



An agency of the Government of Ontario



Un organisme du gouvernement de l'Ontario

This document was retrieved from the Ontario Heritage Act Register, which is accessible through the website of the Ontario Heritage Trust at **www.heritagetrust.on.ca**.

Ce document est tiré du registre aux fins de la *Loi sur le patrimoine de l'Ontario*, accessible à partir du site Web de la Fiducie du patrimoine ontarien sur **www.heritagetrust.on.ca**.

November 6, 2023

Ontario Heritage Trust
10 Adelaide Street East
Toronto ON M5C 1J3

sent via email: registrar@heritagetrust.on.ca

Dear Sir/Madam:

Re: Notice of Intention to Designate
607260 Sideroad 13B, Kimberley, Grey Highlands

At the meeting of August 2nd, 2023, Council passed the following resolution:

2023-605

That Council direct staff to proceed with the designation process for the Charles Fawcett Farm property at 607260 Sideroad 13B, as a Heritage Property under Section s.IV of the Ontario Heritage Act and add to the online Municipal Register.

Please find attached information provided by Heritage Grey Highlands to support the designation. This notice of intention will also be published in the local newspaper – The Flesherton Advance on November 15, 2023.

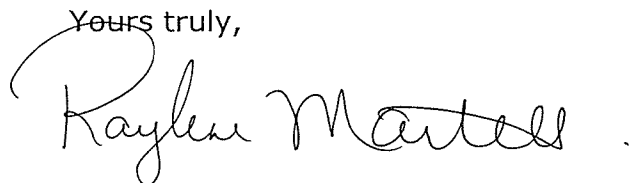
The current information on the property is:

Property Owner: [REDACTED]

Location: 607260 Sideroad 13B, Kimberley, Euphrasia, Grey Highlands
CON 1, N PT LOT 12

If you require any other information, please contact the undersigned.

Yours truly,



Raylene Martell
Municipal Clerk
clerks@greyhighlands.ca
519-986-1216 Ext. 233

Received

Encl.

NOV 10 2023

cc: Owner by registered mail

Ontario Heritage Trust

Notice of Intention to Designate a Heritage Property

Take notice that the Council of the Corporation of the Municipality of Grey Highlands intends to designate a dwelling located at 607260 Sideroad 13B as a property of cultural heritage value or interest under section 29 Part IV of the Ontario Heritage Act, R.S.O. 1990, Chapter 0.18.

Description of the property

The property at 607260 Sideroad 13B, Kimberley, Grey Highlands is located about 1.7 km north of Duncan. The 1869 farmhouse is a 20'x30' board-and-batten bungalow with a full height cellar supporting the structure.

Statement of Cultural Heritage Value or Interest

The property has design value or physical value because the 1869 farmhouse is a representative example of a wood frame, board and batten bungalow built above a stone cellar and having a sleeping loft in the gable roof which features three original lighting rods along the peak. It has been preserved and restored so that along with a complementary addition c. 1970's, the dwelling continues to provide comfortable and much needed family housing.

The property also has design value or physical value because the historic stable, a complimentary board and batten structure with an east facing dormer, is a typical multi-use outbuilding of suitable proportions with an interesting cupola and weathervane.

The property has associative value because it has direct associations with James Fawcett and his family who are numbered among the early founders of the escarpment hamlet of Duncan. Descendants of all 6 Fawcett boys remained in the area for decades, some are still in the area several generations later. All contributed greatly to the growth and development of the agricultural community.

The property has historical and associative value because the cultivated fields and early orchards as well as the forested portions, yield valuable insights into understanding the many unique challenges faced by early settlers of high-altitude farms established atop Niagara Escarpment terrain above the steep slopes of the Beaver Valley.

The property has contextual value because it is a component helping to define, maintain, and support the scenic and historic character of the Beaver Valley. Physically, visually, and historically the property is linked to the scenic value provided by the many early farms and orchards established on both slopes of the acclaimed World Biosphere Reserve that includes the Niagara Escarpment cliffs and the entire Beaver River Valley, all of which is highly valued by the community and is a renowned tourist attraction.

