

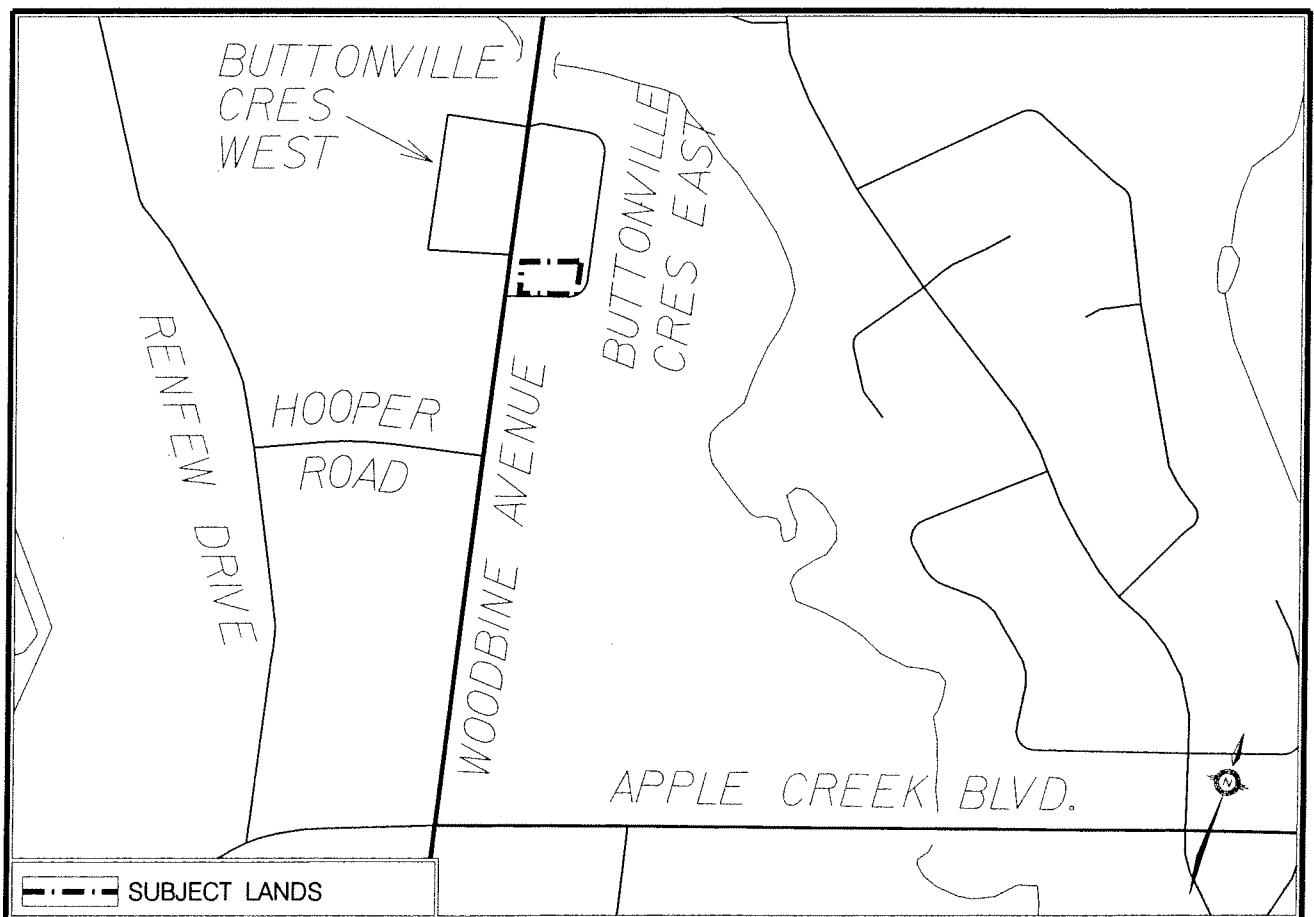
Figure 1:

Applicant:

