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November 20, 2023

[Redacted]

RE: INTENTION TO DESIGNATE A PROPERTY UNDER PART IV OF THE ONTARIO HERITAGE ACT, FRED AND EMMA BETZ HOUSE, 75 DICKSON HILL ROAD

To [Redacted]

This will confirm that at a meeting held on November 15, 2023, Markham Council adopted the following resolution:

That Council state its intention to designate 75 Dickson Hill Road under Part IV, Section 29 of the *Ontario Heritage Act* in recognition of its cultural heritage significance

Please find attached the Statement of Significance which summarizes the cultural heritage value or interest of the property and provides a description of the heritage attributes of the property. Notice of objection to the notice of intention to designate the property may be served on the clerk within 30 days after the date of publication of the notice of intention on the City’s website (November 21). Refer to ‘Ontario Heritage Act Notices’ at the link below. The notice of objection must include the reasons for the objection and all relevant facts.

<https://www.markham.ca/wps/portal/home>

Should you have any questions regarding the Statement of Significance or the implications of heritage designation, please contact Evan Manning, Senior Heritage Planner, at emanning@markham.ca

Kimberley Kitteringham
City Clerk

C. Ontario Heritage Trust

Attachment: Statement of Significance

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STATEMENT OF SIGNIFICANCE

Fred and Emma Betz House

75 Dickson Hill Road
c.1914

The Fred and Emma Betz 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 Fred and Emma Betz House is a one-and-a-half storey frame dwelling located on the east side of Dickson Hill Road in the historic rural hamlet of Dickson Hill. The house faces west.

Design Value and Physical Value

The Fred and Emma Betz House has design and physical value as a representative example of a village dwelling in the form of an American Foursquare. 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 American Foursquare typically had a functional, compact shape and a spacious deep front veranda. In this case, the formerly open veranda has been enclosed, changing the character of the façade. The two-and-a-half storey form of the house with a broad hip roof and front dormer are representative details of the American Foursquare type. The flared eaves are noteworthy. Most houses of this type in this area were clad in red pressed brick making this frame example without brick veneer is locally uncommon.

Historical Value and Associative Value

The Fred and Emma Betz House has historical value as it is associated with the early economic development of Dickson Hill. It is significant as an early building project of Fred Betz, a carpenter that became a prominent building contractor in Stouffville in the early to mid-twentieth century, and for its underlying structure which incorporates material from the upper storeys of the c.1842 Dickson Hill Mill. Frederick W. Betz purchased the Dickson Hill Mill property in 1911. Fred Betz was a carpenter from the crossroads hamlet of Mongolia who became a prominent local builder. He was the son of German immigrant Adam Betz and his Canadian-born wife, Rachel (Lapp) Betz. In 1914, Fred Betz removed the upper two storeys of the mill and used the lumber to build a new house at the south end of the property (75 Dickson Hill Road). This significantly altered the appearance of the old mill building. In that same year, Fred Betz sold the mill property, including the new house, to William Burkholder. The house at 75 Dickson Hill Road thereafter passed through a series of other owners

Contextual Value

The Fred and Emma Betz House has contextual value as one of several nineteenth and early twentieth century buildings that define the character and extent of the historic rural hamlet of Dickson Hill, a residential enclave which has evolved since the mid-twentieth century but has otherwise retained a distinctive character from nearby suburban growth.

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Betz House has contextual value within the historic rural hamlet of Dickson Hill because it is historically linked to the Dickson Hill Mill remnant at 87 Dickson Hill Road, and the Dickson Hill Mill House at 81 Dickson Hill Road.

Heritage Attributes

Character-defining attributes that embody the cultural heritage value of the Fred and Emma Betz 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, and a locally uncommon example of its type in frame:

- Rectangular plan;
- Two-and-a-half storey height;
- Frame construction;
- Steeply-pitched hip roof with flared, overhanging eaves;
- Single-stack brick chimney;
- Hip roof of enclosed veranda with flared overhanging eaves;
- Second storey canted bay window;
- Rectangular window openings;
- Single-leaf door with gable-roofed canopy on the north elevation.

Heritage attributes that convey the property's historical value for its association with the early economic development of Dickson Hill as the former residence of Fred Betz, carpenter and building contractor:

- The dwelling is a tangible reminder of the Betz family that constructed the building in 1914.

Heritage attributes that convey the property's contextual value as a building that is important in defining, maintaining and supporting the character and extent of the historic rural hamlet of Dickson Hill:

- The location of the building facing west, sited prominently within the historic rural hamlet of Dickson 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:

- Walls of the enclosed front veranda;
- Vinyl siding;
- Modern doors and windows;
- Gable-roofed front porch;
- Attached garage;
- Accessory building.