



## Heritage Vaughan Committee Report

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**DATE:** Wednesday, March 25, 2026

**WARD(S):** 1

**TITLE:** CULTURAL HERITAGE REVIEW OF LISTED PROPERTIES  
UNDER SECTION 27 OF ONTARIO HERITAGE ACT WITHIN  
THE HISTORIC VILLAGE OF TESTON

**FROM:**

Vince Musacchio, Deputy City Manager, Planning and Infrastructure Development

**ACTION:** DECISION

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**Purpose**

Cultural Heritage staff are seeking direction from the Heritage Vaughan Committee regarding the possible designation of three individual properties located in the historic village of Teston to be designated under Part IV of the Ontario Heritage Act. This report reviews the seven Jane Street properties that are Listed under Section 27 of the Ontario Heritage Act, to assess their current cultural heritage value under Regulation 9/06 of the *Ontario Heritage Act*.

**Report Highlights**

- In 2023, as part of the Block 27 Secondary Plan process, the Cultural Heritage Impact Assessment was updated by ASI in July 2015 to review and confirm potential heritage properties and Cultural Heritage Landscapes located in Block 27
- In April of 2024, eight properties on Jane Street that were included as retaining cultural heritage value from the above report and located within the historic village of Teston, were Listed under Section 27 of the Ontario Heritage Act
- This report reviews these properties with recommendations to pursue designation under Section 29 of the Ontario Heritage Act for three of them.

## **Recommendations**

1. That Heritage Vaughan recommend Council approve the proposed designation as presented, subject to following conditions:
  - a. That Council approve the recommendation of the Heritage Vaughan Committee to designate the following: the former Blacksmith Shop located at 10921 Jane St., 10911 Jane St., and 10891 Jane St. in accordance with Part IV, Section 29 of the Ontario Heritage Act R.S.O. 1990, c. O.18. 2.
  - b. That Staff be authorized to publish and serve the Notices of Intention to Designate in accordance with the requirements under Part IV, Section 29 of the Ontario Heritage Act R.S.O 1990, c.O.18 to the Property Owners, the Ontario Heritage Trust, and published on the City Website.
  - c. If no objection is served on the City Clerk within 30 days of the date of publication of the Notice of Intention to Designate, Council shall pass a by-law designating the properties and a copy of the by-law shall be served on the Owners and Ontario Heritage Trust and notices shall be published on the City Website.
2. That while the remaining properties have not yielded enough information for designation at this time, they may still contain some cultural heritage value and therefore shall be subject to a Cultural Heritage Impact Assessment as part of a demolition permit application or an application under the Planning Act that would require site alteration of the property as per the requirement of Block 27 Secondary plan.

## **Background**

The potential Cultural Heritage Value of the historic village of Teston was first identified by municipal staff in 1975 as part of a Concession and Lot study of the then Town of Vaughan. From this study the Lund General Store (10933 Jane St.) was first selected for designation in 1987 through By-Law 290- 87. Within the designation itself, the role and importance of the Lund family to the establishment of Teston, formerly Thanessville, informed the historical and associative value of the property, recognizing Teston as a significant settlement within the Town of Vaughan. Although no further designations were pursued, the historic settlement of Teston continued to be referenced in official documents.

In 2015, the City of Vaughan initiated the planning process for Block 27 which is described variously as Concession 4 and Lots through 26 to 30 and is bordered by the streets of Teston Road at the south, Jane Street at the west, Kirby Road at the north and Keele Street at the east edges of the Block. Several studies were commissioned as part of the Block Plan process including the 2015 Cultural Heritage Resource Assessment Report, Attachment 4. Of the 16 properties that are located on the east side of Jane Street, north of Teston Road, this study identified 14 properties on Jane

Street as Built Heritage Resources (BHR) and together identified them as part of one large Cultural Heritage Landscape (CHL).

The properties identified at the time included the following municipal addresses:

- 10811 Jane St.
- 10819 Jane St.
- 10831 Jane St.
- 10841 Jane St.
- 10851 Jane St.
- 10861 Jane St.
- 10885 Jane St.
- 10891 Jane St.
- 10911 Jane St.
- 10915 Jane St.
- 10921 Jane St.
- 10933 Jane St.
- 10945 Jane St.
- 10953 Jane St.
- 10967 Jane St.

The above addresses were identified as the historic village of Teston (CHL 8). The Cultural Heritage Resources and the cultural heritage value of several properties in Block 27 were affirmed throughout the planning process. In 2018, the Block 27 Secondary Plan was passed by the City of Vaughan Council, and the following Cultural Heritage policies were included within the Block 27 Secondary Plan:

#### 3.14.5 Cultural Heritage Landscapes – Hamlet of Teston

“CHL 8, which includes BHR 1 through 14, comprises the Hamlet of Teston. In addition, the Hamlet includes 10933 Jane Street which is designated under Part IV of the *Ontario Heritage Act*. This existing development should be conserved and integrated into future development. A Cultural Heritage Impact Assessment is required as part of the Block Plan approval process. The Cultural Heritage Impact Assessment shall establish the parameters of development for this area, which may include identifying the Hamlet as a Cultural Heritage Character Area as defined in the [Vaughan Official Plan] VOP 2010. The intent will be to provide the maximum flexibility to allow adaptive reuse in conformity with the Low-Rise Mixed-Use designation while still maintaining the heritage character of the Hamlet.”

Cultural Heritage staff can confirm that the current Geographic Information Systems (GIS) archaeological map layer overlaps significantly with several Teston village properties and includes significant indigenous and Euro-Canadian 19<sup>th</sup> century sites. The Block 27 Secondary Plan also requires archaeological monitoring for predevelopment topsoil removal within 1000 meters of indigenous village sites and the Teston ossuary – a requirement that effectively includes all 16 properties.

Within the existing Block 27 Secondary Plan draft Map, the subject properties are identified on the map in an overlapping combination of low-rise mixed use and open space natural buffer land that is part of the Greenbelt area. While these are part of the natural heritage of the area, they provide a natural context for the properties of the

historic village of Teston with several properties in the north extent are wholly or partly within this Greenbelt area. Attachment 2 and Attachment 3.

In 2024, the Block 27 Landowner Group commissioned an updated Cultural Heritage Technical Memo of the properties to provide updated assessments and updated policy context for cultural heritage properties moving forward. The memo did recognize some decline in the routine maintenance of the properties within CHL 8 but still recommended that each previously identified Built Heritage Resource (BHR) require a Cultural Heritage Impact Assessment as part of each individual draft plan application. As a whole, the Teston village properties were described as,

“CHL 8 - Strong candidate for conservation and integration into future land use development in the secondary plan area. An H.I.A. should be conducted for this resource, and individual properties as needed, during the Block Plan stage to establish a conservation plan and appropriate mitigation measures.”

At its meeting on March 13, 2024, the Heritage Vaughan Committee considered recommendations contained in the report of the Deputy City Manager, Planning and Growth Management, for the proposed listing of eight properties: 10831 Jane St., 10841 Jane St., 10891 Jane St., 10915 Jane St, 10921 Jane St., 10945 Jane St., 10953 Jane St., and 10967 Jane St. within the historic village of Teston. The properties were subsequently Listed following Council’s meeting on April 22, 2024.

Of the remaining six properties, two were not included at the time as they were part of a separate development application/Ontario Land Tribunal (OLT) proceeding (OP.22.006 & Z.22.009). The remaining 4 properties needed further research to confirm details of construction timeline to determine if the structure is pre 19<sup>th</sup> century original or post 19<sup>th</sup> century addition.

The properties of Teston Village are located on the east side of Jane Street, located on the western portion of lot 26 and lot 27. This area would be considered the community’s “main street” that would include businesses and residential properties. Earlier maps do show a few buildings located on the west side of Jane Street but only at the intersection of Jane Street and Teston Road. The majority of the village has always been located on the east side of Jane Street, north of Teston Road, see archival mapping on Attachment 6.

Bill 23 (the More Homes Built Faster Act, 2022) amendments to the *Ontario Heritage Act* that came into force on Jan. 1, 2023, mandated that in the case of a property to be listed in the heritage register on or after Jan. 1, 2023, the council of a municipality shall

remove the property from the register if the council of the municipality does not give a Notice of Intent to Designate the property on or before the second anniversary of the day the property was included in the register.

Additionally, Bill 200 (Homeowner Protection Act, 2024) which came into force June 6, 2024, introduced further provisions, such as to ensure that there is a five-year restriction on relisting the property to the heritage register.

In light of these legislations, it is imperative for City of Vaughan staff to identify cultural heritage properties that are currently Listed under Section 27 of the *Ontario Heritage Act* or identified as a property of interest to be evaluated as a candidate for designation under Part IV, Section 29 of the *Ontario Heritage Act*.

