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DIANA RUSNOV DEPUTY CLERK
CITY OF MISSISSAUGA

THE CORPORATION OF THE CITY OF MISSISSAUGA

BY-LAW NUMBER 0257-2014

A By-law to designate the Gooderham Farmhouse
located at 7235 Second Line West
as being of cultural heritage value or interest

WHEREAS the *Ontario Heritage Act*, R.S.O. 1990, Chapter O.18, as amended, authorizes the Council of a municipality to enact By-laws to designate real property including all the buildings and structures thereon, to be of cultural heritage value or interest;

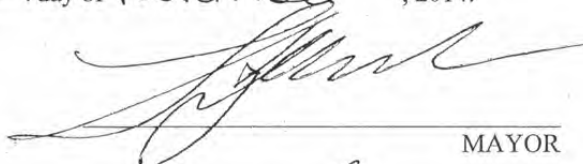
AND WHEREAS Notice of Intention to designate the Gooderham Farmhouse located at 7235 Second Line West, in the City of Mississauga, has been duly published and served, and no notice of objection to such designation has been received by the Clerk of The Corporation of the City of Mississauga;

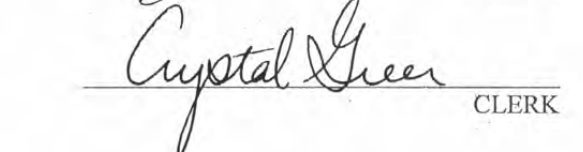
NOW THEREFORE the Council of The Corporation of the City of Mississauga hereby ENACTS as follows:

1. That the property, including all the buildings and structures thereon, known as the Gooderham Farmhouse located at what is municipally known as 7235 Second Line West, in the City of Mississauga, and legally described in Schedule 'A' attached hereto, is hereby designated as being of cultural heritage value or interest under Part IV of the *Ontario Heritage Act*, R.S.O. 1990, Chapter O.18, as amended.
2. That the reasons for designating the property known as the Gooderham Farmhouse located at 7235 Second Line West, in the City of Mississauga, under Section 1 of this By-law, are duly set out in Schedule 'B'.
3. That the City Clerk is hereby authorized to cause a copy of this By-law to be served upon the owner of the aforesaid property, and upon the Ontario Heritage Trust and to cause notice of this By-law to be published in a newspaper having general circulation in the City of Mississauga.
4. That Schedules 'A' and 'B' form an integral part of this By-law.
5. That the City Solicitor is hereby directed to register a copy of this By-law against the property located at 7235 Second Line West as described in Schedule 'A' in the proper land registry office.

ENACTED AND PASSED this 24 day of November, 2014.

APPROVED AS TO FORM City Solicitor MISSISSAUGA			
HJT			
Date	15	9	14


MAYOR


CLERK

SCHEDULE 'A' TO BY-LAW 0257-2014

Summary: Part of Lot 12, Concession 2, West of Hurontario Street
(To be designated under the Ontario Heritage Act)

(Ward 11, City Zone 52W, in the vicinity of Second Line West and Old Derry Road)

Legal Description: In the City of Mississauga, Regional Municipality of Peel, (Geographic Township of Toronto, County of Peel), Province of Ontario and being composed of part of Lot 12, Concession 2, West of Hurontario Street, of the said Township, designated as Part 1, Plan 43R-35891.



Alnashir Jeraj
Ontario Land Surveyor

DESIGNATION STATEMENT
Gooderham Farmhouse, 7235 Second Line West

Description of Property – Gooderham Farmhouse, 7235 Second Line West

The Gooderham Farmhouse is a mid-nineteenth century dwelling located on the east side of what is now the north terminus of Second Line West, south of the Derry Road bypass. Although not currently part of the Meadowvale Village Heritage Conservation District, this area was historically considered part of Meadowvale Village.

Statement of Cultural Heritage Value or Interest

The property has physical/design value because it is representative of mid nineteenth century design and a rare example of plank-on-plank construction.

The later addition located on the northern most corner of the main structure holds no specific cultural heritage value and may be removed in consideration of any future plan to build a more sympathetic and functional addition in keeping with the original structure's cultural heritage value.

The property has historical/associative value because it has direct associations with the Gooderham family, members of which were significant to Meadowvale Village and beyond. Gooderham and Worts was a notable Canadian business and George Gooderham's family were prominent and active members of Meadowvale Village society. The property also yields or has the potential to yield information that contributes to an understanding of nineteenth century culture.

The property has contextual value because it is important in defining the character of Meadowvale Village. It is physically, functionally, visually and historically linked to its surroundings. It is also a local landmark.

Description of Heritage Attributes

Key attributes that reflect the property's physical/design value:

- One-and-a-half storey rectangular massing
- Original fenestration and front door location on south and west elevations
- Gable roof with return eaves
- Exterior load-bearing walls composed of horizontally-laid stacked wood with mortar-grouted joints, overlaid with lathe and plaster on the interior
- Stone foundation
- Brick chimney stack on west gable end
- The elevated placement of the house, which would have served as an office to oversee the farmlands
- Remnant original/older baseboards located in closet underneath the stairs
- Original hardwood flooring underneath current flooring found in the living room, parlour and rear living area
- Newel post attached to the staircase on the main floor
- Original lathe and plaster walls visible in closet underneath the stairs

Key attributes that reflect the property's historical/associative value:

- Original portions of the farmhouse
- The property's location at the edge of Meadowvale Village, at the former foot of Willow Lane
- The orientation of the house, facing Old Derry Road
- The elevated placement of the house, which would have served as an office to oversee the farmlands
- The entrance drive that provides access to Second Line West and once likely served as an extension of Willow Lane, providing access to the mills

- The house's modesty in distinction from the Gooderham Mansion

Key attributes that reflect the property's contextual value

- The generous open space around the house
- The setback of the house from, i.e. open space between house and, Second Line West