

# Appendix 3 - Supporting Materials

## UNIONVILLE VILLAGE CONSERVANCY

Volume 1, Issue 1

September 2010

### Stiver Mill Restoration

By Jeanne Ker-Hornell

#### Background of the Stiver Mill Project

Unionville's Stiver Mill, situated in the heart of Heritage Unionville is Markham's last standing grain

elevator, and one of the very few left in the Province of Ontario with original grain mill equipment. The important role it played through the 1900s has given it great significance culturally, and adds to the economic viability of the Tourist area.

With disuse over time the now Town-owned Mill has been considered for demolition, as Council was loathe to spend the huge amount of tax payers money needed for the Restoration.

In 2008 an Expression of Interest for the Stiver Mill was put out by the Town of Markham, and received only one response.

his family's mill as a boy, and worked in it after school.

In an attempt to save the Mill, Bob spearheaded a movement for its restoration, with a vision of bringing it back for community use with museum agricultural artifacts on show.



Historic Stiver Mill

This came from Bob Stiver, a direct descendant of the first European baby born in Markham from the Pioneer Berczy Settlers in 1795. Bob was born and raised in Unionville living right next door to

activist Jeanne Ker-Hornell, Bob created a Stiver Mill Farmers' Market on the grounds of the mill primarily to raise Public Awareness of the Mill's plight, and for Fund Raising for its Restoration.

### UVC now a viable organization

By Elizabeth Plashkes

#### Who we are

☐ Fully incorporated not-for profit Ontario corporation

☐ Committed to the restoration of the Stiver Mill

☐ Volunteering a range of professional expertise

☐ Operating the Stiver Mill Farmers Market

☐ Actively and successfully seeking grants for UVC operations

#### First Principles

The Unionville Village Conservancy (UVC) will work with the owner of

the building, the Town of Markham, to develop partnerships with private enterprise and public organizations to create a plan that

☐ Retains the Stiver Mill in the public realm

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#### Special points of interest:

##### Background of the Stiver Mill

- Unionville Village Conservancy
- Stiver Mill Farmers' Market

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## Farmers' Market an instant success!

Now in its second year, the Farmers Market is growing with an ever increasing mix of vendors, many of whom have been there from the beginning.

### VILLAGE GATHERING PLACE

What has happened is the market has become an important gathering place for the Community on a Sunday from June to October. The seniors from the nearby campus come with their walkers, canes and scooters, buy fresh veggies, eat breakfast/lunch, served by the two grill vendors, sit, eat, relax and chat with friends, accompanied by each week's entertainer.

...It is like an outing... Says one senior.

### THE VENDORS

The vendors have become friends to all. Our three local produce farmers have great displays of their local fruits and vegetables as they come in season and our student staff carry the seniors' heavy bags right to their homes across the way.

Whittamore's Fruit Farmer, 19th Ave/Woodbine Farmer, and Barry Farms of Stouffville are setting up by 8am to have a great display of their produce.

Fresh baked bread, buns, pies, even gluten free baking is available, also wonderful gourmet cheeses from our cheese expert Dave with his talk on cave aged goat, sheep and cow cheeses. Our Kettle Popcorn is a huge success cooked and served by Dan with his famous grin.

Try also Rebecca's body products, soaps, oils etc for a clear healthy skin. And talk to Jim, the smoked meat man. He usually sells out, and the honey man will tell you the story of his local honey.

Nick's Grill with the Family Kitchen, prepare foods perfect for eating at the picnic benches under the trees while you gossip. Or, you might prefer Jean's delicious pancakes, with fruit and maple syrup, iced tea or coffee. There's something for everyone.

And that's only the foods!

### ARTISANS AND THEIR CRAFTS

Local people's crafts are always a delight. The part time craftspeople come and go over the season, all different and interesting.

Folk Art, jewelry, decorated blue jeans, head bands and hair decorations, artifacts created from agricultural tools etc. for the garden, hand crafted cards by adorable Anushka and her mom, puzzles hand crafted as teaching tools, stained glass items of extraordinary beauty, lavender in season with lavender soaps and oils, painted giftware and hand crafted wooden items, knitting, crochet, also dog portraiture

Homeless Pets join us, and our own Unionville Naturopathic Doctor Nadine teaches us about our health.

### THE FARMERS WIVES' TABLES

This project has proven to be a great hit at the market.

Jeanne dreamed up the idea of having \*decent donated articles\* from the villagers that can be sold reasonably at market for the Stiver Mill Restoration Fund.

It started quietly with friends dropping off a box of items, (no clothing or books please)

**It grew. It became a village affair.** Jeanne's tool shed, garage, and into her back garden became a storage place for donated articles for Sunday Markets.

\*A dear senior friend who volunteered at the market last year, passed away, and her family followed her wishes to donate just about all of the household and craft items for the Farmers Wives Tables. She was a talented crafts-woman, and a farmer's wife all her life.

It took 3 volunteers to price it all, then sell it at market.

**The Restoration Fund grew by nearly \$500.00 from the Farmers Wives Tables that one day alone, and there's more to come.**

### THE ENTERTAINMENT

Each Sunday Market has an entertainer. We have a group of musicians who share the Sundays playing country or contemporary music. They all work for a reduced fee to help the market with its Charity, to save the Stiver Mill. It is a long gig from 10-3pm,, but they keep going,



Gathering Place



Calvin with his jams and sauces



Farmers' Wives Table

## Farmers' Market (cont'd)

listened to by all. Laura Heighway, a Champion Fiddler, and her four musician friends, have opened our market for these two years. Her work is terrific!! Each musician has his/her own style and is an important part of our market's success.

