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THE CORPORATION OF THE TOWN OF CALEDON

BY-LAW NUMBER 96-31

Being a By-law to designate certain properties known as (1) 15686 Horseshoe Hill Road, (2) 17231 Horseshoe Hill Road, (3) 1422 Queen Street, (4) 19179 Centreville Creek Road, (5) E1/2 Lot 26, Conc. 5 and W1/2 Lot 26, Conc. 6, (6) 14318 Creditview Road, (7) 93 Lorne Street, (8) 14121 Duffy's Lane as being of architectural and/or historical value or interest.

WHEREAS Section 29 of the Ontario Heritage Act authorizes the Council of a municipality to enact By-laws to designate real property, including all buildings and structures to be of architectural and/or historical value or interest and,

WHEREAS the Council of The Corporation of the Town of Caledon has caused to be served on the owners of the lands and premises known as (1) Ward-Willier House, 15686 Horseshoe Hill Road, (2) Baxter-Haney House, 17231 Horseshoe Hill Road, (3) Dods-Long House, 1422 Queen Street, (4) Balsam Villa, 19179 Centreville Creek Road, (5) Caledon Trailways Stone Culverts, E1/2 Lot 26, Conc. 5, and W1/2 Lot 26, Conc. 6, (6) Haines-Lyons House, 14318 Creditview Road, (7) Graham-Wilson-Pim, 93 Lorne Street, (8) Duffy-Murray House, 14121 Duffy's Lane and on the Ontario Heritage Foundation notice of intention to be published in the same newspaper having general circulation in the Municipality once for each of three consecutive weeks; and,

WHEREAS no notice of objection to the proposed designation has been served on the Clerk of the Municipality;

THEREFORE the Council of The Corporation of the Town of Caledon enacts as follows;

Ward-Willier House

1. There is designated as being of architectural and/or historical value or interest the real property known as:

1. 15686 Horseshoe Hill Road
more particularly described in Schedule "A" hereto.

Reason for Designation

A fine Victorian farm house constructed for the Ward family who owned and operated the nearby kiln, and had agricultural interests in this farm and adjacent properties. The details of the building indicate both the affluence of the family and the skill of its builder. An excellent example of farm residence constructed in the third quarter of the 19th Century during the period that this was one of the principal cereal growing areas of Canada.

Baxter-Haney House

2. There is designated as being of architectural and/or historical value or interest the real property known as:

2. 17231 Horseshoe Hill Road
more particularly described in Schedule "B" hereto.

Reason for Designation

This large historic farmhouse was constructed by a prominent Caledon Township family. A vernacular dichromatic farmhouse with the principal facade facing south to take full advantage of the sun. The building can be described as having a "F" formation and there is evidence on the brickwork of earlier more elegant porches than those that existed at the start of the restoration in 1995.

Marjory Morden
MARJORY MORDEN A.M.C.T.
Clerk
Town of Caledon

Dods-Long House

3. There is designated as being of architectural and/or historical value or interest the real property known as:

3. 1422 Queen Street,
more particularly described in Schedule "C" hereto.

Reason for Designation

A two storey principally red brick dichromatic house with a low hip roof, this late Victorian house has imitation quoins at the corners and windows and door have decorated semi-elliptical visors in a buff brick, now painted green. This style of house was popular in the period from 1876-1886, a period of considerable affluence in Alton. It was formerly the home and office of Alton Doctors.

Balsam Villa

4. There is designated as being of architectural and/or historical value or interest the real property known as:

4. 19179 Centreville Creek Road,
more particularly described in Schedule "D" hereto.

Reason for Designation

This two-storey, "L" shaped, polychromatic brick house, built in 1887, is a fine example of vernacular Victorian architecture, exhibiting many characteristics of the Ontario Gothic Tradition. It is also architecturally significant as it is only one of two in the area with three distinctive gables on its front facade. Now in institutional use the house was built by and was formerly the residence of the prominent Patterson family.

5. Caledon Trailways Stone Culverts

There is designated as being of architectural and/or historical value or interest the real property known as:

5. E 1/2 Lot 26, Conc. 5 and W1/2 Lot 26, Conc. 6
more particularly described in Schedule "E" (a), (b) and (c) hereto.

Reason for Designation

The culverts follow the route of the Humber under the rail embankment. Built in 1889 the design on both faces are identical but the westerly culvert is slightly smaller. The dressed stone, probably moved by rail from the quarries on the Escarpment, are so finely cut that they fit together without visible benefit of mortar. The whole structure, in both cases, are held together by the weight of the earth embankment and line (now trail) above.