**The Teston village properties were listed on April 22, 2024, and will lose their listing status on April 22, 2026. While the properties cannot be re-Listed for another five years after the two-year listing period has lapsed, it does not mean that a municipality is required to wait five years before designation. Should a property meet the required criteria for designation under Regulation 9/06, the City may directly designate the property without re-listing.**

On Feb. 25, 2026, Cultural Heritage staff prepared a report to Heritage Vaughan Committee with proposal to designate property at 10945 Jane St. under Part IV of the *Ontario Heritage Act* for its design/physical, associative/historical, and contextual heritage value at the Feb. 25, 2026, Heritage Vaughan meeting. Heritage Vaughan Committee voted to not proceed with the designation and passed the following motion:

“That staff be directed to review the below mentioned properties that are currently listed within Teston Village to determine the feasibility of removing them from the significant heritage structure listing with the City Of Vaughan and that this report, be brought forward to the March Heritage Vaughan committee meeting:

- 10831 Jane Street
- 10841 Jane Street
- 10891 Jane Street
- 10911 Jane Street
- 10921 Jane Street
- 10953 Jane Street
- 10967 Jane Street

Cultural Heritage staff have reviewed the properties listed above and provided recommendations as to which of the properties meet at least two of the nine criteria as outlined in the updated Regulation 9/06 of the *Ontario Heritage Act* for determining a property's design/physical, historical/associative, and/or contextual value or interest, and provided Statement of Cultural Heritage Value or Interest, describing the heritage attributes.

It is important to note that Regulation 9/06 criteria not only award a property points for their structures aesthetic value and high craftsmanship, but also applies to simpler, vernacular architecture and functions. This allows for the consideration of properties that reflect middle and working-class architecture typologies and forms of the 19<sup>th</sup> and 20<sup>th</sup> century.

### Ontario Heritage Act Designation Criteria

- “1. The property has design value or physical value because it is a rare, unique, representative or early example of a style, type, expression, material or construction method.
2. The property has design value or physical value because it displays a high degree of craftsmanship or artistic merit.
3. The property has design value or physical value because it demonstrates a high degree of technical or scientific achievement.
4. The property has historical value or associative value because it has direct associations with a theme, event, belief, person, activity, organization or institution that is significant to a community.
5. The property has historical value or associative value because it yields, or has the potential to yield, information that contributes to an understanding of a community or culture.
6. The property has historical value or associative value because it demonstrates or reflects the work or ideas of an architect, artist, builder, designer or theorist who is significant to a community.
7. The property has contextual value because it is important in defining, maintaining or supporting the character of an area.
8. The property has contextual value because it is physically, functionally, visually or historically linked to its surroundings.
9. The property has contextual value because it is a landmark.”

## **Previous Reports/Authority**

[NEW COMMUNITY AREA - BLOCK 27 SECONDARY PLAN STUDY](#) – June 19, 2018, Addendum\_Item, 33)\_ Committee of the Whole

[PROPOSED LISTING UNDER SECTION 27, PART IV OF THE ONTARIO HERITAGE ACT OF 10831 JANE STREET](#) – April 22, 2024, Council Meeting (Item 5, Report No.12), Committee of the Whole (1) Transmittal Report

[PROPOSED LISTING UNDER SECTION 27, PART IV OF THE ONTARIO HERITAGE ACT OF 10841 JANE STREET](#) – April 22, 2024, Council Meeting (Item 7, Report No.12), Committee of the Whole (1) Transmittal Report

[PROPOSED LISTING UNDER SECTION 27, PART IV OF THE ONTARIO HERITAGE ACT OF 10891 JANE STREET](#) – April 22, 2024, Council Meeting (Item 6, Report No.12), Committee of the Whole (1) Transmittal Report

[PROPOSED LISTING UNDER SECTION 27, PART IV OF THE ONTARIO HERITAGE ACT OF 10915-10921 JANE STREET](#) – April 22, 2024, Council Meeting (Item 8, Report No.12), Committee of the Whole (1) Transmittal Report

[PROPOSED LISTING UNDER SECTION 27, PART IV OF THE ONTARIO HERITAGE ACT OF 10945 JANE ST.](#) – April 22, 2024, Council Meeting (Item 9, Report No.12), Committee of the Whole (1) Transmittal Report

[PROPOSED LISTING UNDER SECTION 27, PART IV OF THE ONTARIO HERITAGE ACT OF 10953 JANE STREET](#) – April 22, 2024, Council Meeting (Item 10, Report No.12), Committee of the Whole (1) Transmittal Report

[PROPOSED LISTING UNDER SECTION 27, PART IV OF THE ONTARIO HERITAGE ACT OF 10967 JANE STREET](#) – April 22, 2024, Council Meeting (Item 11, Report No.12), Committee of the Whole (1) Transmittal Report

[PROPOSED DESIGNATION OF 10945 JANE ST. UNDER PART IV OF THE ONTARIO HERITAGE ACT](#)  
February 25, 2026, Committee of the Whole (2) Transmittal Report

## **Analysis and Options**

Teston represents an intact middle and working class community dating to the early 19th century that was settled primarily along the east side of Jane Street, as shown on Attachment 6, on and adjacent to meadow land and wetlands to the east and which still comprises a significant portion of its rural character. Aerial photographs confirm this pattern from 1954, and these properties still represent the majority of the settled properties. Unlike the disappearance of Edgely, Concord, Purpleville and Patterson village, Teston is a surviving representation of a simple village layout that demonstrates Ontario vernacular architecture on several properties.

### **The Origins of Historic Teston Village**

A review of the Land Titles history for this area shows that although there were some residents in the area as early as 1809 with some renting land from the property owners and the Crown/College land, the settlement and severance of the lots known as 26 and 27 did not start to intensify until the 1840's. When John Thane (or Thain) arrived in the mid 1840's from Heyshaw, Lancashire, England, he purchased property in 1846 that joined the other houses that had been already built.

Shortly after John Thane moved to the area, it was called Thanessville, Many of the first residents to live in the village also came from Lancashire, and they included the Wilsons, Garners, Jacksons, Hadwens (Hadwins), and Lunds. After Thane returned to England in 1852, the name of the village continued to be known as Thanessville. The name of the village was later changed to Teston sometime between 1867- 1868, after Confederation and when a few formal post offices were being set up. The new name is derived from the birthplace of an early settler by the name of T. Chapman, who was born in Teston, near Maidstone, in Kent, England.

### **LIFE IN THE VILLAGE**

The village of Teston would become a thriving location. Two general stores (10933 and 10953 Jane St.), a church, two halls (including the Grange Hall at 10911 Jane St.), a blacksmith shop (10921 Jane St.), a woodworking shop (10891 Jane St.), undertaking business, school (10841 Jane St.), hotel, and a beer shop were all located in the village. George Wilson was the first postmaster, and his son Thomas J. Wilson, later succeeded him.

Joseph Lund was a significant member within the community. His home at 10945 Jane St. was identifiable, as it was the only home built of brick in the village at the time, as shown on the 1919 Bolton topographic map. Mr. Lund was not only known as a businessman, but he was also a local preacher of the Primitive Methodists. Among his various business operations, he served as a blacksmith, storekeeper, undertaker, and

wheelwright. The building located at 10933 Jane St. was Lund's General Store. Built in 1870, it was believed to be called "The Spite Store" because Mr. Lund felt the price for coal oil was expensive at Mr. Wilson's store. Since Mr. Wilson owned the first general store in Teston, it is alleged that the Lund store was then built in spite. Mr. Lund also built coffins and is responsible for building the first hearse that was used in the area. When Mr. Lund passed away in 1879, his son-in-law William Knight carried on the business until he moved to Maple.

The Teston United Church was another element in the village. The original log cabin dates back to 1870 and was built by the Wesleyan Methodists. At that time, it was known as Hadwin's (interchangeable with Hadwen) chapel, or Hadwen's appointment. The first minister was Rev. Thomas Hadwen, and his descendants were active in church activities. After the new church was built, opening services were held in January 1872. Beginning in 1890, Sunday School was led by Mrs. Adam Dicemen. To write lessons, a sandbox was initially used. This was later replaced by the blackboard. The church would go through various changes throughout the years. An extensive remodeling project occurred in the 1930's due to a decaying foundation; this would cost \$1,000. The interior of the church sanctuary was renovated in the 1940's, there was a ceremony for the breaking of the sod for the addition that was added to the church in the 1950's, and in the 1960's the basement was renovated; with contributions made from people from the community. In 1952, an article from The Liberal indicates the celebrations were held to mark the 80th anniversary of Teston United Church. The church would later be demolished in 2005. There were also homes that were once located south of the church. Evidence of their existence are marked by groupings of lilac trees. The decline of the growth of Teston is contributed to the railway expansion in other parts of Vaughan. It is understood that the population of Teston grew to a little over 100 people.