### EVENTS

The Grand Opening of our market for both years has been a busy affair, with our Mayor Frank Scarpitti and most of Council appearing to wish us well. This year the Mayor unveiled two plaques which are placed at each entrance to market, to endorse the Stiver Mill's importance.

*What an honour it was to have them.*

Each week is an event, depending on what vendors are present. Strawberry Festivals, Corn Roasts, good Foods to eat, and people to meet and talk to make each Sunday market an Event.

### THE STUDENT STAFF

It is a requirement that all high school students should give 40 free hours for their community service.

This has proven to be one of the delights of our market.

It was made known student help was needed at our market and the response was remarkable. We became "grandparents" to over 20

students who came to fulfill their community hours. It became a family affair!

We all wear the red Stiver Mill T-shirts, and when they appear faithfully at 8am, and start moving the articles down to market, it is a sight to see. They work hard carrying, unpacking, setting up, packing up again, painting kid's faces, serving ice cream cones, monitoring the public parking, and all with grace and sweet smiles.

When they had achieved their 40 hours of community service, I expected them to be finished, but many of them wanted to stay for the season as they liked meeting the public, and working with us for our Charity. There are so many students I cannot name them all, but Victoria Adams should be named, as she started this season, bringing four friends from St Augustine Catholic High School, all of whom did not need their community hours, but they wanted to help with the Market and the Mill. They have committed for the entire summer.

Markville Secondary School, with the aid of Guidance Counselor Ms Wagner, produced some great student help, and Unionville High and Brother Andre High School also. They have all worked

hard, taking charge and showing great responsibility. Somehow or other, back they came after their family holidays were over.. We are fortunate to have them.

I am happy to say, because of the hard work and dedication of the few faithful volunteers, Bob Stiver, Laurence and Marie Breckon, Eileen Chadwick, Charlene Busato, and Jeanne Ker-Hornell, plus all our wonderful students, the Town of Markham has decided to assist in this endeavor by putting \$150,000 into maintaining the Stiver Mill from further deterioration.

There is no doubt now that the Mill will be restored all in good time, and reused for the benefit of Markham.

The two million dollars or more needed for the restoration and preservation of Stiver Mill is now being sought by the Incorporated Unionville Village Conservancy UVC, a group of prominent professional stakeholders and businessmen, who pro bono have joined Bob Stiver and Jeanne Ker-Hornell in their efforts to save the Stiver Mill.



Stiver Mill Farmers' Market



Opening Day 2009



Founders—Jeanne Ker-Hornell and Bob Stiver

**Unionville Village Conservancy**  
Cont'd from Page 1

- ☐ Restores with respect a valued heritage asset
- ☐ Recognizes the Stiver Mill is integral to the as expressed by the policies of the Town of Markham and the local business associations of Unionville
- ☐ Supports the cultural policies of the Town of Markham by creating a destination that stimulates tourism
- ☐ Supports the sustainability aims of the community, as expressed by the Green Plan of the Town of Markham, including supporting the evolution of walkable communities
- ☐ Recognizes the desire of the community to support local food growers and suppliers
- ☐ Incorporates an educational component, in recognition of the demand for life-long learning both local and from a tourism perspective.

Special thanks to our generous sponsors



THE ONTARIO  
TRILLIUM  
FOUNDATION



LA FONDATION  
TRILLIUM  
DE L'ONTARIO

**UVC Directors**

Bob Stiver -co-founder  
Jeanne Ker-Hornell -co-founder  
Susan Casella -heritage conservation expert  
Ed Casella -heritage construction expert  
David Johnson -architect  
Judi McIntyre -Markham Arts Council  
Elizabeth Plashkes -Varley Art Gallery  
Lorne Smith -Town Historian  
Eric Solomon -C. A.  
Joe Virgilio -Regional Councilor, lawyer  
Peter Wales -Unionville Villagers Assoc. chair

**How you can help!**

Join the Unionville Village Conservancy and help us in our quest to renovate the historic Stiver Mill.

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**MEMBERSHIP APPLICATION FORM**



LET'S SAVE THE HISTORIC  
STIVER MILL

Name \_\_\_\_\_  
Organization \_\_\_\_\_  
Address \_\_\_\_\_  
City/Town \_\_\_\_\_ Postal Code \_\_\_\_\_  
Membership fee: \$10 per year \$ \_\_\_\_\_  
Please accept my donation of: \$ \_\_\_\_\_  
Total \$ \_\_\_\_\_  
(Cheque payable to Unionville Village Conservancy)

I would like to be included on your e-news list to be kept up to date on the progress of the Renovation of the Stiver Mill. My e-mail address is:

\_\_\_\_\_

**Please complete and mail to:**

Unionville Village Conservancy  
11 Maple Lane, Unionville L3R 1R1  
Phone: 905-888-7877  
E-mail: eap@rogers.com

### **HISTORIC STIVER MILL**

The Stiver Mill is designated under the Ontario Heritage Act as a significant Industrial Heritage Resource within the Unionville Heritage District. This distinctive grain and coal elevator (that evokes images of Canada's western provinces) is a classic example of an early storage elevator, still standing today as a landmark in the historic town of Unionville.

