



THE CORPORATION OF THE CITY OF BRAMPTON

BY-LAW

Number 224-88

To designate "Carter Homestead"
as a property of historical and
architectural value and interest

WHEREAS section 29 of the Ontario Heritage Act,
(R.S.O. 1980, c. 337, as amended) authorizes the council
of a municipality to pass by-laws designating properties
within the municipality to be of historic or architectural
value or interest;

AND WHEREAS the Council of The Corporation of the
City of Brampton has given notice of its intention to so
designate the property known as the "Carter Homestead"
located at 49 Blackthorn Lane in Brampton, in accordance
with the requirements of section 29(3) of the said Act;

AND WHEREAS no notice of objection has been served
upon the Clerk of The Corporation of the City of Brampton
within the time limited for so doing, as set out in section
29(5) of the said Act;

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

1. The property known as the "Carter Homestead" and
described in Schedule A to this by-law is hereby
designated to be a property of historic and
architectural value and interest.
2. The reasons for designation are set out in Schedule
B to this by-law.

READ a FIRST, SECOND and THIRD and Passed in OPEN
COUNCIL this 12th day of October , 1988.

KENNETH G. WHILLANS

MAYOR

LEONARD J. MIKULICH

CLERK

Registered in the Land Registry Office for the Land
Titles Division of Peel (No. 43) as Parcel 172-1 in the register for
Section M-175.

Reasons for the Designation of the "Carter Homestead"

The Carter Homestead is an example of the integration of a mid nineteenth century dwelling into a modern subdivision plan.

Census and Registry records show that a one and a half storey brick house was on the site in 1861 and suggest a construction date of 1860. At that time, the property was in the hands of Henry Carter, son of the Henry Carter, who received title to the land from the Crown in 1824. The house and farm remained in the Carter family until the 1980's when the land was sold by James Carter for development.

A number of Gothic and Victorian elements embellish a basic cottage style farm house well suited for the needs of a prosperous family in a modest rural community.

DESCRIPTION

The structure is one and a half storeys high and is basically 'T' shaped in plan. There is an additional rear kitchen wing. The roof is medium gabled with projecting verges and boxed sloping soffit. A slender bargeboard decoration is attached to the front and south gables. The roof at the time of designation was covered with asphalt shingles.

Red brick in stretcher bond with alternating headers every six to eight rows is the primary wall material. Buff brick is used in quoins and vousoirs. Buff brick is also used in raised panels below the bay windows. The footings are of stone. Both the walls and footings are presently covered in a heavy coat of white paint.

All window and door openings on the north, south and front facades are surmounted by a pattern of raised dentilated brick. All windows, except the bays, have wooden lug sills. Main floor openings have segmental arches with radiating vousoirs.

The front gable has a ground floor bay window with hipped roof. Four, two sash, windows, set in a heavy wooden frame with plain pilasters and segmental arch trim, form the bay fenestration. A four sash, Gothic, window with mullion gives light to the upper floor. A two sash window is located on the ground floor at the south end of the facade.

A bay window, similar to that in the front, is located in the south facade.

The main door has four panels and is set in a heavy frame with side and transom lights. The opening is segmental. Three steps lead up to a concrete platform at main door level. A timber insert suggest the presence at one time of a veranda roof over the door and south window.

The interior of the house retains much of the original door and baseboard trim. There is also decorated paneling under the two bay windows.

IN THE MATTER OF the Planning Act,
1983, section 34;

AND IN THE MATTER OF the City of
Brampton By-law 224-89.

DECLARATION

I, LEONARD J. MIKULICH, of the City of Brampton, in
the Region of Peel, DO SOLEMNLY DECLARE THAT:

1. I am the Clerk of The Corporation of the City
of Brampton and as such have knowledge of the
matters herein declared.
2. By-law 224-89 was passed by the Council of the
Corporation of the City of Brampton at its
meeting held on August 23rd, 1989.
3. Written notice of By-law 224-89 as required by
section 34 (17) of the Planning Act, 1983 was
given on September 6th, 1989, in the manner
and in the form and to the persons and
agencies prescribed by the Planning Act, 1983.
4. No notice of appeal under section 34 (18) of
the Planning Act, 1983 has been filed with me
to the date of this declaration.

DECLARED before me at the)
City of Brampton in the)
Region of Peel this 3rd)
day of October, 1989.)



A Commissioner, etc.

ROBERT D. TUFTS, a Commissioner,
etc., Judicial District of Peel, for The
Corporation of the City of Brampton.
Expires May 25th, 1991.