Haines-Lyons House

6. There is designated as being of architectural and/or historical value or interest the real property know as:

6. 14318 Creditview Road
more particularly described in Schedule "F" hereto.

Reason for Designation

The home of the pioneer Haines family of Cheltenham, this home was restored in 1988. The importance of family and the early construction methods contribute to the significance of this building.

Graham-Wilson-Pim House

7. There is designated as being of architectural and/or historical value or interest the real property known as:

7. 93 Lorne Street,
more particularly described in Schedule "G" hereto.

Reason for Designation

A small storey and half building with a kitchen wing the house has a three bay front with a central door and gable window above. It is presently clad in board and batten which is also repeated on the gable ends of the stone out building which is included in the designation. Constructed by the Mill owner for a millworker and his family the building represents both the era of Milling and the essential numerous work people of that time period.

Duffy-Murray House

8. There is designated as being of architectural and/or historical value or interest the real property known as:

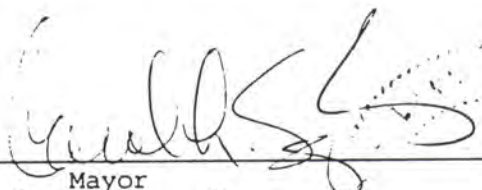
8. 14121 Duffy's Lane
more particularly described in Schedule "H" hereto.

Reason for Designation

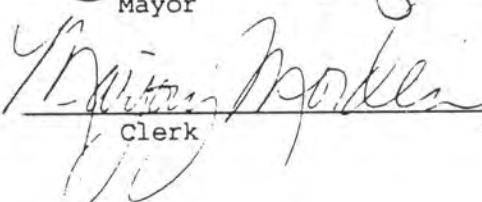
This two storey log house has been brick-veneered since approximately 1907. This house was the home of pioneer Elizabeth (Eliza) Duffy and her family. Eliza who died in 1872 was a prominent Wesleyan Methodist in both Ireland and Albion. This designation recognizes the pioneer family aspects of the building and the contribution of the Duffy family to the community.

9. The Town Solicitor is hereby authorized to cause a copy of the By-law to be registered against the properties described in Schedules, "A", "B", "C", "D", "E", "F", "G", and "H", hereto in the proper Land Registry Office.
10. The Clerk is hereby authorized to cause a copy of this By-law to be served on the owners of the aforesaid properties described in Schedules "A", "B", "C", "D", "E", "F", "G", and "H" hereto and on the Ontario Heritage Foundation and to cause notice of the passing of this By-law to be published in the same newspaper having general circulation in the municipality once for each of three consecutive weeks.

Read a first, second and third time and finally passed this 25th day of March, 1996.



Mayor



Clerk

SCHEDULE "A"
WARD-WILLER HOUSE

All and Singular at certain parcel or tract of land and premises situate lying and being in the Township of Caledon, in the County of Peel and being composed of part of the East Half of Lot 2, in Concession Three East of Hurontario Street, described as follows:

PREMISING that all bearings herein are assumed and are referred to the North 45 degrees West of the Easterly limit of Lot Two, Concession Three East of Hurontario Street;

COMMENCING at an iron bar found in the Easterly limit of Lot Two distant 700 feet Northerly from the most Easterly angle of said Lot Two;
THENCE 38 27' 30" West a distance of 401.34 feet to an iron bar;
THENCE north 45 00' West a distance of 260.54 feet to an iron bar;
THENCE North 43 09' East a distance of 400.00 feet more or less to an iron bar planted in the Easterly limit of Lot Two;
THENCE South 45 00' East a distance of 225.00 feet more or less to the point of commencement.

Containing an area of 2.23 acres and shown on a Plan of Survey prepared by R. T. Stephenson, Ontario Land Surveyor and dated October 22nd, 1968.