The Stiver Mill elevator was constructed in 1900 on leased railroad land by the brothers Charles and Francis Stiver. In 1913 the Stiver Coal and Seed company was formed and in 1916 the Stiver brothers acquired additional grain buildings from the Matthew Grain Company of Toronto. The Stiver Brothers then built the current mill structure in 1916 and moved their Unionville Main Street Office to the mills location in 1954.

This historic industrial complex served the early farming community of Unionville and the surrounding area for many decades. Grains, coal, wood and farming supplies were imported and exported to and from all points in Canada and the United States.

"Train Time" at the Unionville train station was often a dynamic event. Vehicular traffic on Main Street Unionville would be brought to a halt as dozens of freight and grain cars were jockeyed onto the rail siding to load and unload their valuable cargos.

The Stiver Mill provided local farmers with seed grains (barley, wheat, oats and corn etc) for planting and animal feed. Grains were also dried, mixed and ground into chop at the Mill for animal food. Locally grown grains were often purchased by the Stivers and stored in the Mills 50 foot silos for local and international sales.

Stiver Mill and its adjoining property was purchased from CN Railroad by the Town of Markham in 1993. The Mill's last occupant was the Dominion Coal Company. The Mill is now suffering from many years of neglect, and the building is in dire need of cleaning, repairs and a serious restoration project. Structural engineers have examined the Mill building and have declared it structurally sound.

In April 2008 the town sent out an " Expression of Interest" request to the public looking for a company, group or individual that would be interested in restoring this historic structure and give it a new lease on life in the Unionville community.

The town only received one official reply to their 2008 (Save the Mill) request. Some members of the Stiver family and friends have offered to take on this monumental restoration project.

The Unionville Village Conservancy (UVC) has been created to lead this important historical project. UVC's objective is to organize an army of community volunteers and work together with the Town of Markham staff and councillors to accomplish this goal/dream.

The UVC sees the Old Stiver Mill being transformed into a vibrant community space, a cultural centre with meeting rooms, mini museum and farmer's markets.

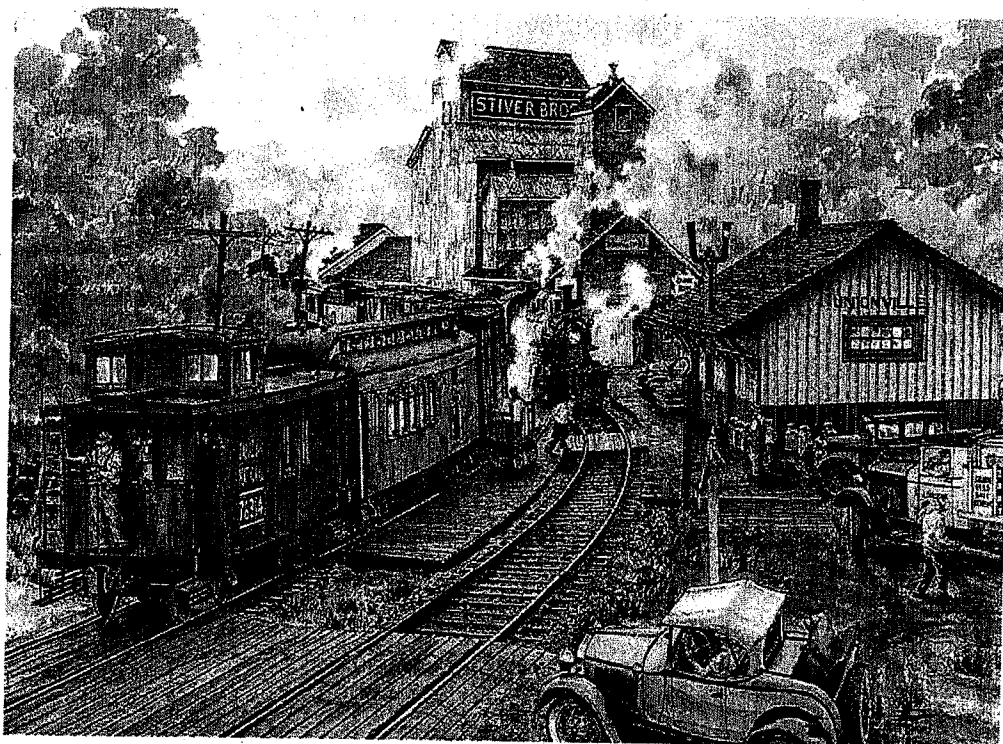
**Stiver Mill will be saved from its current fate of neglect and threat of demolition. The Mill and its property will become a picturesque meeting place for both residents and visitors to Unionville. A restored and refurbished Stiver Mill will only enhance Unionville's current international reputation as the historical crown jewel in the Town of Markham.**

**The Stiver Mill Restoration Project will require significant funds and lots of community participation and support. The UVC will be contacting all levels of Government, Corporations and Businesses for their financial support. UVC will also be organizing and operating fund raising events in and around Unionville.**

**If you would like to know more about the Stiver Mill Restoration Project or should you wish to get involved in this historic event please contact:**

**The Unionville Village Conservancy  
33 Eureka Street  
Unionville, Ont  
L3R-2H9  
Phone (905) 477-1987  
E-Mail [bstiver@live.com](mailto:bstiver@live.com) or [jkerh@rogers.com](mailto:jkerh@rogers.com)  
Web page: [www.stivermill.com](http://www.stivermill.com)**

**P.S. See you at the Mill**



Train Time at Unionville, 1935  
Artist: Wentworth D. Folkins

# Save The Stiver Mill!

# JOIN



# US!

**STIVER MILL FARMERS MARKET**  
**Sunday's 10am To 3pm, July to Thanksgiving**

**This unique market has been created by Managers  
Bob Stiver and Jeanne Ker-Hornell.**

- To create public awareness to save the 100 year old Stiver Mill and restore it as a cultural centre for the community
- To raise funds from vendors fees and selling good, donated articles from supporters like you!