### **Archaeological Potential**

In the 1920's, one of Ontario's earliest archaeologists, A.J. Clark first documented the presence of what we know now as the Indigenous Village of Teston, which would have occupied the area in the 1300's. The significant archaeological potential of the area has been confirmed and affirmed in the Block 27 Secondary Plan as well:

#### **3.14.6 Archaeological Resources**

- a. Block 27 has the potential for the presence of significant pre-contact or Euro-Canadian archaeological resources throughout the majority of the Secondary Plan Area. Any future developments, beyond those areas that have already been assessed and cleared of any further archaeological concern, must be preceded by a Stage 2 archaeological assessment.

b. Lot 26 is identified as having significant archaeological potential. Any alterations in this area must be preceded by further archaeological assessment to ensure the protection and retention of any documented site.

### **Built Heritage Resources Review**

Cultural Heritage staff have completed research and assessment of the above-noted properties, and have determined that 10891 Jane St. (Bethel Church), 19011 Jane St. (former Grange Hall), and 10921 Jane St. (former blacksmith shop) meet four or more of the nine criteria outlined in the Ontario Reg. 9/06.

**All properties were considered to meet criteria 5 pertaining to historical or associative value, because they have the potential to yield information that contributes to the understanding of the Teston site, a Late Woodland Iroquoian site, as well as Teston Village and its community during the mid-19th century.**

The Teston site (A1Gv-2) is a 2-3 hectare (5-7 acre) Late Woodland Iroquoian site, which was first observed and recorded by A.J. Clark in 1925 at the northeast corner of Teston Road and Jane Street on Lot 26, Concession 4. The Village was registered within the Ontario Archaeological Site Database in 1971.

The structures built in Teston during this time were located on the east side of present-day Jane Street, and of them most buildings were located close to the road. The village once contained two general stores, a church, a school, a blacksmith shop, and an undertaker business. The population would grow to about 100 people. With a small population, the structures are a reflection of how members of the community lived during that time.

**All properties were considered to meet criteria 7 and 8 pertaining to contextual value, as they are important in defining, maintaining or supporting the character of the historic village of Teston, and are physically, functionally, visually or historically linked to its surroundings within the area identified as a Cultural Heritage Landscape.**

A short analysis of each property's design/physical & associative/historical values is provided below, with detailed Statements of Cultural Heritage Value provided for the ones recommended for designation as Attachments 7 to 9.

#### **10831 Jane St.**

The property at 10831 Jane Street has design and physical value as a representative example of an early-to-mid-19th-century vernacular interpretation of the Georgian

architectural style, typically utilized by Loyalists, with classical detailing that includes rough opening surround mouldings with plain projecting cornice and plain cornice eave returns at the north and south gable ends.

The 1 ½-storey structure is clad with painted wooden horizontal clapboard siding at its south, west, and north elevations, and asphalt shingles at its gabled roof. The main (west) elevation, fronting Jane Street, comprises three bays with its central door and two symmetrical window openings. Openings are detailed with simple wood surrounds and include a restrained entablature above the entrance door that is reminiscent of the Doric order. A simple brick masonry chimney is situated at the north elevation's gable-end. Although original window and door units have since been replaced with new, the structure's integrity largely remains.

The structure at 18031 Jane St. is similar in form, setting (set-back from Jane Street), massing, architectural style, and detailing to the structures at 10819 and 10921 Jane St., suggesting homes may have been constructed by the same builder.

Although the structure's form, proportions, fenestration and detailing are typical of log construction typologies, Cultural Heritage staff could not confirm the construction date or type at this time. Additional research is required to further evaluate cultural heritage value or interest. Further research is required and it is recommended that a future Cultural Heritage Impact Assessment be submitted as part of a demolition or development application under the *Planning Act*.

#### **10841 Jane St.**

The property is a rare example of a log home built c.1812, per the 1975 *Old Buildings in the Town of Vaughan* survey, that was converted to a school around c.1860. The building's use as a school was brief, as it had only two teachers: first was Jane Lucas, followed by Ann J. Lockhart. The students paid only twenty-five cents per month, and were taught reading, writing, and arithmetic. Further research is recommended, to confirm potential cultural heritage value or interest.

Further work is required to confirm physical heritage value, and it is recommended that a future Cultural Heritage Impact Assessment be submitted as part of a demolition or development application under the *Planning Act*.

#### **10891 Jane St. - Recommended for Designation**

The property at 10891 Jane St. has design and physical value as **a representative example of a vernacular interpretation of the Gothic Revival architectural style and "Ontario House" typology. This architectural style was grafted onto an earlier log cabin.**

The 1972 *Sketch of the History of Teston* identifies the building as a log house, covered with imitation-brick tar paper, while the 1975 *Old Buildings in the Town of Vaughan* survey identifies it as a c.1880 construction, originally owned by Mr. McLaughlin (also spelled McLaughlan). A review of the Ontario Land Titles indicated that what is more likely is that the original house was built in the later 1860's and then later remodelled by Joseph McLaughlin when he purchased the property in 1878.

The structure is currently clad with contemporary vinyl horizontal siding, possibly covering earlier faux brick covering, with a significantly pitched gable roof, with centered front gable. A 'stovepipe stack' brick masonry chimney, typical after c.1830, was built offset the north and south gable ends. The main (west) elevation, fronting Jane Street, comprises three bays with its central door and two symmetrical window openings, detailed with simple wood surrounds. A pointed arch window is set within the front gable above the centred entrance. Although the exterior cladding has been updated, original window and door units at the ground level have since been replaced with new, and a cantilevering open porch built above the entrance, these are distinguishable alterations that are likely reversible. As a result, the structure's condition appears to be good and its integrity largely intact with the structure's setting, form, massing, fenestration pattern, and the front gable window.

**The property has historical/associative value due to its association with Joseph McLaughlin a well-known carpenter in the 1870's and 1880's in Vaughan.**

#### **10911 Jane St. - Recommended for Designation**

The property includes what is believed to be the former Thane Home, as identified in the 1975 *Old Buildings in the Town of Vaughan* survey, that is representative of a vernacular interpretation of the Ontario Regency architectural style (c.1830-1860), and is a rare example of the Regency style in Vaughan.

The Thane Home is considered to be the first house constructed in Teston, not including previous log constructions. Though the integrity of its original design intent has been partially obstructed due to contemporary exterior cladding throughout and a new central covered porch addition at the main (west) elevation, these appear to be reversible alterations. At this time, Vaughan's municipal heritage register includes two other properties that are designed in the Regency style: 11151 York Regional Rd. 6 and 10499 Islington Ave. The property does not display or demonstrate a high degree of craftsmanship, artistic merit or technical achievement.

**The property includes a rare example of a former Grange Hall typology in Vaughan.** The vernacular wood structure with board-and-batten cladding and gable roof, finished with corrugated metal, is currently situated parallel to Jane Street. The structure was previously located on the west side and moved to its current location before 1954 per York Maps archival aerial photography.

**The property has direct associations with a person that is significant to a community,** as it is considered to be the former Thane Home, associated with Mr. Thane, considered to be the founder of Teston, formerly Thanesville. John Thane (spelled Thain) purchased one acre of land from John Wright in 1846 (instrument no.26421).

The property has the potential to yield information that contributes to an understanding of Teston. The former Grange Hall, a building typology historically used for civic functions in a community, such as local meetings and dances, was also used by Grangers, a farmers' co-operative similar to United Farmers Organization.

**10921 Jane St - Recommended for Designation**

The property includes **a rare example of a vernacular former blacksmith shop and includes a residence that is representative of a vernacular interpretation of the Georgian-style.**

The building known as Joseph Lund's former blacksmith shop at the southwest corner of Lot 27, Concession 4, is the second-known industrial structure on this site. Joseph Lund constructed this blacksmith shop to replace the blacksmith shop owned by John Jackson. The existing building was likely constructed in c.1870 and operated by Mr. Lund between c.1869 and 1886, at which time he owned the property, and is shown as a wagon shop on the 1878 Atlas map of the Township. Although the residence structure's form, proportions, and fenestration are typical of early-to-mid-19th-century log construction typologies, Cultural Heritage staff could not confirm the construction date or type at this time.

Alterations made to convert the former blacksmith shop as a farm machinery establishment 'Hesston' have been clearly documented through archival photo documentation, and speak to the continuing use of the building for industrial purposes which contributes to an understanding of the structure's layers of change and the 'main street' character of Teston. These alterations were largely made to the main (west) elevation and include the infill of second floor openings, the removal of the wood-frame ramp to access the attic floor from the exterior, the introduction of a large garage door, and altering a window opening to suit as a door.

**The property has direct associations with a person significant to a community and it reflects the work or ideas of a builder significant to the community.** The construction of both the former blacksmith shop and residence properties are associated to Joseph Lund, a local preacher and successful entrepreneur, with the

residence serving as Mr. Lund's home prior to the construction of his home at 10945 Jane St.

Joseph Lund originated from Heysham, Lancashire, England, to parents Richard Lund and Ann Willacy. According to Census of England records and a marriage license, Joseph Lund came to Canada sometime between 1841 and 1846, likely after the completion of his *Joiner Apprenticeship*. He was married to Susanna Crawshaw on 30 Sept 1846 in Toronto. Records indicate the couple moved to Vaughan Township between their marriage and birth of their first daughter, Ann Lund in July of 1847, as Vaughan Township is listed as her place of birth. In total, the couple had 11 children, all who were born in Vaughan Township. Heartache knew no bounds for the poor family, as four of their children died within their first year of life, starting with their first born, Ann, who died in August 1847 and is buried in Hope Cemetery (off Keele St., near the old village of Teston).

