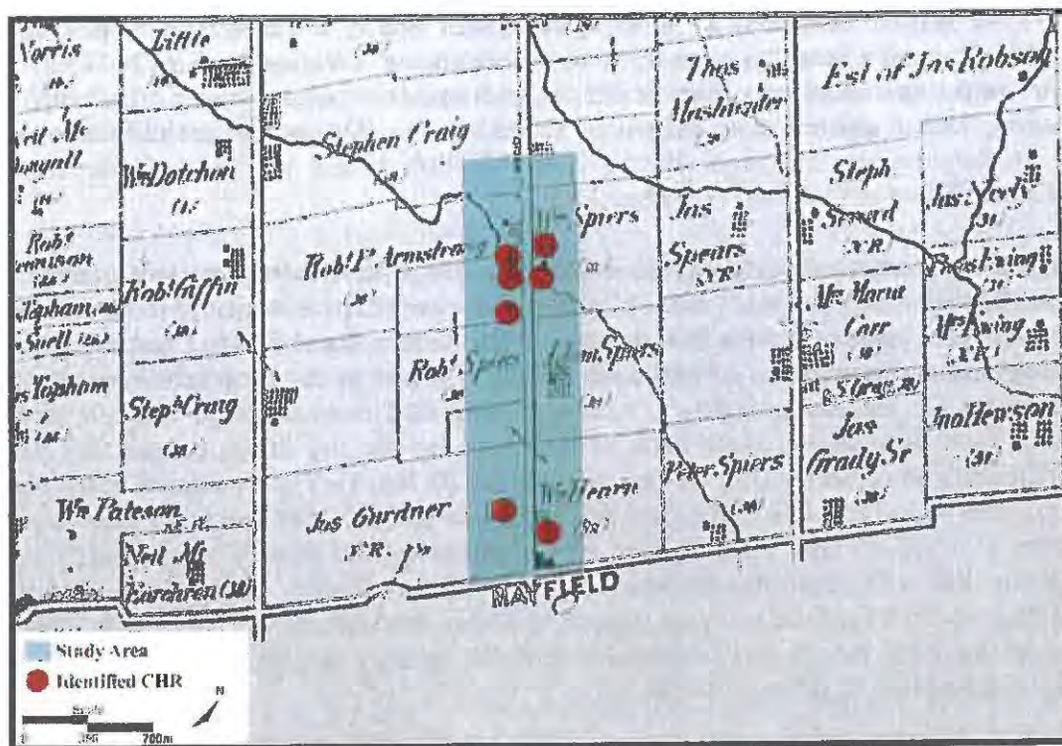


Figure 7: Detail of Township of Chinguacousy from Walker & Co. Illustrated Historical Atlas of County of Peel (1877)

5.5 *The Hamlet of Mayfield*

The hamlet of Mayfield was located at the intersection of Dixie Road and Mayfield Road, the southern terminus of the study area. The hamlet's land and associated structures straddled the north and south sides of Mayfield Road, which today represents the boundary between the municipal jurisdictions of the City of Brampton and the Town of Caledon. The following is a general description of the hamlet of Mayfield. Only those individual cultural heritage resources located along Dixie Road, north of Mayfield Road, are included in this report. Accordingly, this report should be read in conjunction with the *Cultural Heritage Assessment* conducted by ARA in October of 2008, which includes resources south of the study area.

The Mayfield district was settled in the late 1820's by predominately Scottish Presbyterian immigrants. The names of some of the earliest settlers included Archdekin and Ingoldsby, who owned land on the south side of the crossroads, and Hearn, Gardener, Speirs and Armstrong who owned land to the north (LRO records & Walker & Co 1877).

The first store opened at the crossroads in 1840 and a post office followed in 1853. In 1854, William Hearn sold a half-acre of his lot (Lot 18, Con 4 EHS) to Peter Archdekin, another early settler. This site at the northeast corner of 3rd Line (Dixie Road) and 17th Side Road (Mayfield Road) became the location of a blacksmith's shop and residence. The blacksmith's residence was demolished recently as a result of road widening activities, while the blacksmith's shop was demolished at least 10 years earlier (Town of Caledon).

In 1877, the hamlet contained a "good brick school house, a general store, post office, a blacksmith shop and a hotel "to serve its 50 or so inhabitants" (Walker & Miles 1877:65). At one time, the hamlet also included a livery stable, a barrel maker, a cabinet maker, a tinsmith, several shoemakers, and a grocery store (Town of Caledon). In 1906, as the prohibition movement gained momentum, the innkeeper Joseph Peter McGurk turned his Black Horse Inn into a general store (Town of Caledon) (see Plate 1).