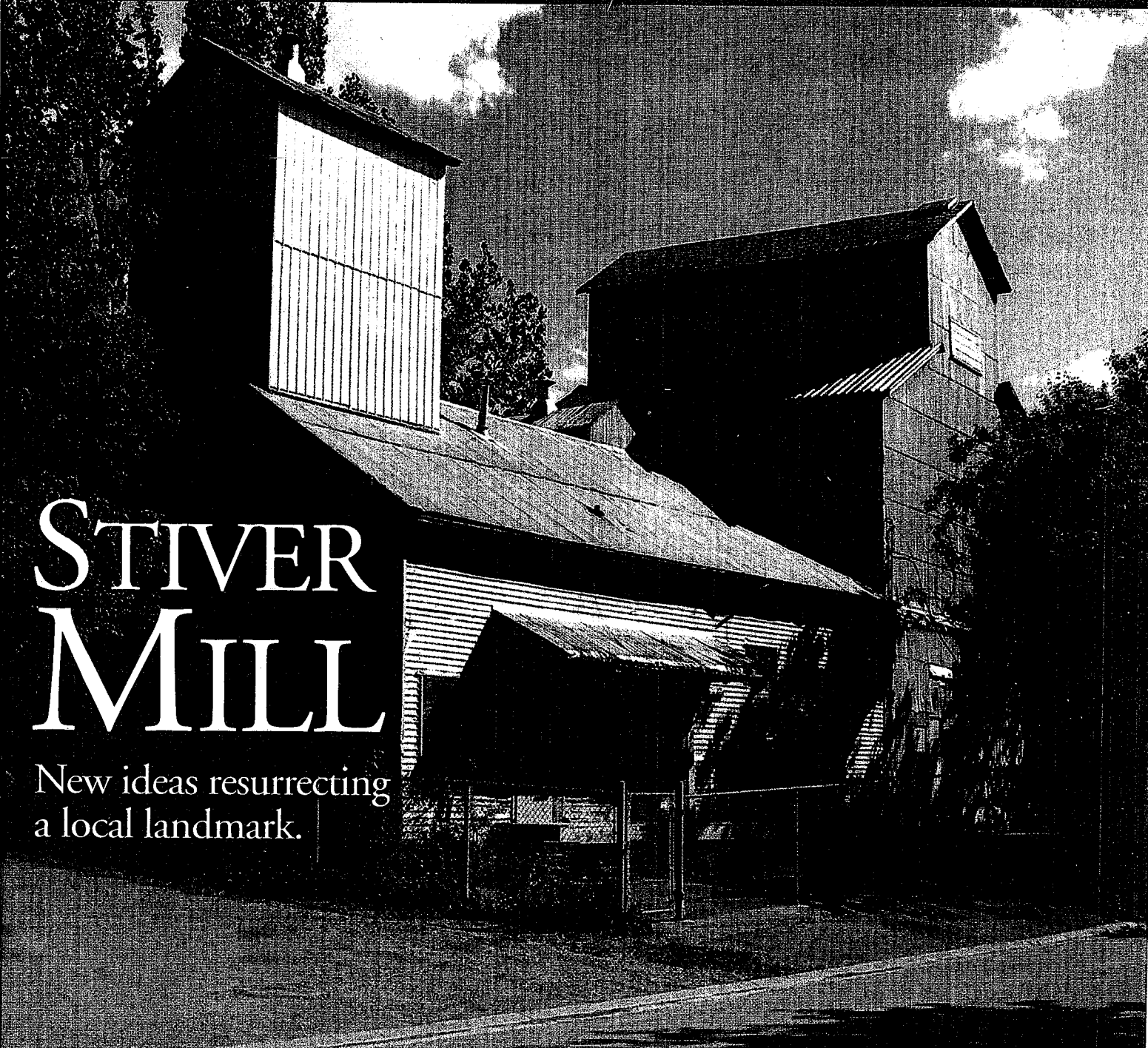
***This Is A Village Affair***  
***Donate Your Good Articles - Call***  
***Jeanne: 905-477-1987 For Pick-up***

**Enjoy Fresh Produce from Local Farmers,  
Unique Arts & Crafts, Delicious Foods and  
Live Entertainment**

JUNE 2010

# Main Street

Markham / Unionville



## STIVER MILL

New ideas resurrecting  
a local landmark.