Description of Heritage Attributes

The Municipality of Grey Highlands

206 Toronto Street South, Unit One P.O. Box 409 Markdale, Ontario N0C 1H0
☎ 519-986-2811 Toll-Free ☎ 1-888-342-4059 Fax 519-986-3643
🌐 www.greyhighlands.ca ✉ info@greyhighlands.ca

Key attributes that exemplify the physical and design value of the Charles Fawcett family farmhouse include:

- Thick stone cellar walls that form the farmhouse foundation
- Shape and massing of 20x30' 1869 board and batten house with sleeping loft as well as the 1970's addition that created space for more comfortable "modern" conveniences
- Iron lightning rods at either gable end of original farmhouse (an altitude protection)
- Gable plaque dated 1869, installed in peak above the east-facing entry porch

Key attributes of the 100-acre property settled in 1851 by Charles Fawcett and later operated by his son Robert that contribute to the historical and associative value of insights into farming on the steep slopes of the escarpment include:

- Trees and rocks in hedgerows that define field borders
- Pond likely created due to no open water on the site, probably for use by animals
- Old cedar rail fences in various states of repair
- Heritage apple trees (recently pruned for tree health)

Key attributes of the 100-acre property settled in 1851 by Charles Fawcett that contribute to the contextual value of the property as an integral component of the World Biosphere reserve of the Escarpment and the Beaver Valley include:

- Reforested areas that contribute to environmental preservation of escarpment (note: additional reforestation of open fields is not precluded by designation)
- Scenic views of the valley and escarpment ridges
- Areas containing clay "pools" or other natural features unique to the terrain

A more detailed description of the property's cultural heritage value may be obtained by contacting clerks@greyhighlands.ca.

Objection to proposed designation

Any person may send by registered mail or deliver to the Clerk of the Municipality of Grey Highlands, a notice of objection to this proposed designation, setting out the reason for the objection and all relevant facts. This must be done before 4 p.m. on Friday, December 15, 2023. If a notice of objection is received, the Clerk of the Municipality of Grey Highlands shall refer the matter to the Conservation Review Board (CRB) for a hearing.

Dated at Grey Highlands this 6th day of November 2023 by Raylene Martell,
Municipal Clerk, Municipality of Grey Highlands

The Municipality of Grey Highlands

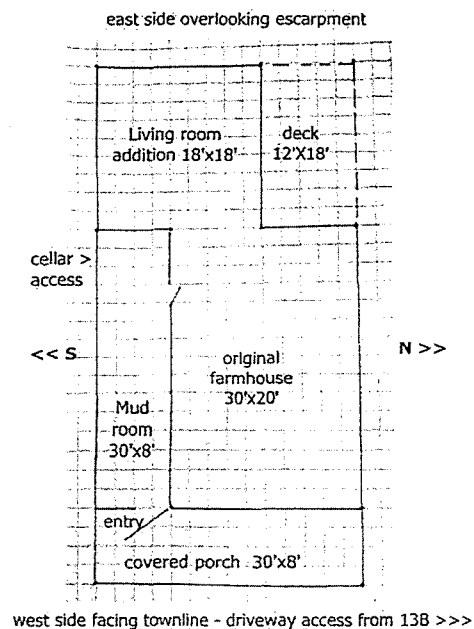
206 Toronto Street South, Unit One P.O. Box 409 Markdale, Ontario N0C 1H0
 ☎ 519-986-2811 Toll-Free ☎ 1-888-342-4059 Fax 519-986-3643
 🌐 www.greyhighlands.ca ✉ info@greyhighlands.ca

Charles Fawcett Farm



Location: 607260 Sideroad 13B, Duncan, Euphrasia TWP, Grey Highlands. The 40H rectangular lot (100-acres) is the northern half of Conc 01-lot 12 located on the south-west corner of 13B junction with the Blue Mountains-Euphrasia Townline. Access to the buildings on the property is from SR 13B about 1.7 km north of Duncan.