Although there were no churches at the immediate village site, there were two nearby, one of which is situated within the study area. Mayfield was considered historically to be most notable as a Presbyterian centre (Perkins Bull Notes). In the 1830's, local Scottish settlers formed the first Presbyterian congregation of Mayfield, which first met in the local schoolhouse. In 1844 Patrick Speirs Sr. and his wife Mary, who had emigrated from Scotland in 1834, donated a portion of their farm on the north bank of the creek for the site of the present day Mayfield United Church and cemetery (Lot 20 Con 3EHS) (see ID No. 4). The first burial at the cemetery was the Speirs' son Patrick Jr., who died of pneumonia in 1837. The original frame church was completed in 1842-43 (see Plate 2), and was replaced by the present brick church in 1875. Throughout the 19th century, members of the Speirs family accumulated considerable landholdings in the Mayfield area (see Figure 7). Today descendents of Patrick and Mary Speirs still live in Mayfield. Ken Speirs continues to farm the family's original 19th century farm on Lot 19 & 20, Concession 3 EHS (see ID No. 3).

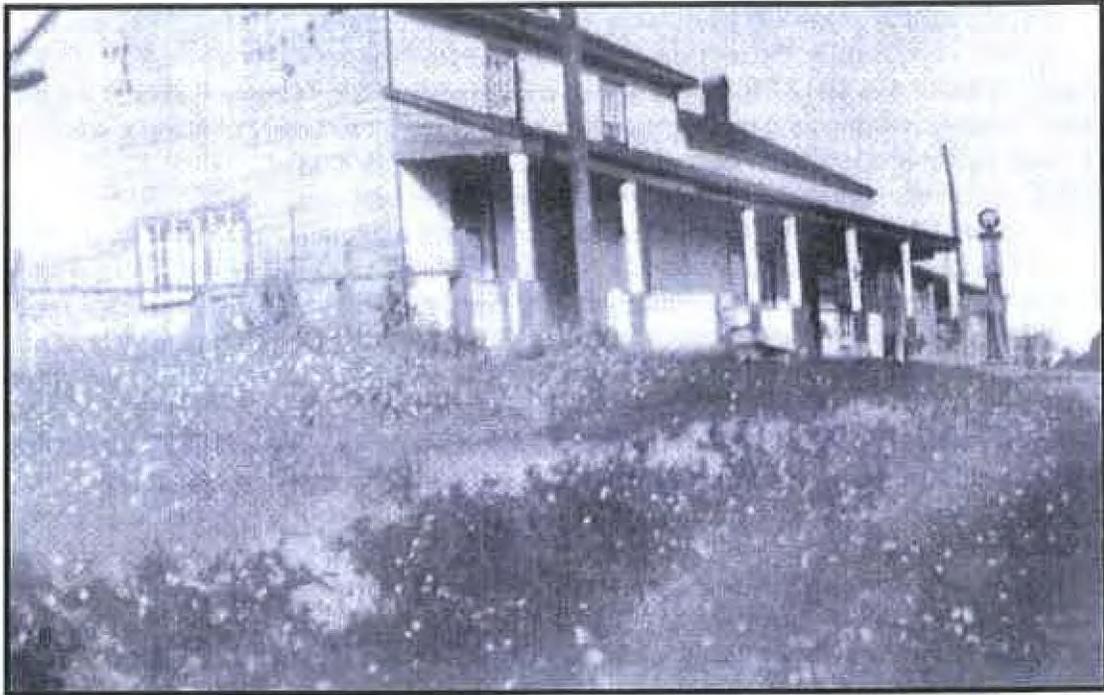


Plate 1: Former Black Horse Inn ca. 1920, Mayfield

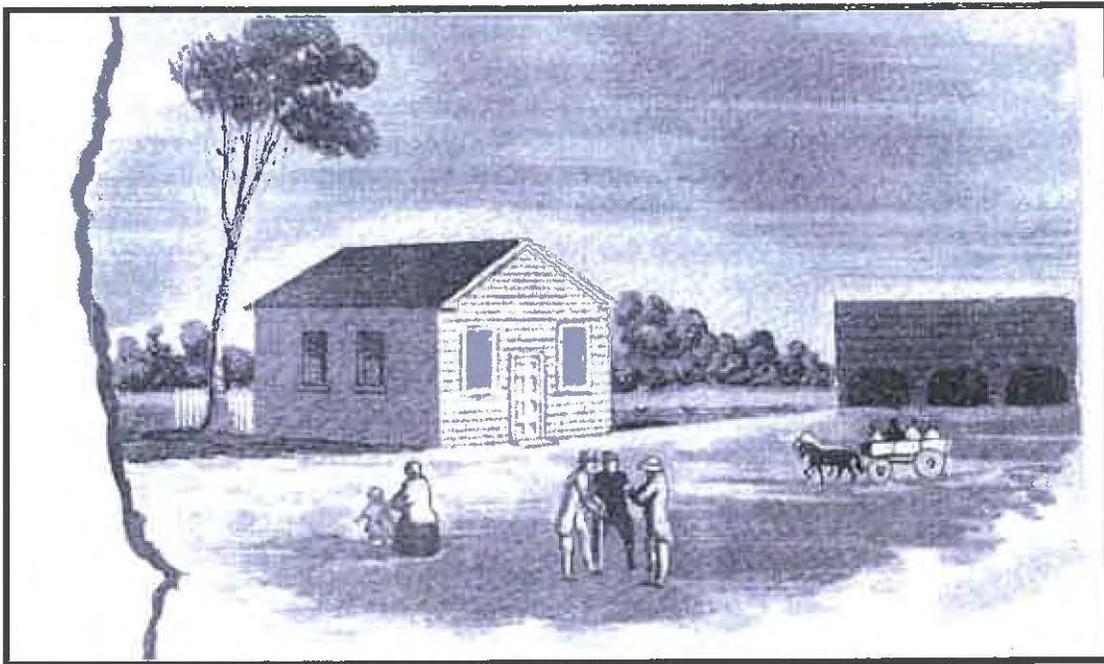


Plate 2: Mayfield Presbyterian Church ca. 1850

Another early settler to the Mayfield area was William Hearn Sr., who in 1822 arrived from Belleville to take up land at the northeast corner of the crossroads (W ½ Lot 18, Con 4 EHS). He died in 1838 and it was son William Jr., who eventually secured the Crown Patent to the property in 1847. In 1854, Hearn sold a half-acre at the corner of his lot to Peter Archdekin, who built the blacksmith's shop and residence described above (Town of Caledon).