*Come support our Community Roots!*

The Mayor, Councillors and the public  
are invited to the

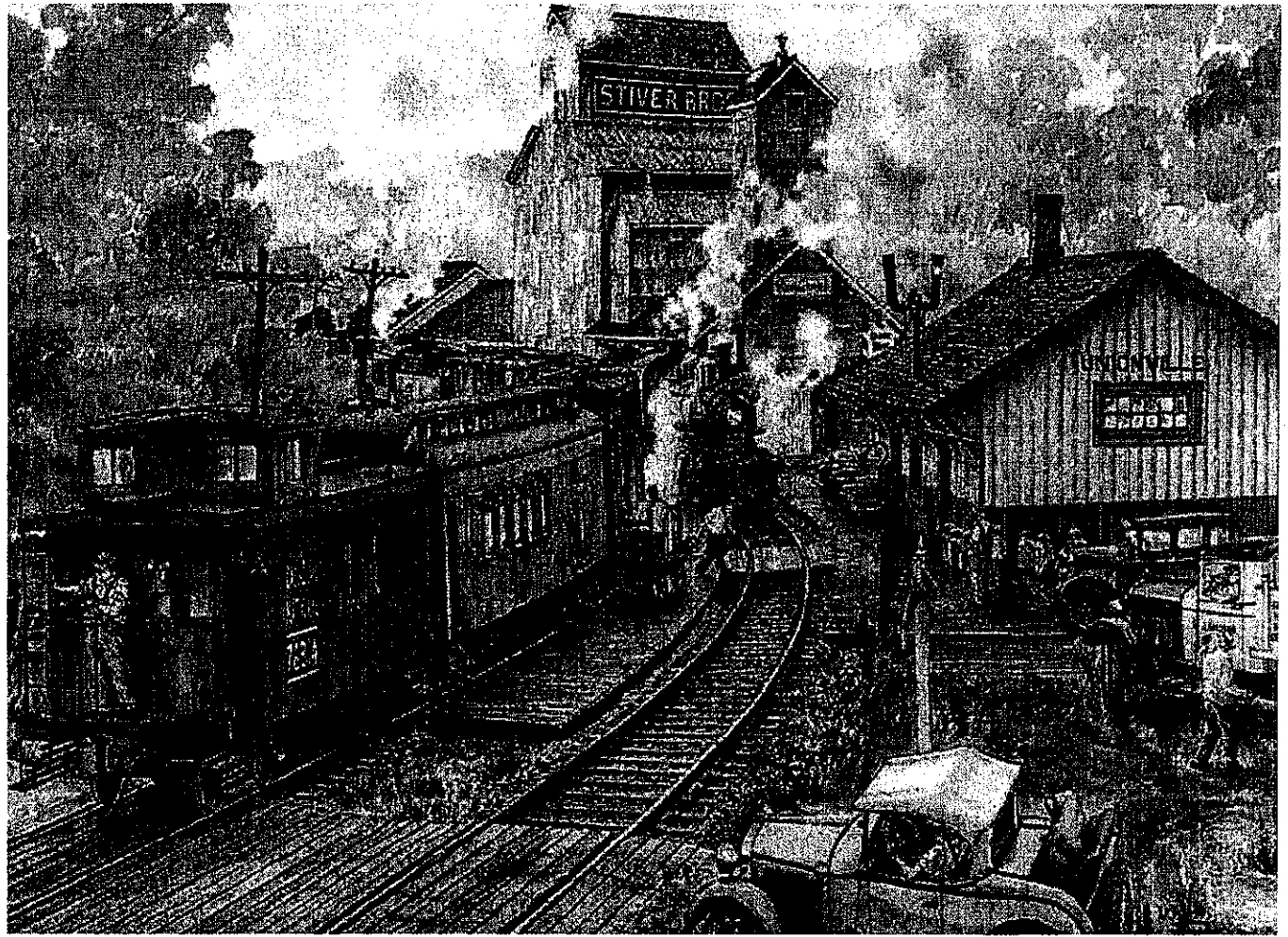
# GRAND OPENING

**June 27, 2010 at 12 Noon.**

Opening Sunday June 27 and every Sunday  
till Thanksgiving from 10 am - 3 pm.

**Baked Goods • Hand-Picked Fruits & Herbs • Honey • Locally Grown Produce • Entertainment**

# RESURRECTING STIVER MILL



▲ Train Time at Unionville, 1935 Artist: Wentworth D. Folkins



BY MIKE COX

**Stiver Mill** is unassumingly tucked away just off the Main Street of Unionville, appearing a little forlorn and definitely neglected. To one observer, stumbling upon its presence behind a curtain of trees on Station Lane just west of the Unionville Railway Station, it might seem like an architectural curiosity. To another, it looks just like another old building. However, those immediate impressions would belie the Mill's past prominence to the community's economy not so many years ago. Immediate to the once-bustling railway station, the Mill was an integral part of the local infrastructure in Unionville, supplying local farmers with seed grains for planting and animal feed, and also providing

storage for locally grown grains for outbound sale. Soon, and certainly befitting its agricultural heritage, the Mill site will soon be host to a weekly local farmers' market. Due to the efforts of some very committed volunteers, it is hoped that some of the funds raised from this seasonal attraction will help to resurrect the Stiver Mill structure. Their plan is to transform it into a cultural and learning centre that will benefit the entire community.

At the centre of this vision is the Unionville Village Conservancy, a group that formed to lead this historical project. The Town of Markham purchased the Stiver Mill property from CN Railroad in 1993. Since then, based on existing priorities, no public funds have been allocated for any restoration. So it sat for some years, a ready destination

for vandals and decay from the elements. In 2008, the Town sent out an "Expression of Interest" request looking for a company, group or individual that would be interested in restoring the Mill building and giving it a new life in the community. The only official reply came from members of the Stiver family and friends. Lead by Bob Stiver, a descendent of the owners and the indefatigable Jeanne Ker-

Hornell, they formed the Unionville Village Conservancy (UVC). In their mind, the building was just too important to let it disappear into history because of indifference. They demonstrated the structural soundness of the building and proposed that they bring it to life as a vibrant community space. Inside, some of the original machinery remains in excellent condition and the intent is that will form part of a small agricultural museum. The UVC also envisions a cultural centre with meeting rooms and farmers' market.