SCHEDULE "B"
BAXTER-HANEY HOUSE

ALL AND SINGULAR that certain parcel or tract of land and premises, situate, lying and being in the Town of Caledon, Regional Municipality of Peel, formerly in the Township of Caledon, County of Peel, and the Province of Ontario and being composed of Part of West Half Lot Ten (10), Concession Four (4) East of Hurontario Street (EHS), in the said former Township of Caledon, and more particularly described as follows;

PREMISING that the Northeasterly Limit of Horseshoe Hill Road (Road Allowance Between Concessions 3 and 4 EHS) as shown on Part 4, Reference Plan 43R-15288, has a bearing of North 45 Degrees 22 Minutes 30 Seconds West, and relating all bearings herein thereto;

BEGINNING at the Most Southerly Angle of Lot 10, Concession 4 EHS;

THENCE North 45 Degrees 25 Minutes 10 Seconds West, along the northeasterly limit of Horseshoe Hill Road, 317.75 feet to an iron bar being the POINT OF COMMENCEMENT:

THENCE North 45 Degrees 25 Minutes 10 Seconds West, along the last said limit, 62.57 feet to an iron bar;

THENCE North 47 Degrees 21 Minutes 30 Seconds East, 200.47 feet to an iron bar;

THENCE South 42 Degrees 38 Minutes 30 Seconds East, 62.50 feet to an iron bar;

THENCE South 47 Degrees 21 Minutes 30 Seconds West, 197.44 feet to an iron bar, being the said Point of Commencement.

SCHEDULE "C"
DODS-LONG HOUSE

ALL AND SINGULAR that certain parcel or tract of land and premises situated, lying and being in the Town of Caledon, Regional Municipality of Peel (formerly Township of Caledon, County of Peel) and being composed of part of Block Number Five in the Village of Alton, according to a Plan of the said Village as laid out by C.J. Wheelock, P.L.S. Referred to as CAL-5 and more particularly described as follows:

COMMENCING in the northerly limit of Queen Street at a point 203 feet measured southwesterly along the said northerly limit being in the southeasterly limit of said Lot from its intersection with the southwesterly limit of Amelia Street, said intersection being the east angle of Block Five;

THENCE southwesterly along the said northerly limit of Queen Street being also the southeasterly limit of said Lot a distance of 89 feet 9 inches to a point;

THENCE north forty-five degrees, twenty-six minutes west a distance of 39 feet 11 inches to a point;

THENCE north forty degrees, forty-two minutes east 90 feet to a point;

THENCE southerly in a straight line a distance of 34 feet 11 inches to a point of commencement.

As previously described in No. 744808.

SCHEDULE "D"
BALSAM VILLA

ALL AND SINGULAR that certain parcel or tract of land and premises, situate, lying and being in the Town of Caledon, Regional Municipality of Peel, formerly in the Township of Albion, County of Peel, and the Province of Ontario and being composed of Part of West Half Lot Thirty-Six (36), Concession Three (3), in the said former Township of Albion, and more particularly described as follows;

PREMISING that the Northeasterly Limit of Centreville Creek Road (Road Allowance Between Concessions 2 and 3) as shown on Reference Plan 43R-18901, has a bearing of North 45 Degrees 08 Minutes 10 Seconds West, and relating all bearings herein thereto;

BEGINNING at the Most Westerly Angle of Lot 36, Concession 3;

THENCE South 45 Degrees 08 Minutes 10 Seconds East, along the northeasterly limit of Centreville Creek Road, 154.57 feet to an iron bar being the POINT OF COMMENCEMENT:

THENCE South 45 Degrees 08 Minutes 10 Seconds East, along the last said limit 71.78 feet to an iron bar;

THENCE North 43 Degrees 06 Minutes 15 Seconds East, 197.53 feet to an iron bar;

THENCE North 46 Degrees 53 Minutes 45 Seconds West, 71.75 feet to an iron bar;

THENCE South 43 Degrees 06 Minutes 15 Seconds West, 195.33 feet to an iron bar, being the said Point of Commencement.

.SCHEDULE "E"
CALEDON TRAILWAYS' STONE CULVERTS

ALL AND SINGULAR that certain parcel or tract of land and premises, situate, lying and being in the Town of Caledon, Regional Municipality of Peel, formerly in the Township of Albion, County of Peel, and the Province of Ontario and being composed of Part of East Half Lot Twenty-Six (26), Concession Five (5), in the said former Township of Albion, and more particularly described as follows;

PREMISING that the Southeasterly Limit of Parts 2 and 5, Reference Plan 43R-13381, has a bearing of North 12 Degrees 58 Minutes 05 Seconds East, and relating all bearings herein thereto;

BEGINNING at the Most Easterly Angle of Lot 26, Concession 5;

THENCE North 44 Degrees 30 Minutes 30 Seconds West, 463.70 feet to a point;

THENCE South 12 Degrees 58 Minutes 05 Seconds West, 693.26 feet to a point;

THENCE North 77 Degrees 01 Minutes 55 Seconds West, 4.00 feet to an iron bar being the POINT OF COMMENCEMENT:

THENCE South 12 Degrees 58 Minutes 05 Seconds West, 53.00 feet to an iron bar;

THENCE North 77 Degrees 01 Minutes 55 Seconds West, 141.00 feet to an iron bar;

THENCE North 12 Degrees 58 Minutes 05 Seconds East, 53.00 feet to an iron bar;

THENCE South 77 Degrees 01 Minutes 55 Seconds East, 141.00 feet to an iron bar, being the said Point of Commencement.