Throughout the 19th century, William Hearn Jr. increased his land holdings. In 1861 Hearn owned 121 acres. By 1871 he had increased his landholdings to 220 acres. Hearn's prosperity in farming is exemplified by the large Italianate-style farmhouse (see ID No. 1), which remains just north of the crossroads today. The farm remained in the Hearn family until 1900 when they sold it to David H. Cation of Georgetown. The farm is still held by the Cation family, who operate a successful dairy farm.

Although the hamlet of Mayfield is no longer a local service centre, its name is perpetuated in the contemporary community by Mayfield United Church (ID No. 4) and the nearby Mayfield Recreation Centre. Furthermore, the area has retained its preeminence for high-quality agricultural activities, which has and continues to define its character.

Today the prevailing land use remains rural agricultural with many existing farms and associated buildings rooted in the 19th century. Although there have been a number of residential "in-fill" properties constructed along Dixie Road, mostly bungalows dating from the 1970's -1980's, they have not significantly altered the landscape or the defining agricultural character of the landscape (see Plates 3-7).

In the current Land Use Planning Policy, the study area straddles two distinct areas established by the Region of Peel and the Town of Caledon. The southern portion of the study area lying west of Dixie Road falls within the Town of Caledon's development boundaries established by the Mayfield West Secondary Plan (Town of Caledon 2007, see Figure 9). The remainder, and majority, of the study area falls within the boundaries of land designated by the Region of Peel as "Prime Agricultural Land" (Region of Peel 2005 see Figure 8).