In fact, a farmers' market was started last year as a fund raising project in support of the projected \$725,000 cost of the restoration. The UVC worked closely with the Market Farmers' Market, a group that has established their own very successful summer shopping 'treat' just off the Main Street in Markham Village. The UVC secured an agreement with the Town for the use of the site and then vendors were chosen carefully by the UVC from the surrounding area. The first year was a big success. With fresh seasonal produce and wonderful home-made goods, a visit made for a wonderful family outing on a summer Sunday. And having learned a few lessons along the way, like ensuring the

produce is truly from the farm and not the food terminal, the Market will continue bigger and better this year. It will open June and run every Sunday through to Thanksgiving from 10:00AM to 3:00PM. The majestic Stiver Mill will provide the ideal backdrop for the Market, as it awaits its extreme makeover.

The Town of Markham certainly has a proud history of makeovers. Unlike many other communities that had similar humble beginnings, but lost their heritage in the name of progress, Markham possesses a wealth of sites and locations that have either been restored or moved in order to maintain a strong connection to the past. Planning processes have been designed to ensure continued preservation of this legacy. The village of Unionville in particular is a picturesque reminder of

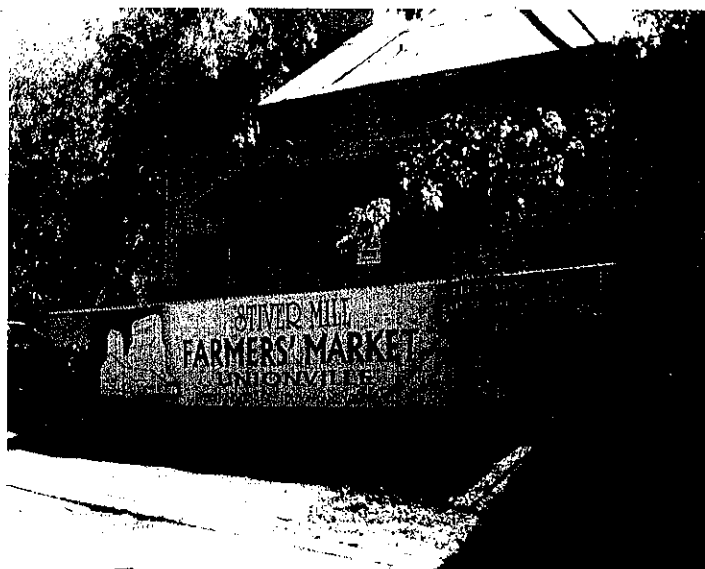
that legacy, one made possible through the devotion of the entire community back in the 1970's. To that end, a revitalized Stiver Mill would be a seamless addition to the village and a perfect complement to the existing railway station.

Obviously there is a limitation to the public funds that can be devoted to these kinds of projects. So in this case a group of dedicated volunteers

stepped up to fill a vacuum that threatened the future of this designated Industrial Heritage Resource. Volunteers like local architect David Johnston, who provided staff and time to provide drawings and an examination of the building and consultant Amar Banarjee, a Unionville resident who tested the soil. Now, to drive this project home, the Conservancy will need significant funds and much in the way of local participation and support.

So come out and support the Farmers' Market beginning June 27. The grand opening will take place at 12 noon with town officials and everyone is invited. The Market is located on Station Lane, just west of the Unionville Railway Station. Not only will you be supporting local farmers but also the restoration of a local historical landmark. And if you would like to know more about the Stiver Mill Restoration Project or should you wish to get involved in this historic event please contact:

*The Unionville Village Conservancy  
33 Eureka Street, Unionville, Ontario L3R 2H9  
Telephone: 905.477.1987  
Email: bstiver@live.com or jkerh@rogers.com*



# north

O F T H E C I T Y

## In the garden

with Mark Cullen

Plus:

Wine & beer tour

Reclaiming the Stiver Mill

A greener kitchen

your city

JULY/AUGUST 2010

07

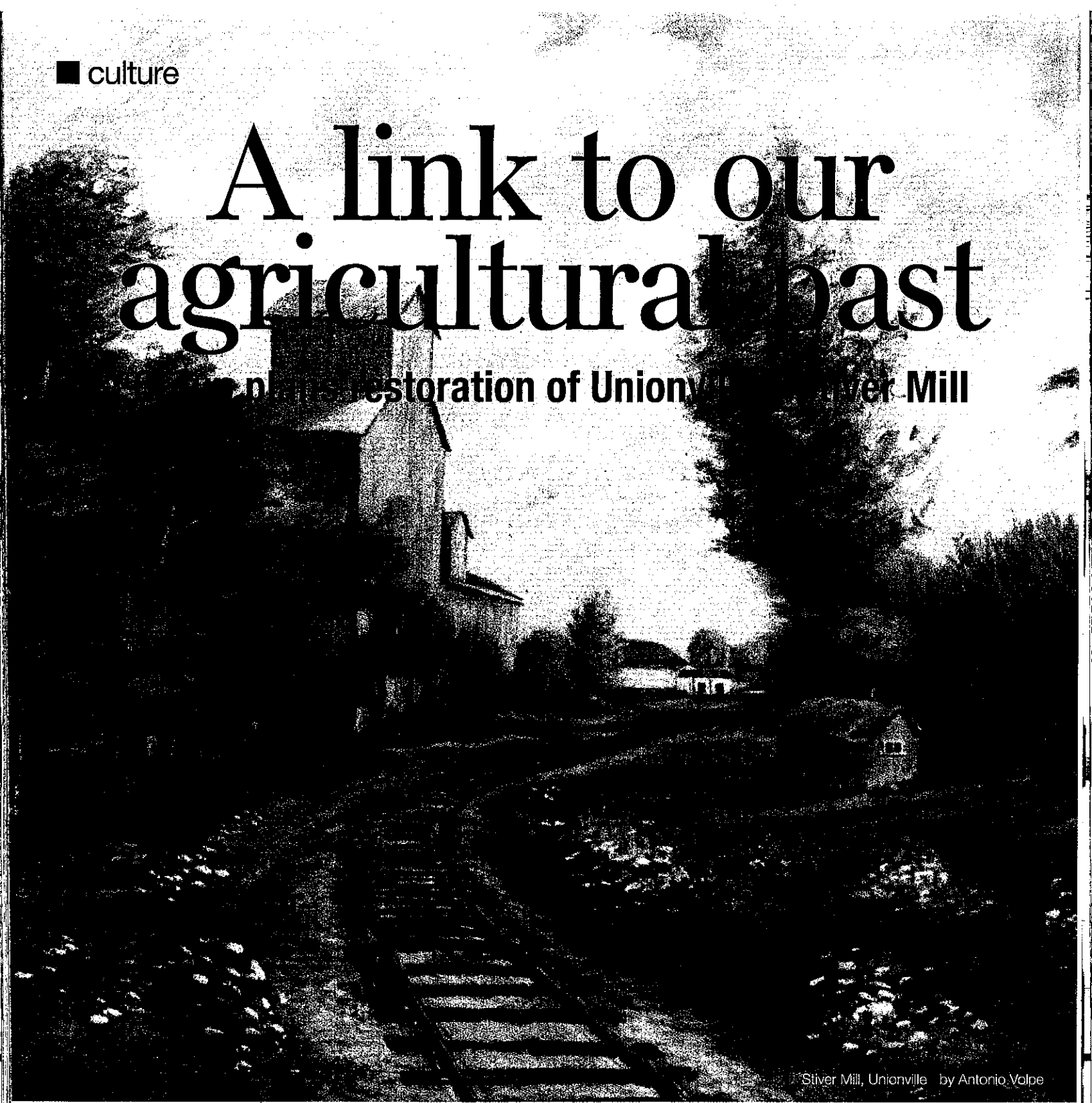
61399 70468 9

\$4.00

www.northofthecity.ca

# A link to our agricultural past

Markham plans restoration of Unionville's Stiver Mill



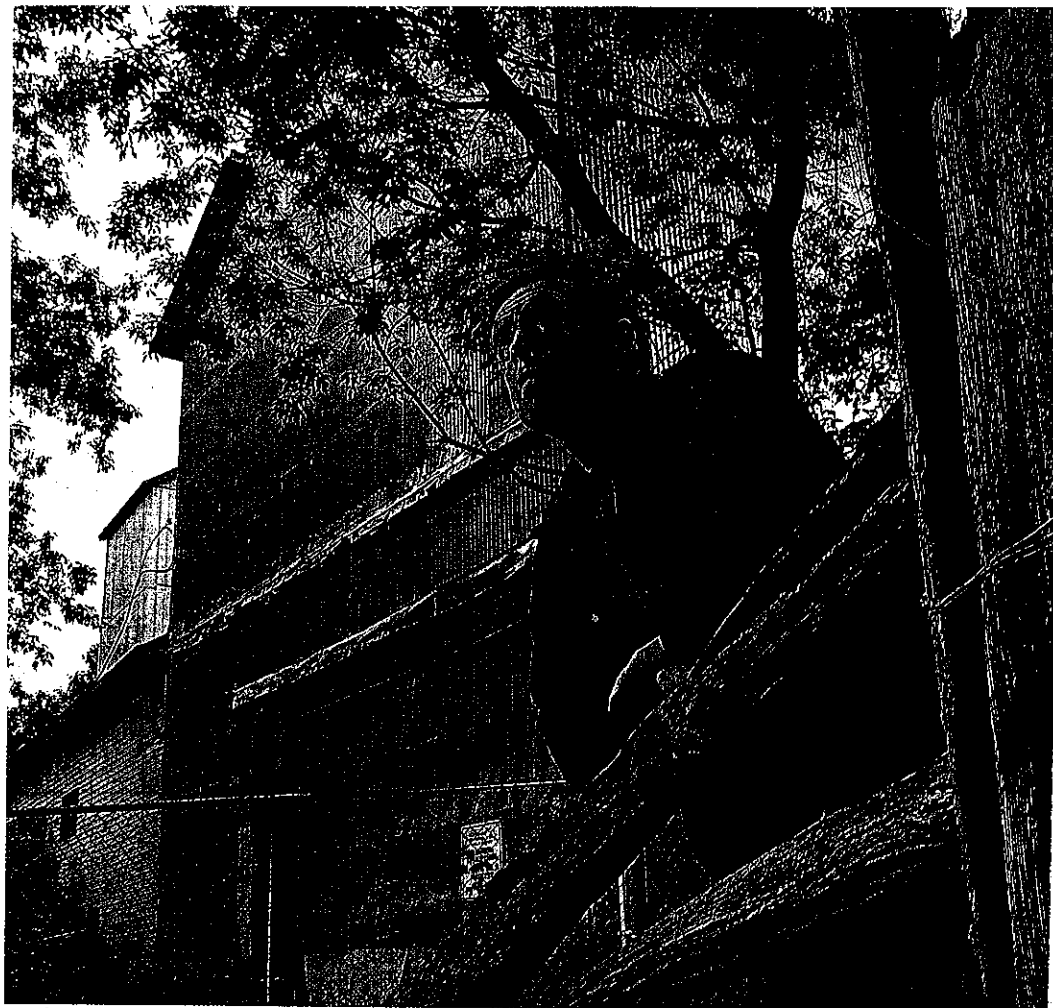
Stiver Mill, Unionville by Antonio Volpe

by Lee Ann Waterman photography by Sjoerd Witteveen

Markham's last-standing grain mill is a connection to the community's farming roots worth preserving, a growing group of local citizens say.

