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Planning and Urban Design

May 31, 2024



**RE: INTENTION TO DESIGNATE A PROPERTY UNDER PART IV OF THE
ONTARIO HERITAGE ACT, PEARSE BUNGALOW, 7484 SIXTEENTH AVENUE & RIGFOOT FARM – THE
GEORGE AND CATHERINE MILLER HOUSE, 9318 REESOR ROAD**

To **Mr. Pearson**

This will confirm that at a meeting held on May 29, 2024, Markham Council adopted the following resolution:

That Council state its intention to designate 7484 Sixteenth Avenue & 9318 Reesor Road under Part IV, Section 29 of the *Ontario Heritage Act* in recognition of their cultural heritage significance

Please find attached the Statements of Significance which summarize 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 (May 31, 2024). 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

Received

JUN 04 2024

Ontario Heritage Trust

STATEMENT OF SIGNIFICANCE

Pearse Bungalow

7484 Sixteenth Avenue
c. 1936

The Pearse Bungalow 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 Pearse Bungalow is a one-and-half storey red brick dwelling located on the north-west corner of Sixteenth Avenue and Reesor Road. The house faces south.

Design Value and Physical Value

The Pearse Bungalow has design and physical value as a representative example of a Craftsman Bungalow which displays the influence of the American Arts and Crafts Movement in its general form and character. Constructed in the mid-to-late 1930s, it is a late example of its style with restrained detailing. The Craftsman Bungalow, also known as the California Bungalow, was a popular style for suburban houses in the early twentieth century. They were a compact, efficient, and affordable type of housing. Craftsman Bungalows and other bungalows with an American Arts and Crafts Movement influence were widely built throughout the United States and Canada with plans published in both books and magazines and produced by suppliers of stock plans. Markham, primarily a rural municipality during the height the style's popularity, has only a few examples of bungalows of this type, mainly in Thornhill, Unionville, and Markham Village. The Pearse Bungalow is a suburban type rather than a farmhouse type, locally rare in a rural setting.

Historical Value and Associative Value

The Pearse Bungalow has historical value as it is associated with the maturation of Markham's agricultural community as it transitioned from the nineteenth century into the twentieth century and old farmsteads were updated with new buildings. In 1934, Reuben Richard Pearse and his wife Helen (Chester) Pearse purchased Rigfoot Farm on the eastern part of Lots 16 and 17, Concession 9. Rigfoot Farm was established by English immigrant George Miller in the 1830s. The Pearse family farmed in the Scarborough Township community of Hillside. In 1934, they moved to Markham after selling their Scarborough property to Dr. Robert Jackson, the owner of Dr. Jackson Foods Limited, where he built his Valley Halla Estate, now part of the Toronto Zoo lands. The Pearse Bungalow was constructed as a secondary farm dwelling in the latter half of the 1930s. Rigfoot Farm has been owned by three generations of the Pearse family.

Contextual Value

The Pearse Bungalow is of contextual value for being physically, functionally, visually and historically linked to its surroundings, where it has stood since the latter half of the 1930s. The property is historically linked to the George and Catherine Miller House at 9318 Reesor Road, also located on Rigfoot Farm.

Heritage Attributes

Character-defining attributes that embody the cultural heritage value of the Pearse Bungalow 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 Craftmans bungalow:

- Irregular plan;
- Moulded concrete block foundation;
- One-and-a-half storey height;
- Red brick walls;
- Medium-pitched gable roof with projecting, open eaves and gable-roofed front dormer with paired three-over-one paned windows;
- Three-bay configuration of the south (primary) elevation with a centrally placed single-leaf door within the projecting enclosed porch, sheltered by a gable-roofed hood with decorative curvilinear fascia, supported on angled brackets;
- Secondary single-leaf door sheltered by a small gable-roofed hood on the south wall of the west projecting sunroom;
- Window openings with radiating, cambered brick arches and projecting concrete lugsills typically containing flat-headed rectangular windows with three over-one-panes.

Heritage attributes that convey the property's historical value for its association with the maturation of Markham's agricultural community as it transitioned from the nineteenth century into the twentieth century and old farmsteads were updated with new buildings:

- The dwelling is a tangible reminder of the early twentieth century updating of a nineteenth century farmstead.

Heritage attributes that convey the property's contextual value because it is physically, functionally, visually and historically linked to its surroundings:

- The location of the building on its original site, facing south, within historic Riggfoot Farm.

Attributes of the property that are not considered to be of cultural heritage value, or are otherwise not included in the Statement of Significance:

- Plate glass front windows in old window openings;
- Detached garage.