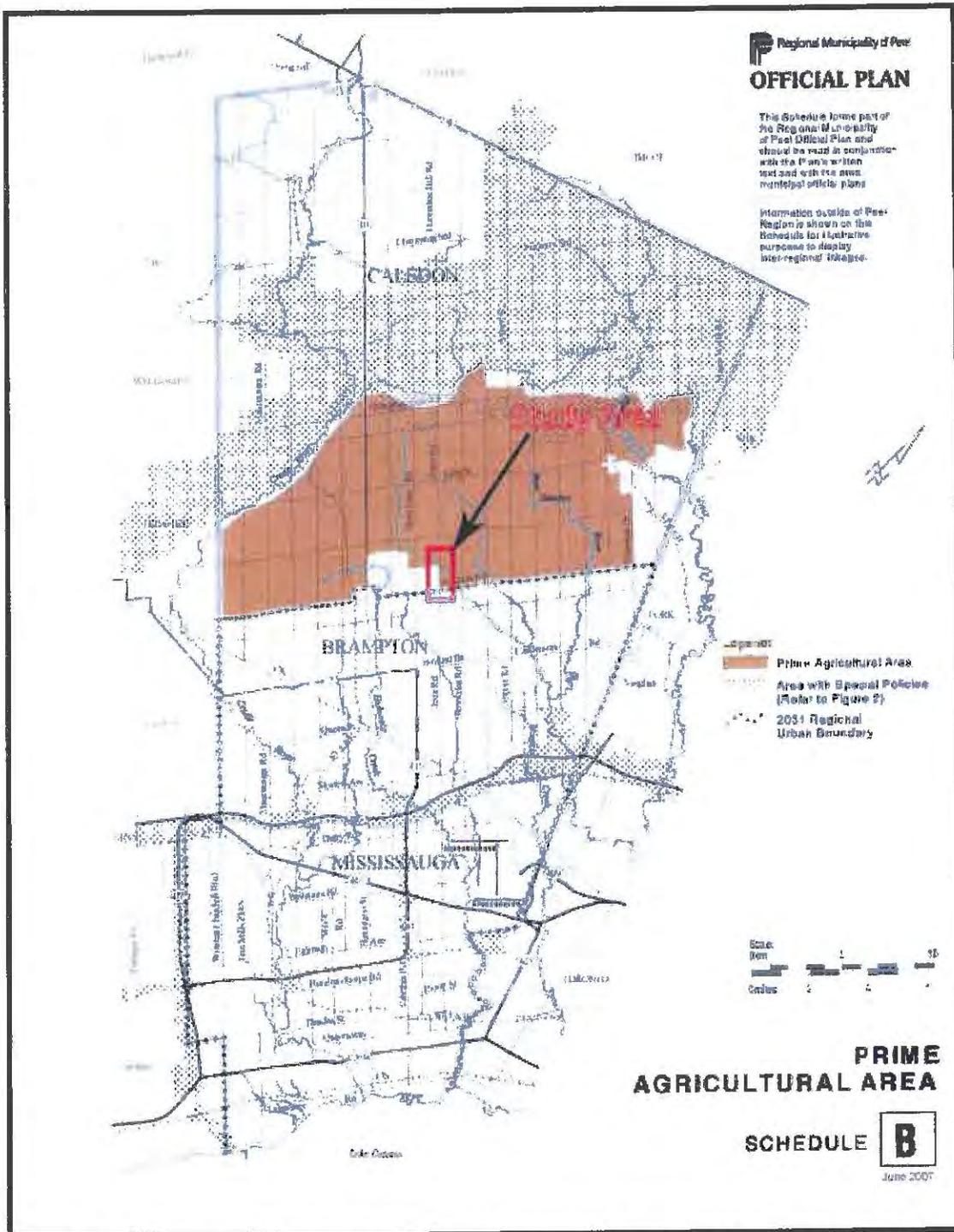


Figure 8: Area designated as “Prime Agricultural Land” in Region of Peel's Official Plan (2005)

