



## By-law 2018-137

A by-law to designate a property as being of  
Cultural Heritage Value or Interest  
John G. Mustard House

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WHEREAS Pursuant to Part IV of the Ontario Heritage Act, the Council of a Municipality is authorized to enact by-laws to designate a real property, including all the buildings and structures thereon, to be of Cultural Heritage Value or Interest;

AND WHEREAS the Council of the Corporation of the City of Markham has caused to be served on the owners of the lands and premises at:

The Corporation of the City of Markham  
11091 Warden Avenue

and upon the Ontario Heritage Trust, notice of intention to designate the John G. Mustard House, 11091 Warden Avenue, and has caused such notice of intention to be published once in a newspaper having a general circulation in the municipality;


AND WHEREAS the reasons for designation are set out in Schedule "B" attached hereto and forming part of this by-law;

NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE CITY OF MARKHAM HEREBY ENACTS AS FOLLOWS:

1. THAT the following real property, more particularly described in Schedule "A" attached hereto and forming part of this by-law is hereby designated as being of cultural heritage value or interest:  
  
John G. Mustard House  
City of Markham  
The Regional Municipality of York
2. THAT the City Solicitor is hereby authorized to cause a copy of this by-law to be registered against the properties described in Schedule "A" attached hereto in the property Land Registry Office.

Read a first, second, and third time and passed November 27, 2018.

  
\_\_\_\_\_  
Kimberly Kitteringham  
City Clerk

  
\_\_\_\_\_  
Frank Scarpitti  
Mayor

## **SCHEDULE 'A' TO BY-LAW 2018-137**

In the City of Markham in the Regional Municipality of York, property descriptions as follows:

PART LOT 28, CONCESSION 5, MARKHAM AS IN MA107190, MARKHAM

CITY OF MARKHAM  
REGIONAL MUNICIPALITY OF YORK

# SCHEDULE 'B' TO BY-LAW 2018-137

## STATEMENT OF SIGNIFICANCE

**John G. Mustard House  
c.1845  
11091 Warden Avenue**

The John G. Mustard House is recommended for designation under Part IV 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 John G. Mustard House is located on its original site and foundation on the east side of Warden Avenue, in a rural settling on the west part of Markham Township Lot 28, Concession 5.

### Historical and Associative Value

The John G. Mustard House is of historical and associative value as the former farmhouse of John G. Mustard (1810-1883), a son of Scottish immigrant James Mustard, who arrived in Markham Township about 1801. James Mustard had a distinguished military career, and served in defense of Upper Canada during the War of 1812. In 1817, while he was captain of the local militia, he reported on the status of mill development on the Rouge River. James Mustard married Elizabeth Gordon. John G. Mustard was one of their four sons. The quality of the family home, constructed c.1845 on the property purchased in 1839, is an indication of his success as a farmer.

### Design and Physical Value

The John G. Mustard House is an excellent, well-preserved example of a mid-19<sup>th</sup> century farmhouse reflecting the vernacular Georgian architectural tradition, with the influence of the Classic Revival seen in the robust treatment of the brick corner pilasters and the bold Classical mouldings of the cornice. The building is noteworthy for its 12 over 8 and 6 over 6 windows, its 6 panelled "cross and bible" front door with multi-paned transom light above, and its fieldstone kitchen wing. A bellcast roofed veranda supported on wood treillage is a period-appropriate addition of 1980.

### Contextual Value

The John G. Mustard House is one of three historic farmhouses remaining in the municipality that are connected to the Mustard family of Markham Township. All three are stylistically similar, conservatively-detailed and of solid brick construction. Associated with the former farmhouse is a stone milk house trimmed with red brick, echoing the detailing of the stone kitchen wing of the dwelling. It likely dates from the same time period.

### Significant Architectural Attributes to be Conserved

Exterior, character-defining elements that embody the cultural heritage value of the John G. Mustard House include:

- Overall form of the building, with a one-and-a-half storey main block and one storey rear wing;
- Fieldstone foundation;
- Red brick walls with Flemish bond brickwork on the front façade and common bond brickwork on the other walls;
- Raised, flat corner pilasters in buff brick on the front façade, pendant frieze on the upper portion of the front façade;
- Fieldstone kitchen wing trimmed with red brick;
- Medium-pitched gable roof with wood cornice and eave returns;
- Single-stack gable end chimneys;
- 12 over 8 and 6 over 6 windows;

- Front doorcase with 6 panelled door and multi-paned transom light;
- Reproduction bellcast-roofed front veranda with wood treillage;
- Half-round front window added c.1980;
- Fieldstone milkhouse trimmed with red brick, with a gable roof and gable-end door.