At the age of 15, Lund was a *Joiner Apprentice*, and living in a house with 4 other males, as noted in the 1841 Census. A *Joiner* is "one who makes furniture, house fittings and other woodwork, lighter than a carpenter's". The apprenticeship system in England was a long-standing method for skills transfer, and an apprenticeship typically lasted for seven years. Individuals began their apprenticeship in their mid-teens, serving until their early twenties. The apprentice lived with and worked for a "master" joiner, who provided training, lodging and food in exchange for the apprentice's labour.

Joseph Lund was an active member of the Teston community and was a well-liked member of his community who was considered "everybody's friend". He was a successful businessman who operated several businesses including a blacksmith shop – on the subject site, and built wagons, buggies, sleighs, cutters, coffins and he built the first hearse that was used in Teston. Tremaine's 1860 map of the County of York shows the *Village of Thanessville*, with an already boasting community, indicating two Wagon shops, one likely belonging to Lund.

### **10953 Jane Street**

**The buildings have direct associations with a person and institution that is significant to the community.** The property's Gothic Revival home was first used as a general store and the post office for Teston, depicted on the 1878 Atlas map, under the charge of George Wilson. The general store's operations were later relocated to the projecting two-storey addition to the south of the frame home, designed with a storefront facing Jane Street, and later influenced Joseph Lund's 'spite store' at 10933 Jane St. The property has since been converted to exclusive residential use, and its exterior Gothic Revival detailing and commercial storefront altered as a result. Currently, the

building is difficult to further assess due to overgrowth, maintenance and modifications. This property requires a future Cultural Heritage Impact Assessment as part of a demolition or development application under the *Planning Act*.

### **10967 Jane St.**

The building may have direct associations with a person that is significant to the community. The property was constructed by the Hadwen family, with possible associations to the Lot 27, Concession 4, pioneering homestead – John Hadwin purchased 150 acres (west  $\frac{3}{4}$  of Lot 27) from King's College in 1865 (instrument no.85411).

The building was originally a one-storey structure, with a second floor added later by the Kyles, grand-daughter of the Hadwen who constructed the home. Further research is recommended, to confirm potential cultural heritage value or interest.

### **Financial Impact**

N/A

### **Operational Impact**

N/A

### **Broader Regional Impacts/Considerations**

N/A

### **Conclusion**

The historic village of Teston has several properties that, individually and together, hold cultural heritage value as now rare surviving examples of Vaughan's working-class settlement from the mid-late 19th century. Successful preservation and conservation has been possible in other areas of York and there is reason to believe that the selective conservation of heritage attributes at Jane and Teston would assist in maintaining the area's heritage character.

The following properties are deemed to retain cultural heritage value but either some attributes could not be confirmed and further work and research is required: 10831 Jane St., 10841 Jane St., 10953 Jane St. and 10967 Jane St. For these properties, a Cultural Heritage Impact Assessment as part of a demolition permit application or an application under the *Planning Act* that would require site alteration of the property as per the requirement of Block 27 Secondary plan.

Staff find that, as examined from archival documentation, the subject properties 10911 Jane St., 10921 Jane St. and 10891 Jane St. hold cultural heritage value and meet the criteria as set out under the *Ontario Heritage Act* by the Province of Ontario Regulation 9/06 for the categories of design/physical, historical/associative and contextual value.

The Development and Parks Planning Department is satisfied with the proposed designation of 10891 Jane St., 10911 Jane St., and 10921 Jane St. as they conform to the policies of the Vaughan Official Plan and the objectives and criteria of the *Ontario Heritage Act*. Accordingly, staff can support a Heritage Vaughan recommendation for Council approval of the proposed designations under the *Ontario Heritage Act*.

**For more information**, please contact: Katrina Guy, Heritage Specialist, ext. 8115.

### **Attachments**

1. Location Map
2. Block Plan 27 Secondary Plan map
3. Block Plan 27 Proposed Natural Heritage System – Drawing 4.11.1-C
4. Block 27 Cultural Heritage Resource Assessment Report - July 2015
5. 2024 Cultural Heritage Technical Memo Excerpt
6. Teston Archival Mapping
7. 10891 Jane St. – Statement of Cultural Heritage Value
8. 10911 Jane St. - Statement of Cultural Heritage Value
9. 10921 Jane St. - Statement of Cultural Heritage Value

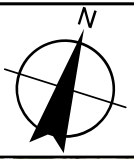
### **Prepared by**

Katrina Guy, Heritage Specialist, ext. 8115

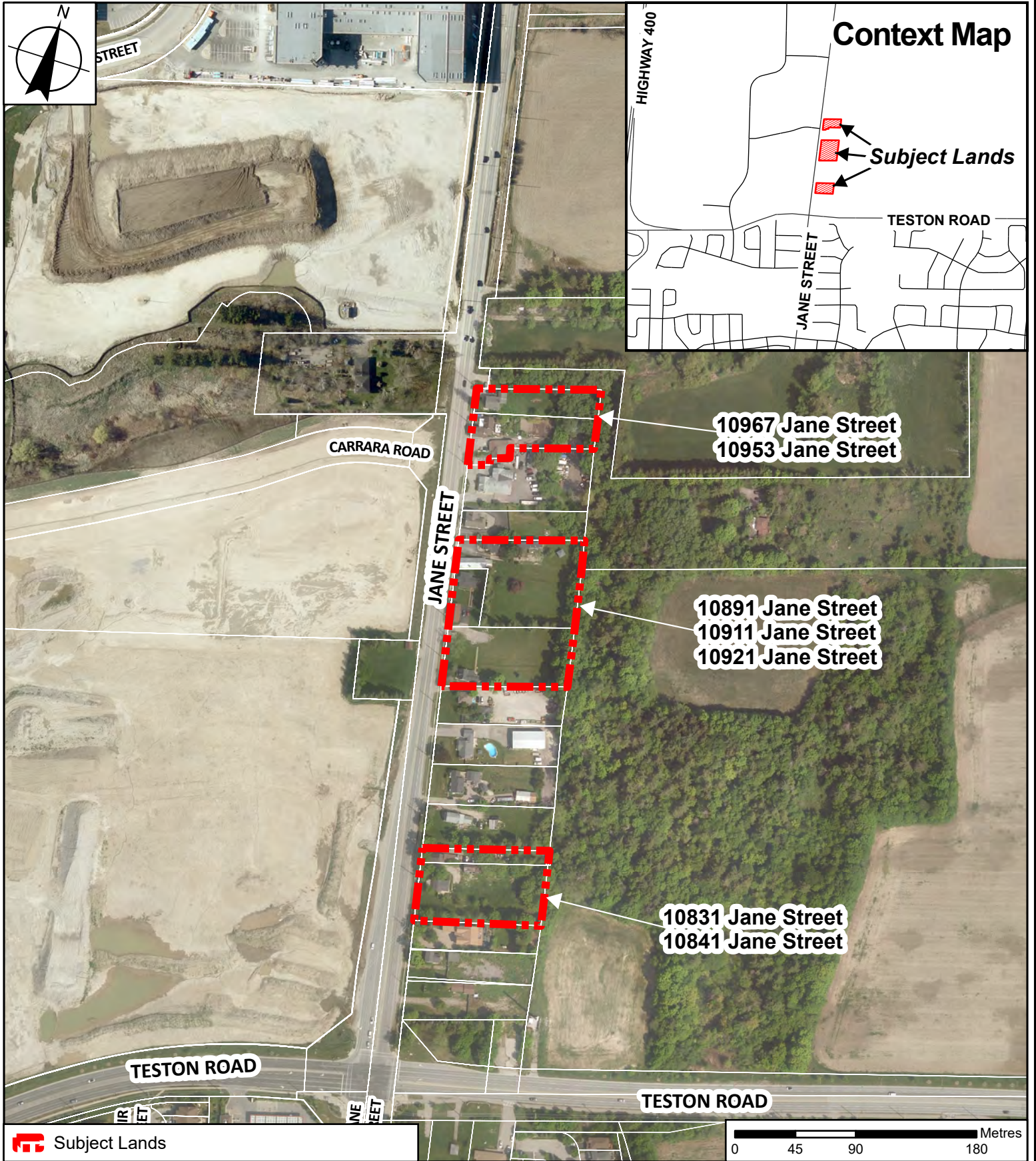
Amanda Sherrington, Heritage Specialist, ext. 3124

Shahrzad Davoudi-Strike, Senior Manager of Urban Design and Cultural Heritage, ext. 8653