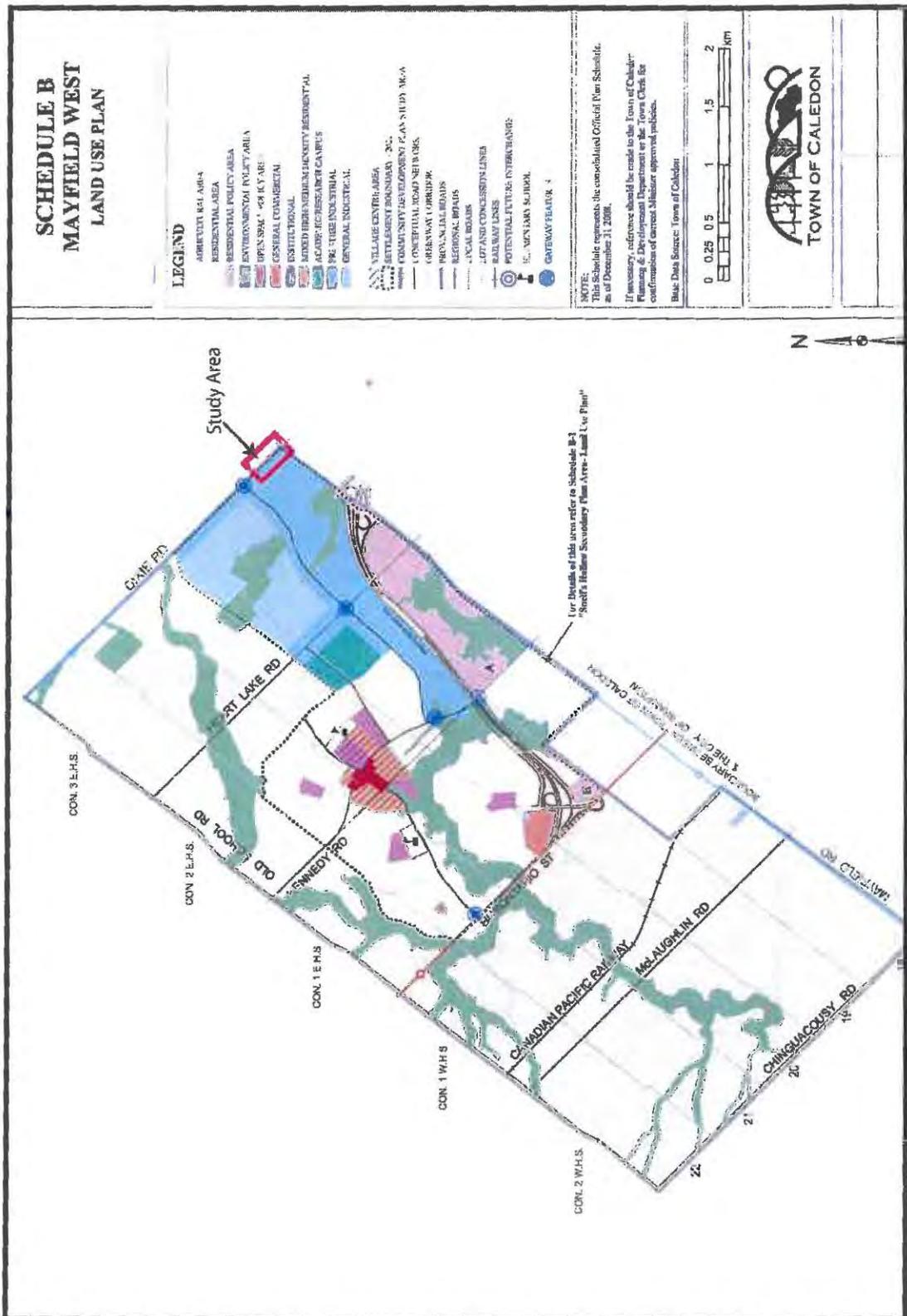


Figure 9: Land Use Schedule from Town of Caledon's Secondary Plan of Mayfield West (2007)



Plate 3: View east at intersection of Dixie Road & Mayfield Road – Site of Historic Hamlet of Mayfield



Plate 4: View north along Dixie Road near 12321 Dixie Rd (Salisbury Garden Centre)



Plate 5: View South along Dixie Road near 12321 Dixie Rd (Salisbury Garden Centre)



Plate 6: View north along Dixie Road approaching Creek near 12434 Dixie Rd (Ken Speirs Orchard Farm)



Plate 7: View south along Dixie Road- Typical roadside grassed ditch and vegetation

6.0 Identification of Cultural Heritage Resources

A field survey was conducted during a site visit to the study area on April 30th, 2010 to photograph and document those built heritage resources and cultural heritage landscapes identified by research and also to identify and photograph additional BH/CHL features that may have not been previously identified. Although a thorough analysis was conducted for the purpose of this study, there may be individual historic properties that are not included in this report. Also, it may be necessary to conduct further research on individual properties to determine their historical or associative value.

In the course of the survey, a total of seven properties containing cultural heritage resources were identified. Each identified cultural heritage property was documented and evaluated using the criteria established under Ontario Regulation 9/06 of the *Ontario Heritage Act* (see Appendix A). All the properties in the study area that had the potential to be cultural assets were evaluated against these criteria.

Table 1 below summarizes the identified cultural heritage resources within the study area. Map ID numbers in the table correspond to feature locations depicted in Figure 3. Appendix A provides descriptions and photographs of each identified resource.

Table 1: Identified Cultural Heritage Resources within Dixie Road Study Area

Map ID Number	Address	Resource Type	Age	Cultural Heritage Significance	Comments
1	12035 Dixie Road	Italianate Residence & Farm Complex	Pre-1870	High	Listed on Town of Caledon Inventory
2	12094 Dixie Road	Remnant farm complex	Pre-1900	Limited	Listed on Town of Caledon Inventory
3	12434 Dixie Road	Edwardian residence & farm complex	1908	High	Listed on Town of Caledon Inventory Recommended for Designation
4	12496 Dixie Road	Gothic Church	1874	High	Listed on Town of Caledon Inventory
5	12496 Dixie Road	Cemetery	Pre-1850	High	Listed on Town of Caledon Inventory
6	12489 Dixie Road	Neoclassic residence & farm complex	Pre-1875	High	Listed on Town of Caledon Inventory Recognition includes Norway Spruce
7	Dixie Road	Watercourse (Branch of Humber River)	n/a	High	Associated with CHR #3-6 incl.