Property description: The lot is long and narrow (305m x 1220m). The arable fields cleared on the western side of the property historically were about twice the current size. In the 1970's the eastern fields were abandoned, and the area is now largely reforested with native trees and plants. The altitude is 366m along the flat western half; the eastern rear of the property has several dips and rises and is crisscrossed with trails. The south property line abuts a stretch of the Bruce Trail. The property near the old farmhouse is studded with 2-3 old varieties of apple trees. The original 200-acre lot was surveyed as the north-east corner of Duncan.



The 1869 farmhouse is a 20'x30' board-and-batten bungalow with a full height cellar supporting the structure. Originally there was a "front" door on the north side facing SR 13B access, The original sleeping loft likely originally accessed by a ladder is now two bedrooms with a staircase. A single-storey addition built 1970's flush to the southern and western sides of the original bungalow is a bright open concept living area and a mudroom-entry way. A 20'x20, carriage shed/stable with 2nd floor dormer and gable windows south of the farmhouse was likely also built C. 1869. This structure was originally located south-west of the farmhouse and reputedly was moved to its current location south of the farmhouse c. 1980's at which time a single storey 30'x30' drive shed was added south of the square 2-storey stable.

NOTE: The white outlined parcel identified on the property map as "new house" contains the original barn foundation which is beyond repair or salvage. This area is the intended location for a new home with surrounding

decks, patios, access to a swimming pool with pool house (location shown on map), and is exempt from having any heritage significance. Any permits for construction on these approximately 5-6 acres should not be subject to any restrictions due to heritage designation of other structures and artefacts on the remainder of the property. Situated well back from the original farmhouse, a new home would not impact on any heritage attributes of the original farmhouse and stable, or their surroundings.

Fawcett property criteria for determining cultural heritage value or interest:

The property has **design value or physical value** because the 1869 farmhouse is a representative example of a wood frame, board and batten bungalow built above a stone cellar and having a sleeping loft in the gable roof which features original lighting rods at either end of the peak. It has been preserved and restored so that along with a complementary addition c. 1970's, the dwelling continues to provide comfortable and much needed family housing.

The property also has **design value or physical value** because the historic stable, a complimentary board and batten structure with a west facing dormer, is a typical multi-use outbuilding of suitable proportions with an interesting cupola and weathervane.

The property has **associative value** because it has direct associations with James Fawcett and his family who are numbered among the early founders of the Escarpment hamlet of Duncan. James Fawcett & wife Sarah emigrated from Ireland in 1845 with a very large family, many of whom were already married and had children of their own. The 1851 census has Charles Fawcett (Irish born second oldest son, age 31) living on the north 100 acres with wife Isabella 28 and 1-year-old Robert born U.C. When Isabella died suddenly, Charles left with his young son and the property was rented out for 25 years. Robert returned in the mid 1880's. The 1891 Census shows Robert 38, Elizabeth 41, 5 children ages 18, 16, 9, 6, 4, and his father Charles 74 also residing with them. The farm remained with Robert and his family until 1924.

Re the extended Fawcett Family: In 1851, James "Faussett" 60 & wife Sarah 54 were living on the south 100 acres with 2 youngest children, Alexander 17 & Irwin 13 who remained a lifelong resident of Duncan. At least 4 other grown Fawcett (Faussett) children occupied other farms in the area with their families. Descendants of all 6 Fawcett boys remained in the area for decades, some are still in the area several generations later. All contributed greatly to the growth and development of the agricultural community.

The property has **historical and associative value** because the cultivated fields and early orchards as well as the forested portions, yield valuable insights into understanding the many unique challenges faced by early settlers of high-altitude farms established atop Niagara Escarpment terrain above the west slopes of the Beaver Valley.

The property has **contextual value** because it is a component helping to define, maintain, and support the scenic and historic character of the Beaver Valley. Physically, visually, and historically the property is linked to the scenic value provided by the many early farms and orchards established on both slopes of the acclaimed World Biosphere Reserve that includes the Niagara Escarpment cliffs and the entire Beaver River Valley, all of which is highly valued by the community and is a renowned tourist attraction.