SCHEDULE "E"
CALEDON TRAILWAYS STONE CULVERTS
(A)

ALL AND SINGULAR that certain parcel or tract of land and premises, situate, lying and being in the Town of Caledon, Regional Municipality of Peel, formerly in the Township of Albion, County of Peel, and the Province of Ontario and being composed of Part of West Half Lot Twenty-Six (26), Concession Six (6), in the said former Township of Albion, and more particularly described as follows;

PREMISING that the Southeasterly Limit of Part 1, Reference Plan 43R-5881, has a bearing of North 37 Degrees 55 Minutes 00 Seconds East, and relating all bearings herein thereto;

BEGINNING at the Most Westerly Angle of Lot 17, Registered Plan 43M-507;

THENCE South 52 Degrees 05 Minutes 00 Seconds East, 25.00 feet to a point;

THENCE South 37 Degrees 55 Minutes 00 Seconds West, 285.79 feet to an iron bar;

THENCE North 52 Degrees 05 Minutes 00 Seconds West, 150.00 feet to an iron bar being the POINT OF COMMENCEMENT:

THENCE South 37 Degrees 55 Minutes 00 Seconds West, 59.50 feet to an iron bar;

THENCE North 52 Degrees 05 Minutes 00 Seconds West, 16.50 feet to a point;

THENCE North 37 Degrees 55 Minutes 00 Seconds East, 59.50 feet to a point;

THENCE South 52 Degrees 05 Minutes 00 Seconds East, 16.50 feet to an iron bar, being the said Point of Commencement.

SCHEDULE "E"
CALEDON TRAILWAYS STONE CULVERTS
(B)

ALL AND SINGULAR that certain parcel or tract of land and premises, situate, lying and being in the Town of Caledon, Regional Municipality of Peel, formerly in the Township of Albion, County of Peel, and the Province of Ontario and being composed of Part of West Half Lot Twenty-Six (26), Concession Six (6), in the said former Township of Albion, and more particularly described as follows;

PREMISING that the Southeasterly Limit of Part 1, Reference Plan 43R-5881, has a bearing of North 37 Degrees 55 Minutes 00 Seconds East, and relating all bearings herein thereto;

BEGINNING at the Most Westerly Angle of Lot 17, Registered Plan 43M-507;

THENCE South 52 Degrees 05 Minutes 00 Seconds East, 25.00 feet to a point;

THENCE South 37 Degrees 55 Minutes 00 Seconds West, 285.79 feet to an iron bar being the POINT OF COMMENCEMENT:

THENCE South 37 Degrees 55 Minutes 00 Seconds West, 59.50 feet to an iron bar;

THENCE North 52 Degrees 05 Minutes 00 Seconds West, 150.00 feet to an iron bar;

THENCE North 37 Degrees 55 Minutes 00 Seconds East, 59.50 feet to an iron bar;

THENCE South 52 Degrees 05 Minutes 00 Seconds East, 150.00 feet to an iron bar, being the said Point of Commencement.

SCHEDULE "E"
CALEDON TRAILWAYS STONE CULVERTS
 (C)

ALL AND SINGULAR that certain parcel or tract of land and premises, situate, lying and being in the Town of Caledon, Regional Municipality of Peel, formerly in the Township of Albion, County of Peel, and the Province of Ontario and being composed of Part of West Half Lot Twenty-Six (26), Concession Six (6), in the said former Township of Albion, and more particularly described as follows;

PREMISING that the Southeasterly Limit of Part 1, Reference Plan 43R-5881, has a bearing of North 37 Degrees 55 Minutes 00 Seconds East, and relating all bearings herein thereto;

BEGINNING at the Most Westerly Angle of Lot 17, Registered Plan 43M-507;

THENCE South 52 Degrees 05 Minutes 00 Seconds East, 25.00 feet to a point;

THENCE South 37 Degrees 55 Minutes 00 Seconds West, 285.79 feet to an iron bar being the POINT OF COMMENCEMENT:

THENCE South 37 Degrees 55 Minutes 00 Seconds West, 59.50 feet to an iron bar;

THENCE South 52 Degrees 05 Minutes 00 Seconds East, 16.50 feet to a point;

THENCE North 37 Degrees 55 Minutes 00 Seconds East, 59.50 feet to a point;

THENCE North 52 Degrees 05 Minutes 00 Seconds West, 16.50 feet to an iron bar, being the said Point of Commencement.