7.0 Analysis and Conclusions

Historic research indicates that the study area has its origins in nineteenth-century survey and settlement. The study corridor follows the current alignment of Dixie Road, commonly known as Third Line, which occupies the original 19th century road allowance between Concessions 3 and 4 EHS, in the Township of Chinguacousy. A field survey conducted on April 30th, 2010 identified a landscape, as well as Dixie Road itself, that has retained much of its 19th century rural agricultural character. The field survey identified a total of seven significant Cultural Heritage Resources (CHR) within the study corridor. The following provides a summary of the field survey. The identified resources include:

- a remnant 19th century farm (ID 2). Since the farm buildings are situated a considerable distance from current alignment of Dixie Road, it is unlikely that they will be impacted by the proposed road work;
- three active farms (ID's 1, 3 & 6) with 19th century historical associations. Each farm comprises farm buildings, a farmhouse and associated garden landscapes. The barns and other farm buildings are set well back from the road. However, the farmhouse on each of these three properties, each of which has High cultural heritage significance, is located close to the current alignment of Dixie Road. Furthermore, the trees (i.e. Norway Spruce associated with ID 6 and trees associated with ID 1) near or in front of the farmhouse and along driveways have heritage significance in themselves.
- Mayfield United Church (ID 4). The present church constructed in 1874 replaced an earlier church on the same site which dates to the 1840's. It should be noted that some of

the stained glass windows, particularly the older windows on the north side of the Church may be particularly vulnerable to vibrations or atmospheric elements during construction;

- Mayfield United Cemetery (ID 5). Although most of the headstones/grave markers are located behind the Church, at least one headstone is located within a few feet on the current alignment of Dixie Road.
- Each of the above cultural heritage resources (ID 1-6) are listed in the Town of Caledon's Heritage Inventory. **NOTE: the Norway spruce trees associated with ID No. 6 are named in the Inventory as being a significant feature in addition to the farmhouse of the property.**
- The remaining identified cultural heritage resource is a watercourse (ID 7). It is a northern branch of the Humber River, a Canadian Heritage River (1999). It is included in this inventory because of its association with and proximity to cultural heritage resources identified as ID's 3, 4, 5, & 6. Any alteration or improvement to the existing culvert will likely impact the adjoining CHR.

8.0 Recommendations

This section provides an assessment of the potential impacts of the proposed road widening as required by Section 3.7 of the Ministry of Transportation's *Environmental Reference for Highway Design* (Version October 2006).

The conservation of cultural heritage resources in planning activities is considered to be a matter of public interest. Highway construction has the potential to adversely affect built heritage features due to displacement and/or disruption during and after construction. There may also be potential for direct and indirect impacts to cultural heritage resources by the introduction of physical, visual, audible, or atmospheric elements that are not in keeping with their character and/or setting in the environment.

In the case of the present project, the widening of the present Dixie Road and associated construction activity will impact the resources identified.

In summary, it is recommended that:

- Proposed road work within the study area should be suitably planned to avoid any identified, above ground, cultural heritage resources;
- Encroachment of lands close to built heritage resources and cultural heritage landscapes should be avoided wherever possible;
- Wherever possible, extant fences and hedge rows should be preserved.

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Historical Photos are courtesy of **Peel Heritage Complex**.

Appendix A

**Cultural Heritage Resources Inventory
Dixie Road, north of Mayfield Road,
Town of Caledon**

Map ID No. 1

<p>Address: 12035 Dixie Road, Town of Caledon</p>	
<p>Lot/Concession: W ½ Lot 18 Con 4 EHS, formerly Township of Chinguacousy</p>	
<p>Recognition: Listed on the Town of Caledon's Heritage Inventory High Significance-Architectural & Historical Significance</p>	
<p>Feature Type: Farm Complex</p>	
<p>Integrity: High- retains principal character- defining building in an agricultural setting</p>	
<p>Condition: Excellent</p>	<p>Photos April 2010</p>

Description/Associated

Built Heritage Resources: The 2-storey 19th c Italianate-style, red & buff brick farmhouse (1850-1874) is an excellent example of a style modeled on the vernacular version presented to readers of *The Canada Farmer* (1868). Defining features include: buff brick quoins, central gable with trillium design vergeboard. Trees and other plantings around the house reflect traditional rural landscaping features.

Farm buildings include: a Central Ontario style barn with gambrel roof (1875-1899) and a small vertical-boarded, gable-roofed barn raised on concrete block foundation, which likely pre-dates the larger Central Ontario barn.

Historical Associations: Remnant feature of hamlet of Mayfield and associations with Hearn family, original pioneer settlers to hamlet

Comments: n/a

Historical Notes:

The farmhouse was built for farmer William Hearn Jr. Its grand style exemplifies the mid-19th century prosperity of many Chinguacousy farmers resulting from the wheat boom of that period. William Hearn Sr. arrived from Belleville to settle in Chinguacousy Twp in 1822. He died in 1838, and it was his son William Jr. who eventually secured the Crown patent to this property in 1847.

