

DRAFT

2021-xx

A by-law to designate a property as being of
Cultural Heritage Value or Interest

George and Isabella Peach Farmhouse

WHEREAS Pursuant to Part IV of the Ontario Heritage Act, the Council of a Municipality is authorized to enact by-laws to designate a real property, including all the buildings and structures thereon, to be of Cultural Heritage Value or Interest;

AND WHEREAS the Council of the Corporation of the City of Markham has caused to be served on the owners of the lands and premises at:

125 Villarboit Cres.
Concord, Ontario L4K 4K2

and upon the Ontario Heritage Trust, notice of intention to designate the George and Isabella Peach Farmhouse, 10961 Victoria Square Boulevard, and has caused such notice of intention to be published once in a newspaper having a general circulation in the municipality;

AND WHEREAS the reasons for designation are set out in Schedule “B” attached hereto and forming part of this by-law;

NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE CITY OF MARKHAM HEREBY ENACTS AS FOLLOWS:

1. THAT the following real property, more particularly described in Schedule “A” attached hereto and forming part of this by-law is hereby designated as being of cultural heritage value or interest:

George and Isabella Peach Farmhouse
City of Markham
The Regional Municipality of York

2. THAT the City Solicitor is hereby authorized to cause a copy of this by-law to be registered against the properties described in Schedule “A” attached hereto in the property Land Registry Office.

READ A FIRST, SECOND AND THIRD TIME AND PASSED THIS
XXX DAY OF XXX, 2021.

KIMBERLEY KITTERINGHAM
CITY CLERK

FRANK SCARPITTI
MAYOR

SCHEDULE 'A' TO BY-LAW 2021-xx

In the City of Markham in the Regional Municipality of York, property descriptions as follows:

BLOCK 31, PLAN 65M4612; SUBJECT TO AN EASEMENT IN GROSS AS IN YR2771422;
CITY OF MARKHAM
REGIONAL MUNICIPALITY OF YORK

SCHEDULE ‘B’ TO BY-LAW 2021-xx

STATEMENT OF SIGNIFICANCE

George and Isabella Peach Farmhouse

c.1860

10961 Victoria Square Boulevard

The George and Isabella Peach Farmhouse is recommended for designation under Part IV of the Ontario Heritage Act as a property of cultural heritage value or interest, as described in following Statement of Significance.

Description of Property

The George and Isabella Peach Farmhouse is located on the east side of Victoria Square Boulevard, north of the historic community of Victoria Square. The property has transitioned from farmland to residential development.

Design and Physical Value

The George and Isabella Peach Farmhouse has design value as a representative example of a mid-nineteenth century farmhouse designed with elements of the Georgian architectural tradition and the Classic Revival style. Its T-shaped plan with a rear kitchen wing, patterned brickwork, one and a half storey height and symmetry in the placement of openings is characteristic of its period of construction. Brickwork on the west wall has a Flemish bond pattern, an indication of superior craftsmanship.

Historical and Associative Value

The property has historical and associative value as the former home of George Peach, an English-born farmer, and his wife Isabella Loadman. The Peach family immigrated to Canada about 1830. By the mid-1850s, George and Isabella Peach were well enough established to purchase a farm from King’s College and build a fine brick farmhouse circa 1860. The farmhouse contributes to an understanding of the former agricultural community. The family played a significant role in the local Primitive Methodist Church at Victoria Square, and George Peach was an occasional lay preacher at Peach’s meeting house, near the crossroads community of Cashel.

Contextual Value

The George Peach House has contextual value as a farmhouse located within the former farming community that surrounded the historic crossroads community of Victoria Square. The property maintains its original orientation and general proximity to the portion of Woodbine Avenue renamed Victoria Square Boulevard and it now forms a historical landmark surrounded by parkland that marks the north end of the hamlet of Victoria Square.

Significant Architectural Attributes

Character-defining attributes that embody the cultural heritage value of the George and Isabella Peach Farmhouse include:

- T-shaped plan outline of the original house;
- One and a half storey height and roofline;
- Brick walls with a red brick body decorated with quoins and arches over door and window openings in white brick;
- Gable roof with wide, overhanging eaves with eave returns, asphalt shingles and wood cornice mouldings;
- Gable end chimneys on the main block;
- Front entrance with transom light, multi-paned sidelights, and panelled wood door;
- Six over six paned wood windows;
- Replicated full width front veranda and side porch;
- 2019 one and one half storey frame addition.