



By-law 2024-147

A BY-LAW TO DESIGNATE A PROPERTY AS BEING OF
CULTURAL HERITAGE VALUE OR INTEREST
“FRANK AND MARY JARVIS HOUSE”
7804 HIGHWAY 7 EAST

WHEREAS Pursuant to Part IV, Section 29, of the Ontario Heritage Act (the “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;

WHEREAS the property described in Schedule “A” to this By-law (the “Property”) contains the cultural heritage resource known as the Frank and Mary Jarvis House;

AND WHEREAS the Council of the Corporation of the City of Markham, by resolution passed on May 1, 2024, has caused to be served on the owners of the lands and premises at:

Stephen Alexander
7804 Highway 7 East
Locust Hill, Ontario
LOH 1J0

and upon the Ontario Heritage Trust, notice of intention to designate the Frank and Mary Jarvis House, 7804 Highway 7 East, and has caused such notice of intention to be published digitally in a manner consistent with the requirements of the Act;

AND WHEREAS Council has described the Property, set out the Statement of Cultural Heritage Value or Interest for the Property, and described the heritage attributes of the Property in Schedule “B” to this By-law, which forms 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:

“Frank and Mary Jarvis House”
7804 Highway 7 East
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 property described in Schedule “A” attached hereto in the property Land Registry Office.

Read a first, second, and third time and passed July 17, 2024.

Kimberley Kitteringham
City Clerk

Frank Scarpitti
Mayor

SCHEDULE 'A' TO BY-LAW 2024-147

In the City of Markham in the Regional Municipality of York, the property municipally known as 7804 Highway 7 East, Markham, Ontario, and legally described as follows:

PART LOT 11, CONCESSION 10; MARKHAM AS IN R672615; MARKHAM

PIN: 700140041

SCHEDULE 'B' TO BY-LAW 2024-147

STATEMENT OF SIGNIFICANCE

Frank and Mary Jarvis House

7804 Highway 7 East
c.1910

The Frank and Mary Jarvis House is recommended for designation under Part IV, Section 29 of the Ontario Heritage Act as a property of cultural heritage value or interest, as described in the following Statement of Significance.

Description of Property

The Frank and Mary Jarvis House is a one-and-a-half storey red brick dwelling located on the north side of Highway 7 East, in the historic community of Locust Hill. The house faces south.

Design Value and Physical Value

The Frank and Mary Jarvis House has design value and physical value as a representative example of a village dwelling in the form of an American Foursquare with Edwardian Classical details. It is typical of the spacious, simply detailed houses built on farms and in villages throughout Markham Township in the first quarter of the twentieth century. The house was constructed in the form of an American Foursquare, with a functional, compact shape and deep front veranda. The red pressed brick cladding and two-and-a-half storey form of the house with a broad hip roof are representative features of the style. Its architectural detailing reflects Edwardian Classicism, a style popular from the early 1900s through the 1920s.

Historical Value and Associative Value

The Frank and Mary Jarvis House has historical value for its association with the early twentieth century development of the hamlet of Locust Hill, and specifically the creation of building lots on farms intended for the use of family members, and for its association with Henry Frank Jarvis and Mary (Burns) Jarvis from 1911 to the mid-twentieth century. The house was built c.1910 on a parcel of the Jonathan Jarvis and Agnes (Reesor) Jarvis farm that was eventually sold to their son, Henry Frank Jarvis (known as Frank), in 1929. He was a carpenter by trade. The construction of the house pre-dated the formal transfer of the land.

Contextual Value

The Frank and Mary Jarvis House has contextual value for being important in defining, maintaining and supporting the character of the area as one of a grouping of late nineteenth and early twentieth century residences that together constitute the historic hamlet of Locust Hill.

Heritage Attributes

Character-defining attributes that embody the cultural heritage value of the Frank and Mary Jarvis House are organized by their respective Ontario Regulation 9/06 criteria, as amended, below:

Heritage attributes that convey the property's design value and physical value as a representative example of a village dwelling in the form of an American Foursquare with Edwardian Classical details:

- Cubic form;
- Two-and-a-half storey height;
- Concrete foundation;
- Red brick veneer;
- Hip roof with overhanging, closed eaves.

- Three-bay primary (south) elevation with single leaf door, placed slightly off-centre.
- Rectangular window openings with cambered, radiating brick arches, and concrete lugsills;
- Open front veranda with hip roof and square, tapered wood columns resting on brick pedestals with concrete caps, and low railing with turned balusters.

Heritage attributes that convey the property's historical value for its association with the early twentieth century development of the hamlet of Locust Hill, and specifically the creation of building lots on farms intended for the use of family members as the former residence of Frank and Mary Jarvis from 1911 to the mid-twentieth century:

- The dwelling is a tangible reminder of Locust Hill's early twentieth century development and the Jarvis family that historically resided there.

Heritage attributes that convey the property's contextual value as a building that helps define the character and extent of the historic hamlet of Locust Hill:

- The location of the building on its original site, facing south, within the historic hamlet of Locust Hill.

Attributes of the property that are not considered to be of cultural heritage value or are otherwise not included in the Statement of Significance:

- Front dormer.
- Non-operational window shutters;
- Accessory building.