In 1854, Hearn sold a ½ on the southwest corner of his lot to Peter Archdekin, another early settler. This site became the site of a blacksmith shop and residence in the hamlet of Mayfield. The buildings were recently demolished for the widening of the Dixie-Mayfield intersection.

In 1861, Hearn owned 121 acres, valued at \$6,500; by 1871 his land holdings had increased to 220 acres. The farm remained in the Hearn family until 1900, when it was sold to David H. Caiton of Georgetown. A miller by profession, he had grown up in Chinguacousy Township and returned after his marriage to Mary Eliza McClure. The farm remains in the Caiton family, who operate a successful dairy farm today (information based on Historical Notes provide by Town of Caledon).

Map ID No. 2

<p>Address: 12094 Dixie Road, Town of Caledon</p>	
<p>Lot/Concession: Lot 18, Concession 3 EHS, formerly Township of Chinguacousy</p>	
<p>Recognition: Listed on Town of Caledon's Heritage Inventory</p>	
<p>Feature Type: Remnant Farm Complex</p>	
<p>Integrity: limited –the farmhouse was demolished prior to 2000</p>	
<p>Condition: moderate</p>	

Photo April 2010

Description/Associated

Built Heritage Resources: Gambrel-roof barn (Central Ontario style, 1875-1899), a vertical-board barn (19th century), silo and other farm buildings remain on this remnant 200-acre farm property. The farmhouse was demolished prior to 2000.

Historical Associations: farm buildings are situated in same location as shown on the *Illustrated Historical Atlas (1877)* on the 200-acre farm owned by Joseph Gardner.

Comments: n/a

Map ID No. 3

<p>Address: 12434 Dixie Road, Town of Caledon (Ken Speirs Orchard, Mayfield Farm Ltd.)</p>	
<p>Lot/Concession: East ½ Lot 20, Con 3 EHS, formerly Township of Chinguacousy</p>	
<p>Recognition: Listed on Town of Caledon's Heritage Inventory</p>	
<p>Feature Type: Farm Complex</p>	
<p>Integrity: High - retains principal character-defining building in an agricultural setting</p>	
<p>Condition: Excellent</p>	

Description/Associated

Built Heritage Resources: 2-storey Edwardian farmhouse, constructed of rusticated concrete block (date stone "Glenora 1908"). The farmhouse, built with a south-facing orientation, is situated on a hill on the south side of a watercourse (ID 7). This house replaced an earlier frame farmhouse. Buildings associated with farming and fruit processing operations are situated to the south and west of the farmhouse.

Historical Associations:

Members of the Speirs family have continuously owned and farmed the property since 1834, when Patrick Speirs purchased the property and other lands in the Mayfield area. In 1845 Patrick Speirs donated a portion of his farm on the north bank of the watercourse for the construction of a Church and Cemetery (now Mayfield United Church see ID No.4). The Speirs family were key members of the Mayfield community. Descendents of Patrick Speirs still reside in Mayfield and continue to be active members of the church and community

Comments:

A 2007 HIA in connection with the re-zoning and re-development of property **recommended designation** of the farmhouse

Map ID No. 4

<p>Address: 12496 Dixie Road, Town of Caledon, (Mayfield United Church)</p>	
<p>Lot/Concession: Lot 20, Con 3EHS, formerly Township of Chinguacousy</p>	
<p>Recognition: Listed on the Town of Caledon's Heritage Inventory</p>	
<p>Feature Type: Church</p>	
<p>Architectural Style: Gothic</p>	
<p>Construction Period: 1874</p>	
<p>Construction Material: red and buff brick on stone foundation</p>	
<p>Integrity: High- original building is relatively unaltered</p>	
<p>Condition: Excellent</p>	

Photo April 2010

Description:

A red and buff brick Picturesque Gothic-style Church. Defining elements include: side gothic windows with decorative diamond-cut brick mould; gothic entrance with round transom; round gable window. North windows are glazed with an early yellow and violet water glass, likely original to the period of construction. Windows on the south side have been replaced with stained glass windows depicting religious themes.