Description of Heritage Attributes:

Key attributes that exemplify the physical and design value of the Charles Fawcett family farmhouse established 1870's include:

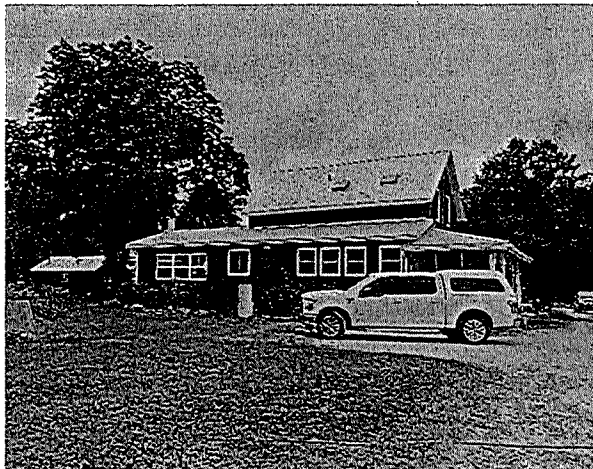
- Thick stone cellar walls that form the farmhouse foundation
- Shape and massing of 20x30' 1869 Board and batten house with sleeping loft as well as the 1970's addition that created space for more comfortable "modern" conveniences
- Iron lightning rods at either gable end of original farmhouse (an altitude protection)
- Gable plaque dated 1869, installed in peak above the east-facing entry porch

Key attributes of the 100-acre property settled in 1851 by Charles Fawcett and later operated by his son Robert that contribute to the historical and associative value of insights into farming on the steep slopes of the escarpment include:

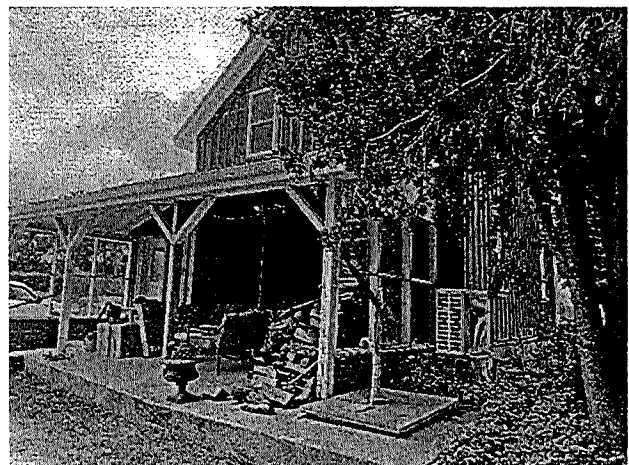
- Trees and rocks in hedgerows that define field borders
- Pond likely created due to no open water on the site, probably for use by animals
- Old cedar rail fences in various states of repair
- Heritage apple trees (recently pruned for tree health)

Key attributes of the 100-acre property settled in 1851 by Charles Fawcett that contribute to the contextual value of the property as an integral component of the World Biosphere reserve of the Escarpment and the Beaver Valley include:

- Reforested areas that contribute to environmental preservation of escarpment (note: additional reforestation of open fields is not precluded by designation)
- Scenic views of the valley and escarpment ridges
- Areas containing clay "pools" or other natural features unique to the terrain



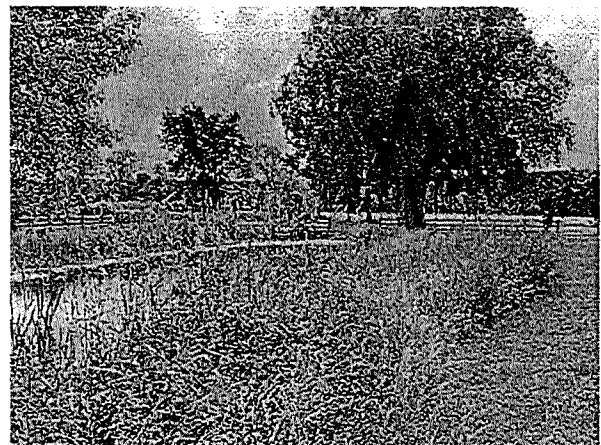
South façade: mudroom and addition to left of the original building's west entry.



East façade & porch: board and batten will be painted same grey (pic needs replacing)



North side of Stable carriage shed. Property to the south is location for new house.



Pond behind the stable. Property between pond and fencing is new house access to pool.

Received

NOV 10 2023