SCHEDULE "F"
HAINES-LYONS HOUSE

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the Town of Caledon, in the Regional Municipality of Peel, and Province of Ontario, formerly in the Township of Chinguacousy, in the County of Peel, containing by admeasurement 1.873 acres, more or less, being composed of Part of the East Half of Lot 29, in the Fourth Concession, West of Hurontario Street, in the said Town of Caledon, the boundaries of which said parcel may be described as follows:

PREMISING that the northeasterly limit of the said east half of Lot 29, being also the southwesterly limit of the road allowance between Concession 3 and 4, West of Hurontario Street, has a bearing of North 45 degrees 11 minutes 00 seconds West, and relating all bearings quoted herein thereto;

COMMENCING at an iron bar planted at the interesection of the line of an old post and wire fence with the said Northeasterly limit of the East Half of Lot 29, distant 468.77 feet, more or less, measured southeasterly along the said northeasterly limit of the east half of Lot 29, from a standard iron bar planted marking the most northerly angle of the said Half Lot;

THENCE south 45 degrees 11 minutes 00 seconds East, continuing along the last said limit, 568.41 feet, more or less, to an iron bar found planted at the intersection of the said limit with the line of a post and wire fence running in a southwesterly direction;

THENCE south 45 degrees 01 minutes 40 seconds West, along the said line of an old post and wire fence, 130.60 feet, more or less, to an iron bar found planted at an angle therein;

THENCE north 45 degrees 01 minutes 40 seconds West, along the said fence line 199.72 feet, more or less, to an iron bar planted at an angle therein;

THENCE north 61 degrees 07 minutes 40 seconds West, continuing along the said fence line, 237.56 feet, more or less, to an iron bar planted at an angle therein;

THENCE north 1 degree 07 minutes 30 seconds West, continuing along the said fence line, 183.27 feet, more or less, to an iron tube found planted at an angle therein;

THENCE north 38 degrees 13 minutes East, continuing along the line of the said old post and wire fence, 70.11 feet, more or less to the point of commencement.

NOTE: This description has been derived from a Plan of Survey by McLean, McMurphy & Biason, Ontario Land Surveyors, dated December 23rd, 1966, and bearing reference number 66-4198, and does not

purport to certify the boundaries as of this date.

The above lands are described in instrument number VS416466.

SCHEDULE "G"
GRAHAM-WILSON-PIM HOUSE

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the Village of Inglewood, in the County of Peel and being composed of Village lots Numbers one hundred and forty (140) and one hundred and forty-one (141) according to a Plan of the said Village of Inglewood made by C.J. Wheelock P.L.S. and registered in the Registry office for the County of Peel.

SCHEDULE "H"
DUFFY-MURRAY HOUSE

ALL AND SINGULAR that certain parcel or tract of land situate, lying and being in the Town of Caledon, in the Regional Municipality of Peel, (formerly the Township of Albion, in the County of Peel) and being composed of Part of Lot 11, Concession 5 which said parcel may be more particularly described as follows:

PREMISING that the course of the south-westerly limit of the Given Road through Lot 11 known as the Sixth Line has a bearing of North Fifty-two degrees and Seven feet ($52^{\circ} 7'$) West and relating all bearings herein thereto;

COMMENCING at an iron bar planted in the north-easterly limit of the said Sixth Line and which said point may be located in the following manner:

BEGINNING at the most northerly angle of said Lot 11;

THENCE south-westerly along the limit between Lots 11 and 12 a distance of 1647.71 feet more or less to said north-easterly limit of the Sixth Line;

THENCE south-easterly therealong 888.2 feet to the said point of commencement.

THENCE north thirty-seven degrees fifty-three feet ($37^{\circ} 53'$) East 500.0 feet to an iron bar planted;

THENCE south fifty-two degrees seven feet ($52^{\circ} 7'$) East 180.0 feet to a point;

THENCE south thirty-seven degrees fifty-three feet ($37^{\circ} 53'$) west 500.0 feet to a point in the said north-easterly limit of the Sixth Line;

THENCE north-westerly therealong 180.0 feet to the point of commencement.