Historical Associations:

Constructed by the Mayfield Presbyterian community on lands donated in 1842 by Patrick Speirs, one of the original pioneer settlers. Church remains focal point in the community with an active congregation

Comments:

n/a

Historical Notes:

Local Scottish Presbyterians organized the first congregation, who met for services in a schoolhouse in the hamlet of Mayfield in 1830. The first, wood- frame, church was built in 1843 on lands donated by Patrick Speirs Sr. and his wife Mary who had emigrated from Scotland in

1834. The present brick church was built in 1875 by Brampton mason, Josiah Mason. With the 1925 union of Presbyterian, Methodist and Congregational Churches, Mayfield continued as a United Church. In 1929 an addition for a new Sunday School was built at the rear, and in 1959 the addition was further enlarged. In 1988, Mayfield United became a single point charge. The church continues to be supported by a strong local congregation whose membership and church leaders include descendants of the original pioneer farmers, including the Speirs family.

Map ID No. 5

<p>Address: 12496 Dixie Road, Town of Caledon, (Mayfield United Cemetery)</p>	
<p>Lot/Concession: Lot 20, Con 3EHS, formerly Township of Chinguacousy</p>	
<p>Recognition: Listed on the Town of Caledon's Heritage Inventory</p>	
<p>Feature Type: Cemetery</p>	
<p>Integrity: High - retains principal character-defining building in an agricultural setting</p>	
<p>Condition: Excellent</p>	<p>Photos April 2010</p>

Description/Associated

Built Heritage Resources: Mayfield United Church Cemetery (pre-1850) is located to the south and west of Mayfield United Church and is situated on the north bank of the watercourse. Many of the old white marble stones have been placed in cairns for conservation. While the cemetery has been well-maintained over the years, the ground had been ploughed and neglected at one point in its history.

Historical Associations: Early settlement of Mayfield. Associated with Speirs and other early pioneer families. The earliest burial in 1837 was Patrick Speirs Jr., son of the churches donor.

Comments: **NOTE:** At least one headstone is located close to the present Dixie Road alignment. Most stones are located behind the church and well back from the road.

Map ID No. 6

<p>Address: 12489 Dixie Road, Town of Caledon</p>	
<p>Lot/Concession: Lot 20, Con 4 EHS, formerly Township of Chinguacousy</p>	
<p>Recognition: Listed on the Town of Caledon's Heritage Inventory (Includes Norway Spruce lawn specimens)</p>	
<p>Feature Type: Farm Complex</p>	
<p>Integrity: High- retains principal character-defining building in an agricultural setting</p>	
<p>Condition: Excellent</p>	<p>Photos April 2010</p>

Description/Associated

Built Heritage Resources: One and a half storey, 19th century Neoclassical farmhouse (1850-1874) constructed of red and buff brick, constructed with a south-facing orientation (facing the creek). Character-defining elements include: buff brick quoins, decorative string-course, unusual eared architraves; 6/6 window sash. The south facing front façade shows a shadow of a former bell-cast verandah. Barns and other associated farm buildings are located to the north and east of the farmhouse. And Norway Spruce along drive and near farmhouse.

Historical Associations: Associated with the Speirs family

Comments: Norway spruce along driveway and lawn specimens are considered to be of Heritage Significance

Historical Notes:

Patrick Speirs Sr. purchased the original 200-acre Lot 20 Con 4 EHS in 1835. In 1850 he sold the west ½ of Lot 20 to his son William Speirs, who is responsible for the construction of this farmhouse and associated farm buildings. Patrick sold the east ½ of Lot 20 to James Speirs.

Map ID No. 7

Address: Dixie Road, Town of Caledon	
Lot/Concession: Lot 20, Con 3 and 4 EHS, formerly Township of Chinguacousy	
Recognition: n/a	
Feature Type: Watercourse and culvert	
Integrity: High	
Condition: Excellent	

Photos April 2010

Description/Associated

Built Heritage Resources: n/a

Historical Associations: Branch of the Humber River, a Canadian Heritage River (1999). Watercourse is associated with four significant cultural heritage resources included in the Inventory (ID No. 3, 4, 5 & 6)

Comments:

Appendix B
Criteria for Determining Cultural Heritage Values or Interest
Ontario Regulation 9/06, s. 1 (2). of the Ontario Heritage Act

1. The property has design value or physical value because it,
 - i. is a rare, unique, representative or early example of a style, type, expression, material
or construction method,
 - ii. displays a high degree of craftsmanship or artistic merit, or
 - iii. demonstrates a high degree of technical or scientific achievement.

2. The property has historical value or associative value because it,
 - i. has direct associations with a theme, event, belief, person, activity, organization or institution that is significant to a community,
 - ii. yields, or has the potential to yield, information that contributes to an understanding of a community or culture, or
 - iii. demonstrates or reflects the work or ideas of an architect, artist, builder, designer or theorist who is significant to a community.

3. The property has contextual value because it,
 - i. is important in defining, maintaining or supporting the character of an area,
 - ii. is physically, functionally, visually or historically linked to its surroundings,
or
 - iii. is a landmark. O. Reg. 9/06, s. 1 (2).