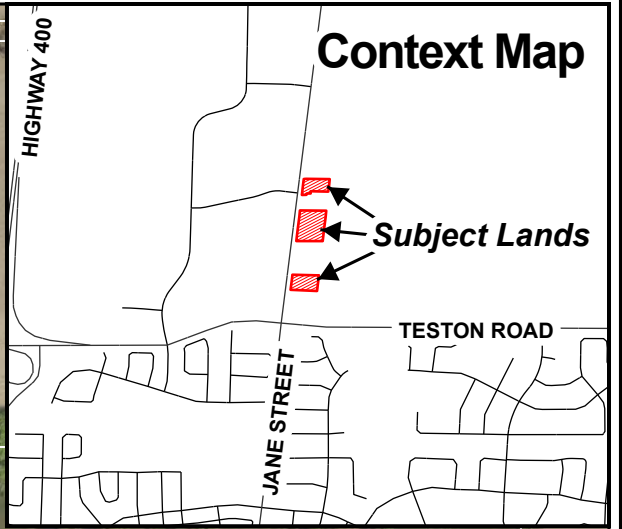
Nancy Tuckett, Director of Development and Parks Planning, ext. 8529



STREET



### Context Map

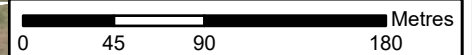


10967 Jane Street  
10953 Jane Street

10891 Jane Street  
10911 Jane Street  
10921 Jane Street

10831 Jane Street  
10841 Jane Street

 Subject Lands



### Location Map

**Location:**  
10831, 10841, 10891, 10911, 10921,  
10953 and 10967 Jane Street  
Part of Lots 26 and 27, Concession 4



### Attachment

Date:  
March 25, 2026

1

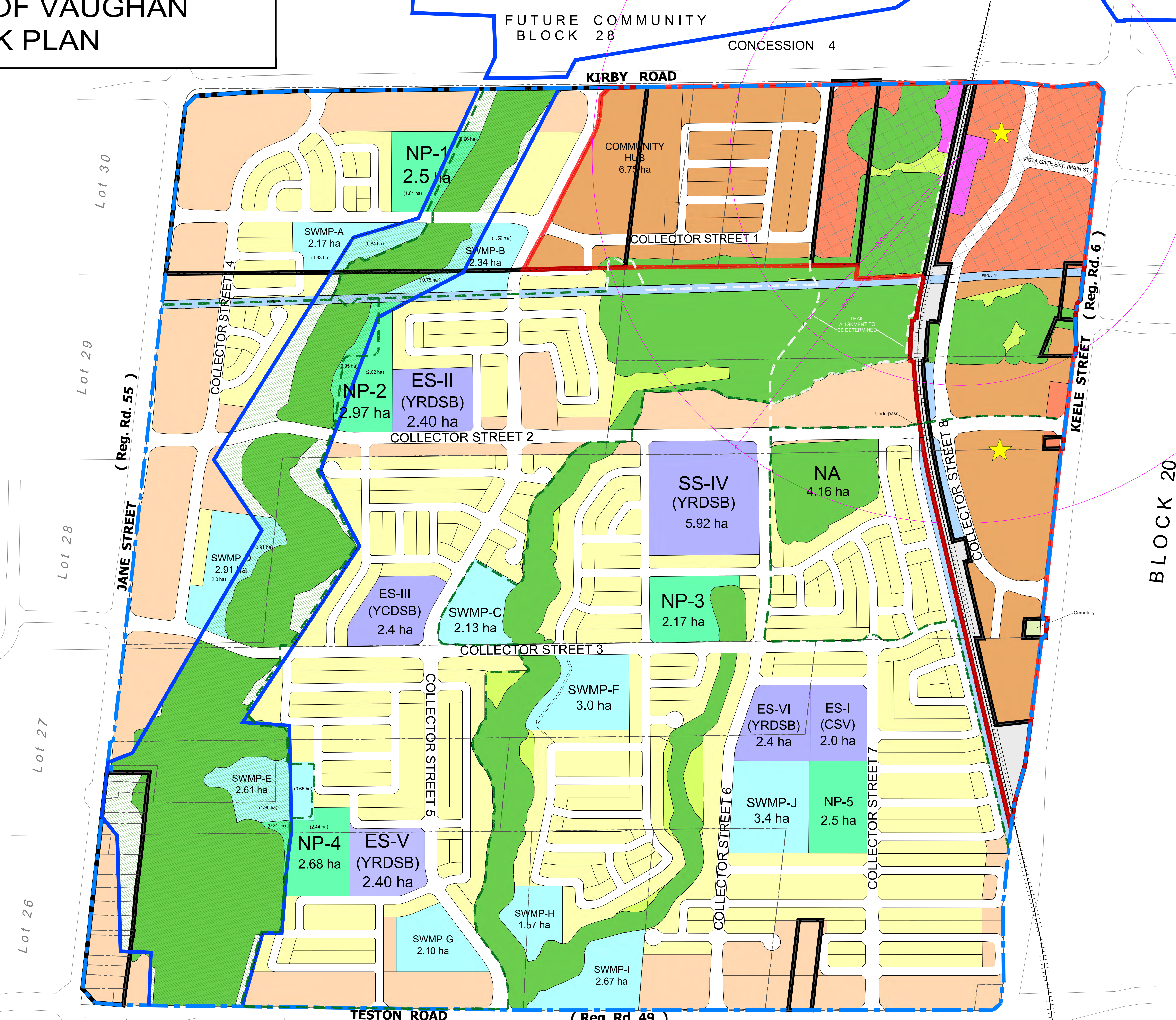
# BLOCK 27 CITY OF VAUGHAN BLOCK PLAN

### LEGEND

- Low-Rise Residential
- Low-Rise Mixed-Use
- Mid-Rise Residential
- Mid-Rise Mixed-Use
- Transit Hub\*
- Transit Hub Special Study Area\*\*
- Private Open Space
- Natural Areas (Including Buffers)
- Infrastructure and Utilities
- Additional Natural Areas (Compensation)
- SWM Facility
- Greenbelt Area
- Neighbourhood Parks
- Schools
- Block Plan Boundary
- Property Lines
- Trails
- Non-Participating Owners
- Kirby GO - Transit Hub Centre
- Public Squares

\* The ultimate configuration (size and location) of the Transit Hub lands will be determined through the Transit Hub Special Study or a development application, which will inform subsequent amendments to the Block Plan and Official Plan

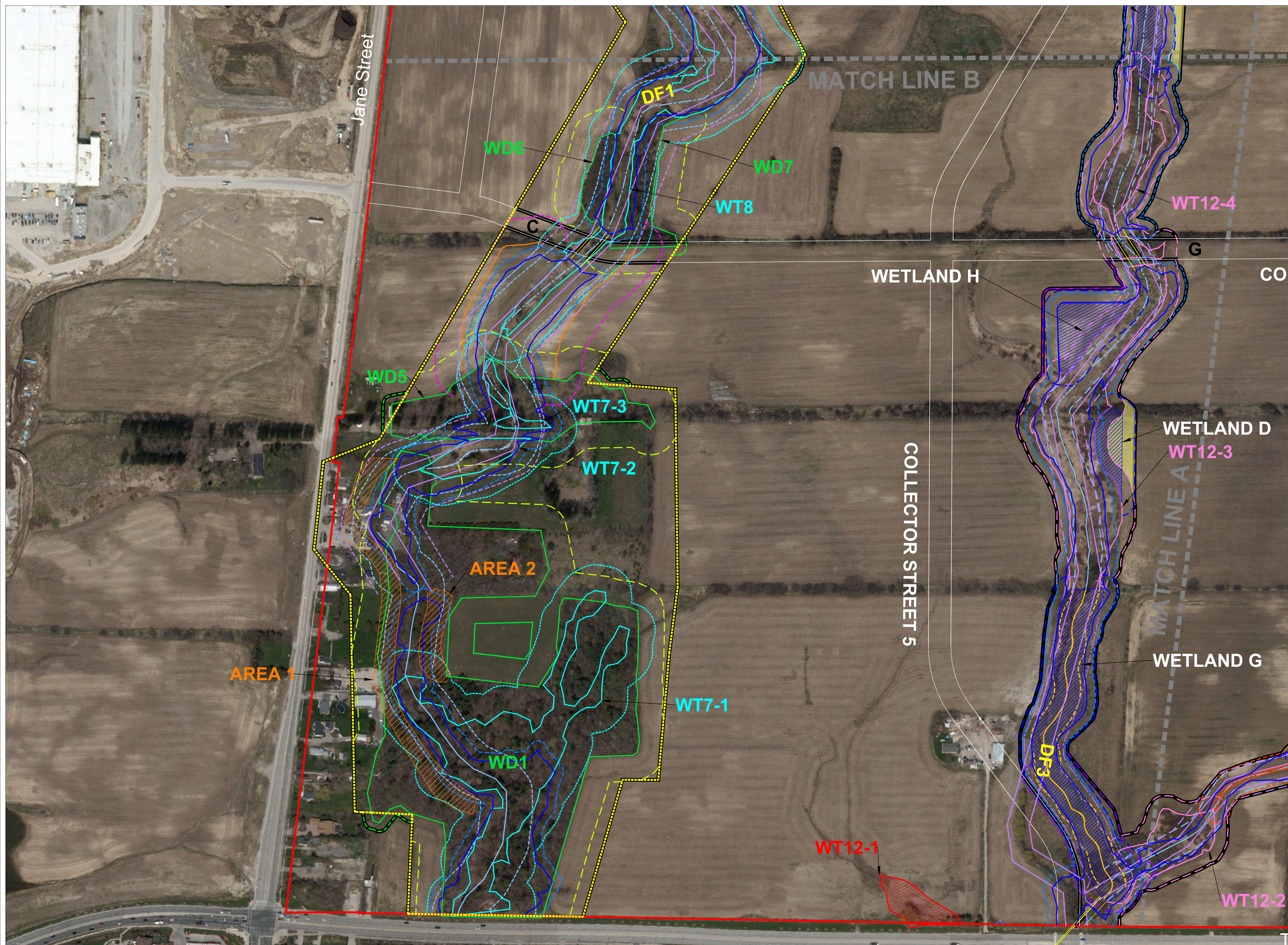
\*\* As Identified in the Secondary Plan



