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OFFICE OF THE CLERK

Registered Mail

July 31, 2014

IN THE MATTER OF THE *ONTARIO HERITAGE ACT*, R.S.O. 1990  
CHAPTER 0.18

AND IN THE MATTER OF THE LAND AND PREMISES  
IN THE TOWN OF RICHMOND HILL, IN THE PROVINCE OF ONTARIO

**NOTICE OF INTENTION TO DESIGNATE**

To: Mr. Jim Leonard  
The Ontario Heritage Trust  
10 Adelaide Street East  
Toronto ON M5C 1J3

**TAKE NOTICE** that the Council of The Corporation of the Town of Richmond Hill intends to designate the below-noted property, including land and building, as a property of cultural heritage value or interest under Part IV, section 29, of the *Ontario Heritage Act*, R.S.O. 1990, Chapter O.18, as amended.

**Property Description:** Lot 1, Plan 65M-4171  
Town of Richmond Hill  
**Municipal Address:** 37 Chao Crescent (formerly known as 685 King Road)  
(James Carscadden Farmhouse)  
Town of Richmond Hill  
**Town File No.:** D12-07233

**Statement of Cultural Heritage Value or Interest**

The James Carscadden farmhouse located at 37 Chao Crescent (originally 685 King Road) is recommended for designation under Part IV of the *Ontario Heritage Act* for historical/associative and contextual value.

The house was constructed for James and his first wife Thirza Carscadden in the late 1840's or early 1850's and is a good example of vernacular Classic Revival architecture, which was fashionable in the early 19<sup>th</sup> century. The style is exhibited through the use of symmetry on the primary elevations. The main entrance of the house, which is oriented towards King Road, exhibits a high level of craftsmanship and includes pilasters, entablature and rectangular transom with a double diamond patterned light and low-pitched gable roof with wide, boxed eaves and eave returns. Originally, the house was part of a larger farm complex that included a large barn and drive shed (now removed).

(continued)



When Thirza died in the mid-1860's, James married a second time in 1868 to Jane Love. The house remained James Carscadden's residence until his death in 1877. After her husband's death, Jane moved to a new house located nearby at 12933 Bathurst Street (now 33 Betony Drive), which had been severed from the larger farm parcel.

On April 2, 2008, the Carscadden farmhouse was badly damaged in a fire. Only the first floor exterior walls and main door remained intact. The current brick dwelling is a replica of the original building using a mix of salvaged original brick and new materials. An addition has been added to the rear (south side) of the house, but only the original rectangular plan of the house is included in the designation. The reconstructed house is slightly east of its original location, but retained the same orientation to King Road. The construction and design of the dwelling is based on photographic documentation and measured drawings taken of the partially destroyed building.

The house contains associative value in relation to the Carscadden family who were early settlers to the historical hamlet known as "Love's Corners" and later renamed Temperanceville. The original name for the community refers to the Love family who donated the land on which the Temperanceville Church is now located. The Carscaddens were closely associated with the Temperanceville Wesleyan Methodist Church, now the Temperanceville United Church.

The fully rebuilt Carscadden farmhouse retains its significant associative value and relationship to the history of Temperanceville. The property also retained its significant contextual and visual relationship with King Road.

#### Description of Heritage Attributes

- The scale, massing and form of the building;
- One and half storey design;
- Cedar shake roof;
- Side gable roof with low pitched roof and box eaves with eave returns and moulded wood frieze;
- Main entrance with entablature, pilasters transom light and six panel door with a double diamond patterned light;
- The materials of red brick and wood;
- Exterior chimney flues at the east and west gable ends;
- Two over two windows on the first floor and one over one windows on the second floor;
- Proximity and relationship to King Road; and
- Highly visible landmark along King Road.

#### Notice of Objection

Any person who objects to the proposed designation shall, within 30 days after the publication of this notice, serve on the Town Clerk of the Town of Richmond Hill, a Notice of Objection setting out the reason for the objection and all relevant facts. The last day to appeal the proposed designation is **September 2, 2014**. Service may be made by delivery personally to the Town Clerk or by Regular Mail at the following address:

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Donna L. McLarty, Town Clerk  
The Town of Richmond Hill  
225 East Beaver Creek Road  
Richmond Hill ON L4B 3P4

*Donna L. McLarty*

 Donna L. McLarty  
Town Clerk

- c. Gloria T. Collier, Deputy Clerk
- c. Antonio Dimilta, Assistant Town Solicitor
- c. Joanne Leung, Manager of Urban Design
- c. Matthew Sommerville, Urban Design/Heritage Planner
- c. Lilyview Estates Inc., 361 Four Valley Drive, Concord ON L4K 5Z3