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## Notice of Intention to Designate

### The Corporation of the City of Richmond Hill

June 26, 2024

RECEIVED  
2024/06/26  
(YYYY/MM/DD)  
Ontario Heritage Trust

**Re: Notice of Intention to Designate**  
10217 Yonge Street  
City of Richmond Hill ON L4C 3B2  
City File No.: D12-07465

**Take notice** that the Council of the Corporation of the City of Richmond Hill ("Council") intends to designate the above noted property as a property of cultural heritage value or interest under part IV and pursuant to section 29 of the *Ontario Heritage Act*, R.S.O. 1990,c.O.18.

**And take notice** that the Council of the Corporation of the City of Richmond Hill stated their intention to designate said property under the *Ontario Heritage Act* on June 19, 2024.

A statement explaining the cultural heritage value or interest of the property and a description of the heritage attributes of the property is set out below.

#### **Statement of Cultural Heritage Value or Interest:**

Built in 1866, the John Coulter Tailor Shop at 10217 Yonge Street has design and physical value because it is a rare example of Georgian commercial architecture in Richmond Hill, and because it is a representative example of 19th century mixed-use construction along Yonge Street. The John Coulter Tailor Shop consists of an original Georgian-style 1866 structure with rear and side additions. Historical architectural features that contribute to the Georgian style include its red brick construction, the medium-sloped side gable roof with eave return, the symmetrical and balanced three-bay composition of the main (west) façade, and the flat- and segmental-arched windows with brick lintels and sills and period wood windows. Architectural features that contribute to its 19th century mixed-use construction include its storefronts at grade and placement flush with Yonge Street.

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Yonge Street. The John Coulter Tailor Shop consists of an original Georgian-style 1866 structure with rear and side additions. Historical architectural features that contribute to the Georgian style include its red brick construction, the medium-sloped side gable roof with eave return, the symmetrical and balanced three-bay composition of the main (west) façade, and the flat- and segmental-arched windows with brick lintels and sills and period wood windows. Architectural features that contribute to its 19th century mixed-use construction include its storefronts at grade and placement flush with Yonge Street.

The John Coulter Tailor Shop has contextual value because its scale, form, Georgian architectural style, and mixed-use building typology are important in defining and maintaining the predominantly fine-grained 19th and early-20th century commercial main street character of the surrounding streetscape on Yonge Street. The property also contributes to the historic character of Richmond Hill's village core more broadly, which is typified by fine-grained commercial and institutional built form concentrated to Yonge Street, and fine-grained residential built form located on side streets east and west of Yonge Street.

The John Coulter Tailor Shop also has contextual value because it is visually and historically linked to its surroundings on the east side of Yonge Street within the historic village of Richmond Hill. The building is visually linked to its surroundings because it has a similar scale, form, and character to the other 19th century commercial buildings still present along Yonge Street. The structure is also historically linked to the early wave of commercial development along Yonge Street in the early- to mid-19th century, which arose to service travelers along Yonge Street as well as early residents of the growing village.

#### **Description of Heritage Attributes:**

- The scale, form and massing of the 2-storey historical front (west) portion of the building, featuring a rectangular plan;
- The medium-pitched side gable roof with return eaves;
- The red brick construction;
- The symmetrical and balanced 3-bay composition of the main (west) façade, with storefronts at grade (\*note the existing storefront design is not original, and is not considered a heritage attribute);
- The window openings, including:
  - The flat-arched windows in a three-bay configuration on the main (west) façade; and
  - The mixture of flat- and segmental-arched windows in an irregular configuration on



the south elevation with brick sills and voussoirs.

- The house's Georgian commercial architectural style and material palette;
- The building's scale, siting and orientation on the east side of Yonge Street; and
- The house's Georgian commercial architectural style and material palette.

Note: the building's brick rear (east) addition and brick side (north) addition are not considered to possess significant heritage attributes.

### **Notice of Objection:**

Any person who objects to the above noted Council's intention to designate shall, within 30 days after the publication of this notice, serve on the Clerk of the City of Richmond Hill, a Notice of Objection setting out **the reason for the objection and all relevant facts**. The last day to submit the Notice of Objection is July 26, 2024.

Service may be made digitally by email to [clerks@richmondhill.ca](mailto:clerks@richmondhill.ca) or by delivery personally to the City Clerk or by Regular Mail at the following address:

Stephen M.A. Huycke, City Clerk  
The City of Richmond Hill  
225 East Beaver Creek Road  
Richmond Hill ON L4B 3P4

### **Obtaining Additional Information:**

Additional information about heritage planning at the City of Richmond Hill may be obtained by contacting Heritage Planning City staff by e-mail at [heritage@richmondhill.ca](mailto:heritage@richmondhill.ca). **Take note** that a Notice of Objection may only be served to the Clerk of the City of Richmond Hill as stated above.

**Dated this 26th day of June, 2024**

Stephen M.A. Huycke, City Clerk  
The Corporation of the City of Richmond Hill  
225 East Beaver Creek Road  
Richmond Hill, Ontario L4B 3P4  
E-mail: [clerks@richmondhill.ca](mailto:clerks@richmondhill.ca)