Land Use	Area outside Transit Hub Centre (ha)	Area within Transit Hub Centre (ha)	Total (ha)
Parks (outside Greenbelt)	10.9597	0.0000	10.9597
SWM Facility (outside Greenbelt)	20.4083	0.0000	20.4083
Low Rise Residential	86.3894	0.0000	86.3894
Low Rise Mixed Use	46.3677	0.0000	46.3677
Mid Rise Residential	0.0000	29.7063	29.7063
Mid Rise Mixed Use	0.0000	13.2706	13.2706
Transit Hub	0.0000	1.3190	1.3190
Schools	17.5031	0.0000	17.5031
Roads	57.2178	9.7273	66.9451
<b>Developable Area</b>	<b>238.8460</b>	<b>54.0232</b>	<b>292.8692</b>
Greenbelt Area	7.5903	0.0000	7.5903
Natural Areas (Including Buffers)	67.8378	10.9604	78.7982
Parks (within Greenbelt)	1.8572	0.0000	1.8572
SWM Facility (within Greenbelt)	4.4636	0.0000	4.4636
Additional Natural Areas (Compensation)	2.7564	0.9136	3.6700
Infrastructure and Utilities	4.2751	6.0639	10.3390
Private Open Space	0.0000	0.1422	0.1422
<b>Non-Developable Area</b>	<b>88.7804</b>	<b>18.0801</b>	<b>106.8605</b>
<b>Gross Area</b>	<b>327.6264</b>	<b>72.1033</b>	<b>399.7297</b>

**BOUSFIELDS INC.**  
3 Church Street, Suite 200  
Toronto, Ontario M5E 1M2  
P (416) 947-9744  
F (416) 947-0781

1:4000  
Scale
December 6, 2024  
Date
18189 - 140sk  
Drawing Number



- Legend**
- Block 27 Boundary
- Woodlands**
- Significant Woodland
  - Staked Woodland + 10 m
  - Staked Woodland in Greenbelt + 10 m (for areas beyond Greenbelt boundary)
  - Staked Woodland in Greenbelt + 30 m
  - Staked Woodland - Not Significant (TRCA and Beacon, 2019 and 2020)
  - Proposed Woodland Creation
  - Proposed Removal of Woodland Units Outside of the Proposed NHN
- Drainage Features**
- Permanent Drainage Feature
  - Intermittent Drainage Feature
  - Intermittent and Permanent Drainage Features + 15 m
  - Intermittent and Permanent Drainage Features + 30 m
  - Watercourse Realignment
  - Watercourse Realignment + 15 m
- Top of Bank**
- Proposed Top of Bank (Beacon 2021) Accepted by TRCA
  - Staked Top of Bank + 10 m
  - Staked Top of Bank + 30 m
  - Realigned DF3 Top of Bank + 10 m
- Wetlands**
- Provincially Significant Wetlands (PSW)
  - Staked Wetlands + 15 m
  - Staked Wetlands + 30 m
  - Proposed Wetland Creation
  - Proposed Wetland Creation + 15 m
  - Proposed Removal of Wetland Units Outside of the Proposed NHN
  - MNRF Mapped PSW (Re-evaluated by Beacon as non PSW)
  - MNRF Mapped Wetland + 15 m
  - Wetland Re-evaluated non PSW (Beacon 2023)
  - Wetland Re-evaluated non PSW (Beacon 2023) + 15 m
  - Wetland Re-evaluated non PSW (Beacon 2023) + 30 m
  - Wetland Re-evaluated non PSW + 10 m (Property 9)
- Others**
- New Corridor (Including 15m wide Meander Belt + 10m)
  - Meander Belt
  - Meander Belt + 10 m
  - Meander Belt + 30 m
  - Meander Belt for Realigned Portions of DF3 + 10 m
  - Greenbelt (MMAH 2017)
  - Future Uncontrolled Floodline (SCE 2024)
  - Future Uncontrolled Floodline (SCE 2024) + 10 m
  - Proposed Collector Road Network Infrastructure (SCE 2023)
  - Proposed Culverts (SCE 2023)
  - NHS Proposed Additions
  - NHS Proposed Withdrawals
  - Proposed NHS Addition Subject to the Transit Hub Station Study
  - Proposed Natural Heritage Network (NHN) Limits
  - Areas of Steep Slopes

NOTES: SCALE SHOWN IS FOR AN 36" X 24" PAGE.  
FOR ILLUSTRATIVE PURPOSES, DO NOT SCALE.



PROJECT		Block 27 Vaughan	
SHEET TITLE		Proposed Natural Heritage System	
DESIGN BY:	--	PROJECT Nº:	219115.1
DRAWN BY:	CMN	NORTH ARROW	
CHECKED BY:	JM	DATE:	
SCALE:	N.T.S.	Drawing Nº:	4.11.1-C

**CULTURAL HERITAGE RESOURCE ASSESSMENT**

**NEW COMMUNITY AREA – “BLOCK 27”  
LOTS 26 TO 30, CONCESSION 4,  
GEOGRAPHIC TOWNSHIP OF VAUGHAN**

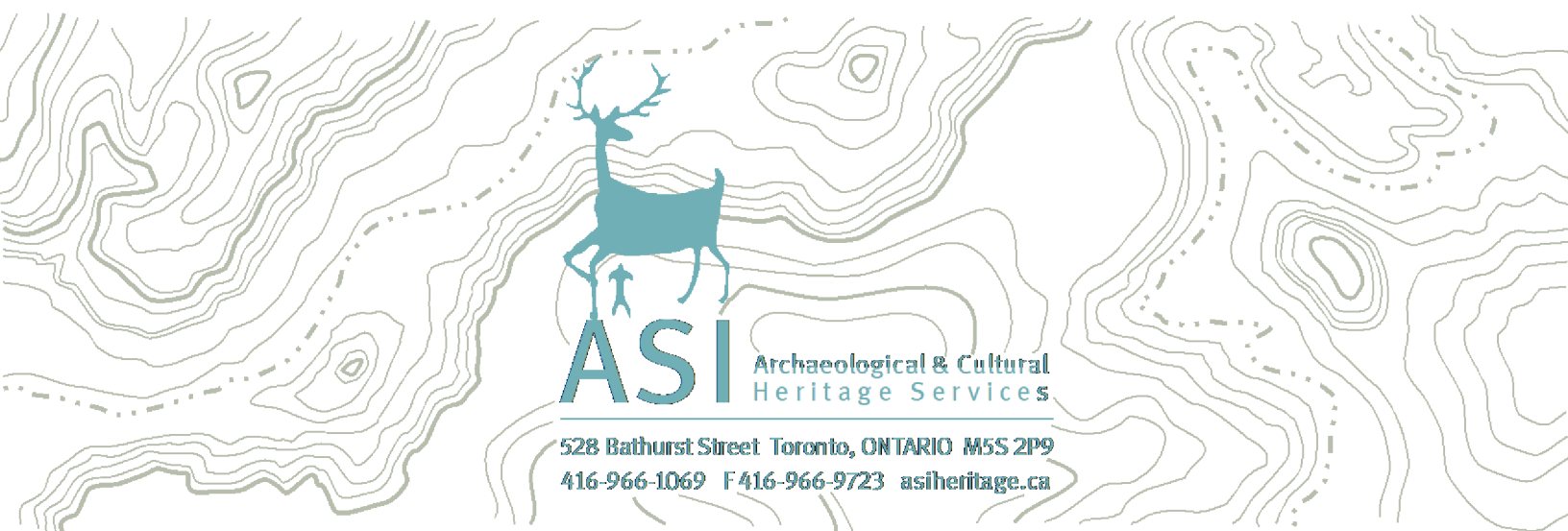
**CITY OF VAUGHAN,  
REGIONAL MUNICIPALITY OF YORK, ONTARIO**