Walker and Marchand Holdings Limited
8953 Woodbine Avenue
Markham ON
L3R 0J9

Tel. (905) 474-4593 ext 112
Fax (905) 474 -5591

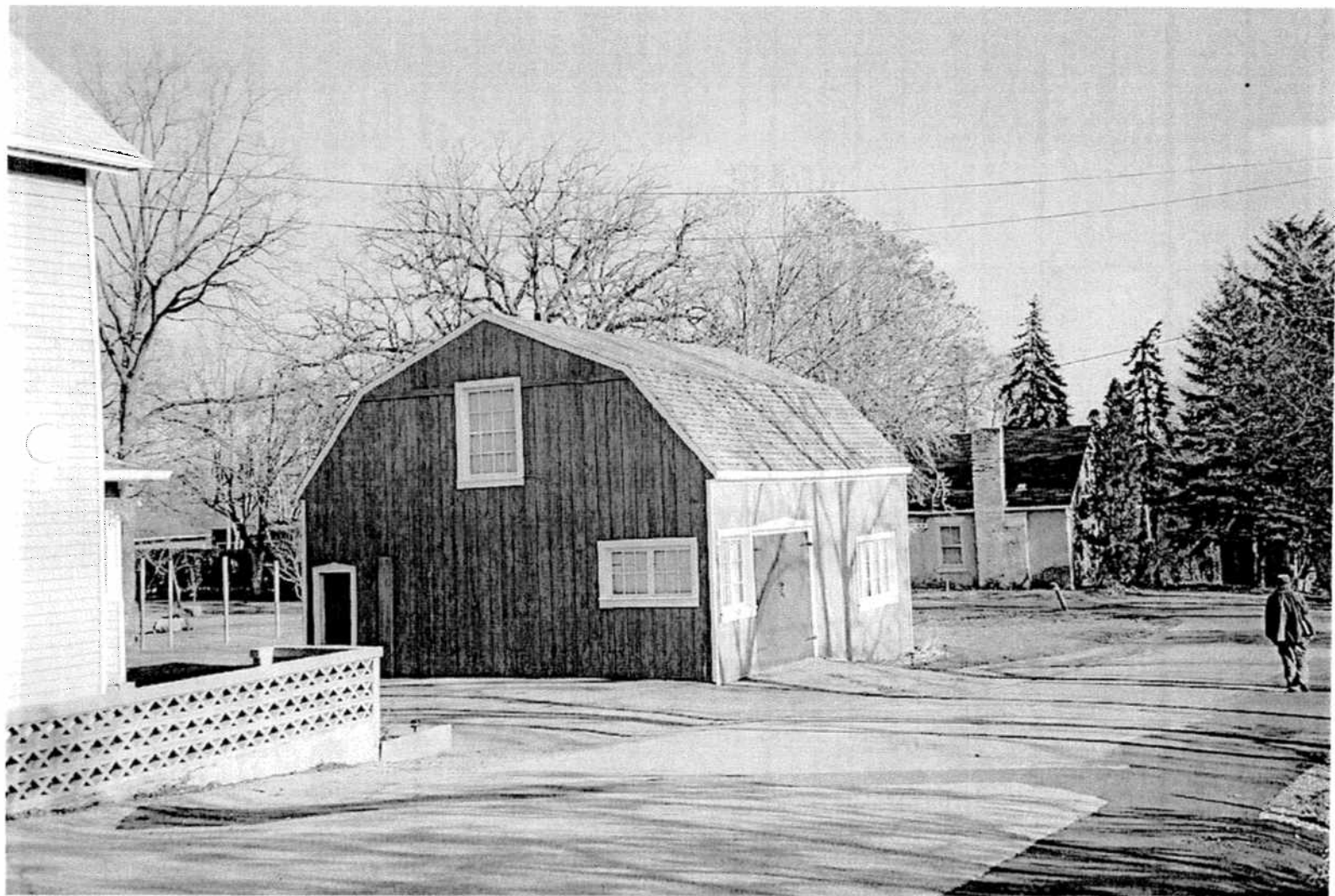
Location Map:



~ FIGURE 2 ~



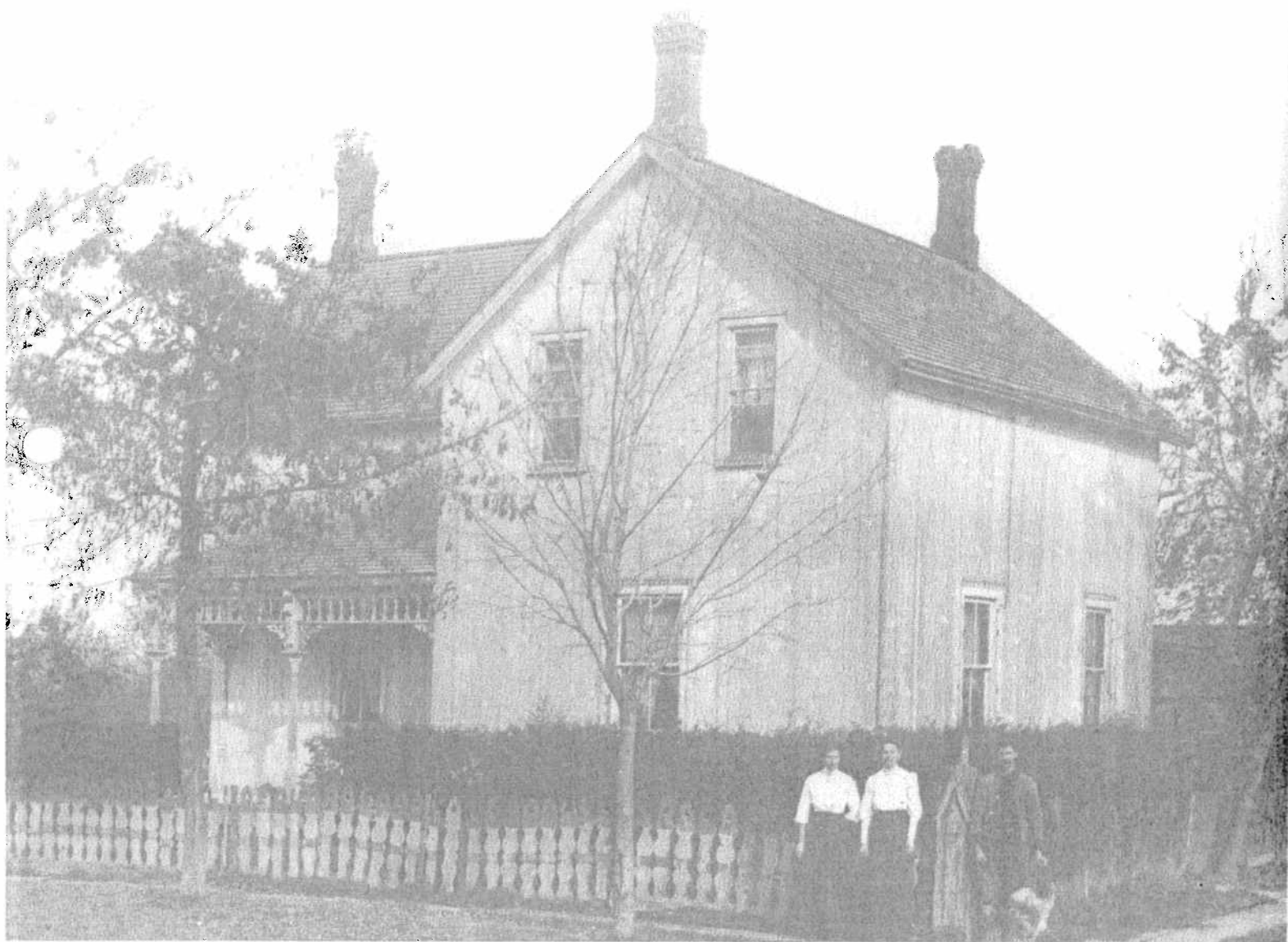
8953 WOODBINE AVE. ~ 2006
BEFORE RESTORATION