The Stiver Mill, they say, represents an important part of the town's history and can be a vibrant part of its present.

Bob Stiver is co-chairperson of the Unionville Village Conservancy, which is working to restore the Stiver Mill. He grew up living next door to the mill, built by his ancestors, and worked there after school as a teenager.



**B**rothers Charles and Francis Stiver began operating the mill, beside the train station on Station Lane in Unionville in the early 1900s. An elevator was constructed in 1900 and the brothers formed the Stiver Coal and Seed Company in 1913. In 1916, they bought and relocated additional buildings from the Matthew Grain Company of Toronto.

The mill has been inoperable for more than four decades and its future has been a question mark since the Town of Markham purchased the property, along with the train station land, in 1993.

In 2008, the town called for proposals to restore the site, put it to good use and lease it from the town.

Bob Stiver was the only one to come forward. He has several reasons for doing so.

There is his personal connection to the mill that was built by his ancestors: he grew up living right next door to it and worked there after school as a teenager.

But there is also his desire to address what he sees as a "disconnect" between urban residents of Markham and the dwindling numbers of local farmers.

He describes the mill of yesteryear as a centre of activity: The Stivers purchased grains from area farmers, storing them in the

mill's 50-foot silos for local and international sales. The mill provided farmers with seed grains, such as barley, wheat, oats and corn for planting and animal feed.

"We want to capture what the area was all about," Mr. Stiver says. "Markham was an agriculture community and this was the hub of the community."

"It symbolizes what it used to be like in the Town of Markham and that agriculture and farmers are still important or should be as important in the 21st century."

His passion for restoring the mill and highlighting its connection to the town's agricultural roots caught the town's attention. And, as word started to get out, the attention of residents interested in preserving the history and improving the community of Unionville. They formed the Unionville Village Conservancy.

The farmers market sparked additional interest. With the blessing of the town (which provided no money but waived rental fees), Mr. Stiver launched the market on grounds adjacent to the mill last summer on a trial basis.

It was, in large part, a volunteer effort, with Mr. Stiver and Jeanne Ker-Hornell, a

40-year Unionville resident and member of the Heritage Markham Committee, acting as co-managers and others donating time to help out. They did hire a consultant to help book vendors.

The Sunday market, which ran from the first of July to early October last year, was an instant success, Ms Ker-Hornell says.

The location made it an easy sell, Mr. Stiver says. They found area vendors selling everything from fresh fruit and vegetables to baked goods and honey to meats and cheeses. And the market attracted customers ranging from young families to seniors living in nearby complexes who could make short trip on foot.

"It became a gathering place for the community," Ms Ker-Hornell says.

"The most important thing of all," she continues, "was that the public was now aware of the plight of the Stiver Mill and the reason for the market's existence. The restoration of the Stiver Mill has now become a village affair."

Town Councillor Don Hamilton counts himself among those residents who can see the potential in the currently rather derelict building. In fact, when he ran for office during a byelection in the fall of 2009, he made

restoring the mill part of his platform.

Mr. Hamilton says while the completion of the project is years in the future, there is no shortage of ideas for the space. They include a satellite location for the Markham Museum where schoolchildren and the public could learn about agriculture heritage; a year-round farmers market; a food education centre or even a restaurant; and a cultural centre with meeting rooms and gallery space.

The farmers market is a great start, he says. The initial success of the market has made it a fixture in Unionville. It runs every Sunday, 10 a.m. to 3 p.m. from late June until Thanksgiving.

"People love it," Mr. Hamilton says. "What's not to like about buying fresh vegetables and honey?"

The development of the mill property, he adds, will benefit Unionville businesses, as well. With points of interest to anchor each end of the Main Street — the Varley art gallery in the north and the mill in the south — visitors will be encouraged to walk the length of the street, visit the shops and possibly linger for lunch or dinner, he explains.



The restoration of the Stiver Mill  
has now become a village affair.



While the market brought the plans for the mill to the public eye, the committee was also working behind the scenes.

Architect David Johnston joined the board and, working pro bono, has created draft plans for the renovations. Bare bones work, such as repairs to meet current building codes and replacing the roof and siding, will cost about \$750,000, says Mr. Stiver. But a more comprehensive overhaul will be closer to \$2 million.

The Markham Village Conservancy, a group formed about 10 years ago to save and restore the old Markham train station, offered \$5,000 seed money. Years earlier, the group had been given \$5,000 by the Pennsylvania German Folklore Society to jump-start its efforts, with the stipulation it would eventually pass on the donation to another group trying to save a heritage building. The conditions on the current offer are that the Unionville group does the same once its goals are met.

The enthusiasm and determination of Mr. Stiver, Ms Ker-Hornell and other members of the Unionville Village Conservancy, along with the support of the community will be key in making that happen. ■