Prepared for:

**Macaulay Shiomi Howson Ltd.**  
600 Annette Street,  
Toronto, ON M6S 2C4  
T 416-487-4101  
F 416-627-0982

ASI File 14SP-052

May 2015 (revised July 2015)



**ASI** Archaeological & Cultural  
Heritage Services

528 Bathurst Street Toronto, ONTARIO M5S 2P9  
416-966-1069 F 416-966-9723 [asiheritage.ca](http://asiheritage.ca)












Table 2: Built Heritage Resources and Cultural Heritage Landscapes within the Block 27 New Community Area					
Feature <sup>3</sup>	Location	Feature Type	Heritage Recognition	Description	Photograph(s)
CHL 7	11244 Keele Street	Farmstead	Register	<p><i>Existing Conditions:</i>                      The property features a nineteenth-century Victorian vernacular farmhouse, a large gambrel barn and a variety of landscape features. The dichromatic brick structure features an irregular footprint, a cross gable roof, decorative wooden barge board, buff brick decorative elements like quoins and detailed arches over windows, covered verandas on the east and south elevations, and a number of more recent additions to the rear. The gambrel barn has fieldstone foundations and has been repurposed as “The Maple Barn Store,” which sells antiques and farm supplies. Both the farmhouse and the barn are in excellent condition. There are a number of other outbuildings on the property. Landscape features include mature trees, circulation routes, tree lines, and fence lines.</p> <p><i>Historical Summary:</i>                      The property at 11244 Keele Street is located in the southeast quarter of Lot 29, Concession 4 in the former Township of Vaughan. Historic mapping indicates that the property was occupied by D. Barker in 1860, Charles Nixon in 1878, and Homilius (?) and son and William Thomas in 1917. No farmhouses are illustrated in the vicinity of the extant structures of CHL 7 on the maps.</p> <p>Aaron Barker emigrated from Yorkshire, England in 1832, and farmed in Vaughan Township until he moved to Etobicoke. It is unclear if D. Barker is related to this man. William Nixon was born 1848 in Vaughan to father Robert Nixon, born 1823 in Ireland. Charles Nixon is presumed to be the son of William Nixon. William Thomas purchased Lot 28, Concession 4 in 1876. He sold the farm to his brother Henry in 1893, who then bought the adjoining farm in Lot 29 from the Nixons. Henry’s son George moved onto the farm in 1922.</p> <p>Historic topographic maps from the first half of the twentieth century depict a brick or stone structure in the same location as the existing farmstead, which can also be seen on orthophotography from the second half of the twentieth century.</p>	
CHL 8	Teston	Historical Settlement	Identified: field review and/or historical mapping (as a historical settlement)  Individual properties have their own level of heritage recognition.	<p><i>Existing Condition:</i>                      The historical settlement of Teston features a number of nineteenth and early twentieth century residences of similar scale and massing on long and narrow lots. Houses tend to be of frame construction in simple vernacular architectural styles and are generally set relatively close to the road. A narrow sidewalk is separated from Jane Street by a narrow grass median and shallow ditch. The sidewalk extends to just north of 10967 Jane Street (BHR 14) and then stops. Most of the entrance drives are gravel and are carried over the ditch by metal culverts. Mature trees dot the properties along this stretch of Jane Street and tree lines mark the boundaries between a number of lots.</p> <p>Individual built heritage resources identified within CHL 8 include:</p> <ul style="list-style-type: none"> <li>• BHR 1: 18011 Jane Street (Inventory: of interest)</li> <li>• BHR 2: 10819 Jane Street (Identified: field review)</li> <li>• BHR 3: 10831 Jane Street (Inventory: of interest)</li> <li>• BHR 4: 10841 Jane Street (Inventory: of interest)</li> <li>• BHR 5: 10851 Jane Street (Inventory: of interest)</li> <li>• BHR 6: 10861 Jane Street (Identified: field review)</li> <li>• BHR 7: 10885 Jane Street (Inventory: of interest)</li> </ul>	

Table 2: Built Heritage Resources and Cultural Heritage Landscapes within the Block 27 New Community Area					
Feature <sup>3</sup>	Location	Feature Type	Heritage Recognition	Description	Photograph(s)
				<ul style="list-style-type: none"> <li>• BHR 8: 10891 Jane Street (Inventory: of interest)</li> <li>• BHR 9: 10911 Jane Street (Inventory: of interest)</li> <li>• BHR 10: 10921 Jane Street (Inventory: of interest)</li> <li>• BHR 11: 10933 Jane Street (Designated Part IV of the OHA)</li> <li>• BHR 12: 10945 Jane Street (Inventory: of interest)</li> <li>• BHR 13: 10953 Jane Street (Inventory: of interest)</li> <li>• BHR 14: 10967 Jane Street (Inventory: of interest)</li> </ul> <p>Of note is Lund’s General Store (BHR 11) which was Designated in 1987 (By-law 290-87) for its historical and architectural values. The reason for designation as described in the by-law is as follows:</p> <p><i>Lund’s General Store, constructed in 1870 features two large multi-paned, arcaded, storefront windows aside a recessed entranceway; features which clearly characterize the structure’s merchantile origins. Decorative trimwork below the eaves reflects the arched design of the windows. This building is one of the few remaining structures in Teston which played an important role in the Village’s moderate commercial infrastructure. Furthermore, its role of providing materials and goods to Teston’s early resident was an essential element of 19<sup>th</sup> century lifestyle.</i></p> <p><i>Historical Summary:</i>                      The historic settlement of Teston is located at the intersection of Jane Street and Teston Road, two historical thoroughfares. As is indicated in <i>A History of Vaughan Township</i>, Teston “At one time... was a very flourishing place and could boast two stores, a church, two halls, a blacksmith shop, a woodworking shop, undertakers business, school, hotel and even a beer shop” (Reaman 1971:121). The village was originally named Thanessville after its English founder who built a home on the land somewhere between 1847 and 1852. The name was changed to Teston shortly after 1867, after the eponymous village near Maidstone, in Kent, England, which was the birthplace of early settler T. Chapman. (Reaman 1971:121). Two wagon shops, shown on the 1860 <i>Tremaine Map of the County of York</i>, developed into carriage factories and became the main industry of the community throughout the nineteenth century. The hamlet experienced a decline in the late nineteenth and twentieth century. During the 1960s to the mid-1970s, a number a new residences were erected particularly on the east side of Jane Street and Teston Road.</p>	 <p>BHR 5</p>  <p>BHR 6</p>  <p>BHR 7</p>  <p>BHR 8</p>  <p>BHR 9</p>  <p>BHR 9</p>  <p>BHR 10</p>  <p>BHR 10</p>  <p>BHR 11</p>  <p>BHR 12</p>

<b>Table 4: Summary of Results</b>					
<b>Feature</b>	<b>Location</b>	<b>Feature Type</b>	<b>Recognition</b>	<b>Results of Analysis and Heritage Evaluation as Applicable</b>	<b>Follow-up/Recommendations</b>
				contextual values	
CHL 6	CN Rail	Railscape	Identified: field review and/or historical mapping	This transportation corridor follows the alignment of a rail line that was established in the mid-nineteenth century. The railscape contributes to the overall scenic and historical character of the landscape.	This railscape should be documented in advance of development
CHL 7	11244 Keele Street	Farmstead	Register	Previously identified architectural, historical, or contextual values.	Strong candidate for conservation and integration into future land use development in the secondary plan area.  An HIA should be conducted for this property during the Block Plan stage to establish a conservation plan and appropriate mitigation measures.
CHL 8	Teston	Historical Settlement	Identified: field review and/or historical mapping	Confirmed architectural, historical, or contextual values.	Strong candidate for conservation and integration into future land use development in the secondary plan area.  An HIA should be conducted for this resource, and individual properties as needed, during the Block Plan stage to establish a conservation plan and appropriate mitigation measures.
CHL 9	Kirby Road	Roadscape	Identified: field review and/or historical mapping	This roadscape continues to retain scenic features that are evocative of its nineteenth century origins and function as an original concession road.	This roadscape should be documented in advance of road improvements.



September 9, 2024

**TO:** Richard Unterman, Unterman McPhail Associates

**FROM:** Annie Veilleux, M.A., C.A.H.P., and John Sleath, M.A., Archaeological Services Inc.

**RE:** **Cultural Heritage Technical Memo for New Community Area “Block 27”, City of Vaughan**

**ASI File: 24CH-048**

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In May 2024, Archaeological Services Inc. (A.S.I.) was retained by Block 27 Landowner’s Group to update recommendations for the New Community Area – “Block 27” Cultural Heritage Resource Assessment (C.H.R.A.) completed by A.S.I. in May 2015 (Archaeological Services Inc., 2015) based on the current existing conditions of the properties within Block 27. To complete this technical review, a field review of the Block 27 study area was completed to document any physical and contextual changes to Built Heritage Resources (B.H.R.s) and Cultural Heritage Landscapes (C.H.L.s) identified in the 2015 C.H.R.A. This memo provides updated recommendations where changes to identified B.H.R.s and C.H.L.s have occurred, and confirmation of recommendations and mitigation measures for all unchanged properties. All properties of interest in the Block 27 Study Area are in the City of Vaughan, and are bound by Jane Street on the west, Kirby Road in the north, Keele Street on the east, and Teston Road to the south (Figure 1).