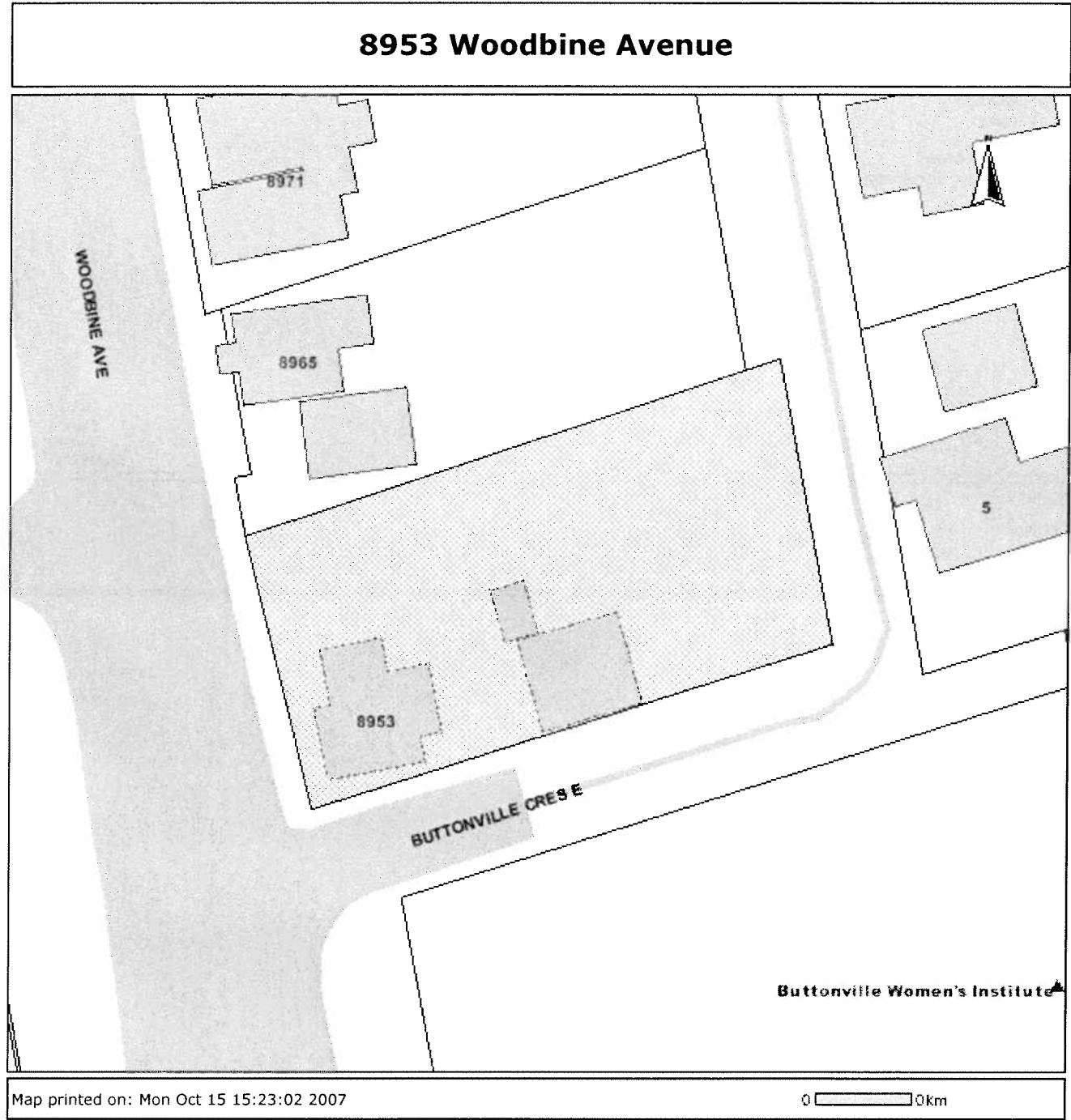
BLACKSMITH SHOP ~ 2006



8953 WOODBINE AVE. ~ 2007



ARCHIVAL PHOTO.



LEGEND

REASONS FOR DESIGNATION – STATEMENT OF SIGNIFICANCE**Jonathan Tomlinson House and Store
And Craig Blacksmith Shop****8953 Woodbine Avenue, Buttonville**

The Jonathan Tomlinson House and Store, and Craig Blacksmith Shop are recommended for designation under Part IV of the Ontario Heritage Act as a property having cultural heritage value and interest, as described in the following Statement of Significance:

Description of Property

The Jonathan Tomlinson House and Store, and the Craig Blacksmith Shop, are located at the north east corner of Woodbine Avenue and Buttonville Crescent East, in the southern portion of the historic mill village of Buttonville. The house and store, located at the front of the property, were restored on the exterior in 2007, and complementary new additions were made to the heritage building at the same time. The Craig Blacksmith Shop, located toward the rear of the property, has also been restored and is now connected to the main building.

Historical Value

The Tomlinson House and Store is of cultural heritage value or interest as a remnant of Buttonville's early history as a 19th century mill village. The oldest part of the building is believed to date from c.1851, and according to local tradition functioned as the first store in Buttonville, operated by Jonathan Tomlinson, a shoemaker. From 1856 to 1864, the local post office operated from the premises while it served as a general store. The building ceased to function as a store and was enlarged and remodelled in 1893 when it was purchased by William Craig Jr. Craig operated a blacksmith shop at the rear of the lot in a building that was relocated to the property from its original site at the north end of the hamlet. The blacksmith shop is of cultural heritage value as a typical example of the premises of a once-common type of local business in rural Markham, and as a remnant from Buttonville's early history as a mill village.

Architectural Value

Architecturally, the Tomlinson House and Store reflects the common local vernacular form of an L-plan dwelling with the vertical wood tongue and groove siding characteristic of old Markham Township during the last quarter of the 19th century. Its earlier history of combined commercial and residential use cannot be visually discerned from its current appearance, which reflects its 1893 period of remodelling. The 1893 stage of this building's history is well preserved and has been enhanced by the restoration of the vertical tongue and groove siding and the verandah in the ell facing Woodbine Avenue. The blacksmith shop to the east of the house, though altered over time, is a significant remnant of an essential 19th century business that once operated in the hamlet. The gambrel roof replaced the original gable roof following a fire some time during the 1915-1920 period.

Contextual Value

The Tomlinson House and Store, and the Craig Blacksmith Shop, form a significant component of the cultural heritage landscape of the mill village of Buttonville. Located at the corner of Woodbine Avenue and Buttonville Crescent East, this heritage property is a prominent entry feature when approaching Buttonville from the south.

Description of Heritage Attributes

Exterior, character-defining elements that embody the cultural heritage value of 8953 Woodbine Avenue include:

- L-plan of the 19th century building
- one and a half storey height
- fieldstone foundation
- vertical wood tongue and groove siding
- medium pitched gable roof
- flat-headed 2/2 sash-style wood windows with associated wood trim and sills
- glazed and panelled wood front door
- recreated late Victorian verandah with turned wood posts and associated wood fretwork
- frame blacksmith shop with gambrel roof and vertical wood siding

**Polling of Heritage Markham Members on Recommendation to Designate
the Tomlinson House and Store and Craig Blacksmith Shop
8953 Woodbine Avenue**

October 12, 15 and 16, 2007

Question:

Do you support a recommendation to designate the Tomlinson House and Store and Craig Blacksmith Shop at 8953 Woodbine Avenue, Buttonville, under Part IV of the Ontario Heritage Act?

This question was emailed to all members of Heritage Markham on October 12, 2007. The following members replied (as of October 16, 2007). Responses have not been received from the other four members, at the time of writing of the staff report. This recommendation will be ratified at the November 14, 2007 meeting of Heritage Markham.

Joyce Nelson-Watt, Chair – yes
Judith Dawson, Vice-Chair – yes
Ted Chisholm – yes
Amar Banerjee – yes
Judy Dawson-Ryan – yes
James Makaruk – yes
Deirdre Kavanagh –yes
Susan Casella – yes

The above polling indicates that a majority of Heritage Markham members support the recommendation to designate.



BY-LAW 2007-XXX

Being a By-law to authorize the execution
of Heritage Easement Agreements

WHEREAS section 37 (1) of the *Ontario Heritage Act*, R.S.O. 1990 c.O.18 authorizes the Council of a municipality to pass by-laws providing for the entering into heritage easements with owners of real property or interests in real property for the conservation of property of cultural heritage value or interest;

AND WHEREAS it has been determined that the property identified on Schedule "A" attached to this by-law is a property of cultural heritage value or interest;

AND WHEREAS Council at its meeting on December 16, 2003 passed By-law 2003-341, being the Heritage Tax Reduction By-law, establishing a program to provide tax reductions or refunds in respect of eligible heritage properties;

AND WHEREAS paragraph 5(ii) of By-law 2003-341 requires that to be eligible for a Heritage Tax Reduction, a property owner must provide proof, satisfactory to the Treasurer of the Town, that the property is subject to a heritage easement under section 22 or 37 of the *Ontario Heritage Act*;

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

1. THAT the Mayor and Clerk be authorized to execute Heritage Easement Agreements between the Town of Markham and the property owners as set out on Schedule "A" attached to this by-law, for the lands described in Schedule "A", and any other documents required to give effect thereto in a form satisfactory to the Town Solicitor.

READ A FIRST, SECOND, AND THIRD TIME AND PASSED THIS
XX DAY OF XXXX, 2007.

SHEILA BIRRELL, TOWN CLERK

DON COUSENS, MAYOR

Schedule "A" to By-law 2007-XXX
Being a By-law to authorize the execution
of Heritage Easement Agreements

PROPERTY OWNER	MUNICIPAL ADDRESS	LEGAL DESCRIPTION
Walker & Marchand Holdings Incorporated	8953 Woodbine Avenue	PT Lot 14 CON 4 PT 1, 65R29476 Markham

Q:\Development\Heritage\PROPERTY\WOODBINE\8953\By-law for Easement 2007.doc