This technical memo includes the following:

- A summary review of the 2015 C.H.R.A. findings is provided in Section 1.0;

- A brief description of the existing conditions of the study area is provided in Section 2.0;
- An updated inventory of B.H.R.s and C.H.L.s, which includes a description of changes to the identified properties since the 2015 field review as well as photographs from 2015 and 2024, is included in Section 3.0;
- A review of the recommendations from the 2015 C.H.R.A. – including updates where necessary – is included in Section 4.0; and
- A list of references is included in Section 5.0.

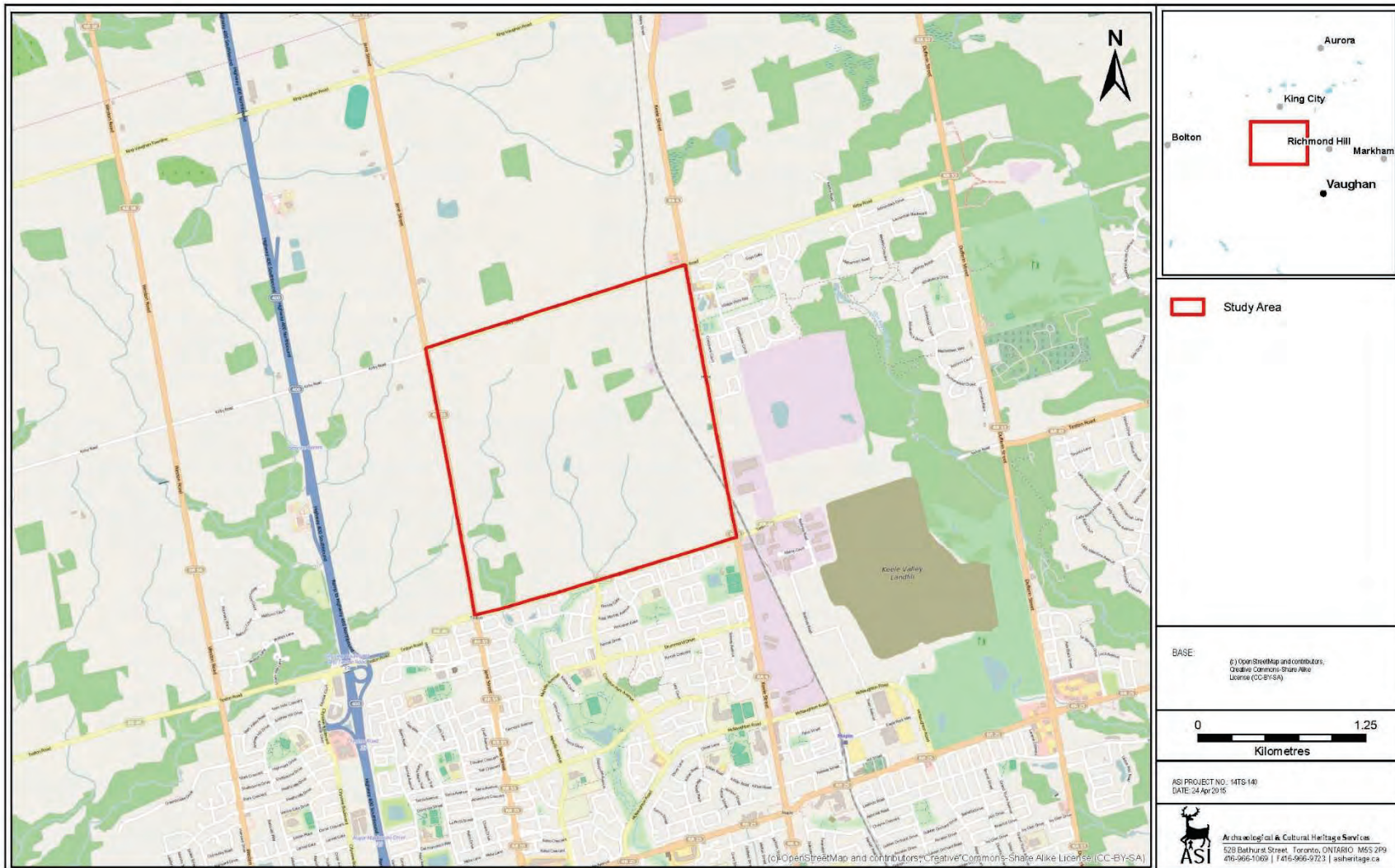


Figure 1: Location of the study area (Base Map: ©OpenStreetMap and contributors, Creative Commons-Share Alike License (C.C.-By-S.A.)).



## 1.0 Review of Previous Reporting

The purpose of the 2015 C.H.R.A. (Archaeological Services Inc., 2015) was to describe the existing conditions of the study area, present an inventory of built heritage resources (B.H.R.s) and cultural heritage landscapes (C.H.L.s), and propose appropriate mitigation measures and recommendations for minimizing and avoiding negative impacts on identified cultural heritage resources.

The results of archival research and field survey in 2015 confirmed that the Block 27 study area has an Indigenous land use history spanning millennia and a Euro-Canadian agricultural settlement history that dates to the mid-nineteenth century. The results of analysis of historical research, field survey, and applicable heritage evaluations confirmed the following:





- Three C.H.L.s (C.H.L. 3, C.H.L. 7, and C.H.L. 8) then extant on the landscape were strong candidates for conservation and integration into future land uses in the secondary plan area and/or should be subject to heritage impact assessments and/or archaeological assessment during the Block Plan stage.
- Two C.H.L.s (C.H.L. 1 and C.H.L. 2) and four B.H.R.s (B.H.R. 15, B.H.R. 16, B.H.R. 17, and B.H.R. 18) were identified and evaluated as retaining (or potentially retaining) historical, architectural, and/or contextual values and were recommended to be subject to the preparation of a heritage impact assessment during the Block Plan stage.
- Two C.H.L.s were identified as historical transportation routes that continue to retain elements that are evocative of their nineteenth century origins and function as an original concession road or rail line (C.H.L. 6 and C.H.L. 9).<sup>1</sup>

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<sup>1</sup> Note that the 2015 C.H.R.A. screened out C.H.L. 4 and C.H.L. 5 from further evaluation based on their low potential for historical, architectural, and/or contextual values. Note, also, that B.H.R. 1 to B.H.R. 14 were evaluated together as C.H.L. 8 (Archaeological Services Inc., 2015).















Table 1: Inventory of Built Heritage Resources and Cultural Heritage Landscapes, 2024







Feature # and Type	Location and Recognition	Change In Property Since 2015	2015 Photographs (A.S.I. 2015)	2024 Photographs (A.S.I. 2024)
B.H.R. 1 <sup>2</sup> Residence	10811 Jane Street  Potential B.H.R.: Inventory of Interest	<ul style="list-style-type: none"> <li>• New exterior cladding for both residence and garage</li> <li>• Removal of a second storey window</li> <li>• Removal of entrance area</li> <li>• Appears to be vacant</li> </ul>	 <p data-bbox="1476 788 2085 822">Figure 11: Residence at 10811 Jane Street</p>	 <p data-bbox="2231 788 2840 822">Figure 12: Residence at 10811 Jane Street</p>
B.H.R. 2 Residence	10819 Jane Street  Potential B.H.R.: Identified during field review	<ul style="list-style-type: none"> <li>• Deterioration of the integrity of the roof, windows, siding, and eavestroughs</li> <li>• Appears to be vacant</li> </ul>	 <p data-bbox="1476 1260 2085 1294">Figure 13: Residence at 10819 Jane Street</p>	 <p data-bbox="2231 1260 2840 1294">Figure 14: Residence at 10819 Jane Street</p>







<sup>2</sup> See C.H.L. 8 entry for further information on B.H.R. 1 to B.H.R. 14.

Feature # and Type	Location and Recognition	Change In Property Since 2015	2015 Photographs (A.S.I. 2015)	2024 Photographs (A.S.I. 2024)
B.H.R. 3  Residence	10831 Jane Street  Potential B.H.R.: Inventory of Interest	<ul style="list-style-type: none"> <li>• Deterioration of the physical integrity, including siding</li> <li>• Appears to be vacant</li> </ul>	 <p>Figure 15: Residence at 10831 Jane Street</p>	 <p>Figure 16: Residence at 10831 Jane Street</p>
B.H.R. 4  Residence	10841 Jane Street  Potential B.H.R.: Inventory of Interest	<ul style="list-style-type: none"> <li>• Covered up windows in enclosed front porch area</li> </ul>	 <p>Figure 17: Residence at 10841 Jane Street</p>	 <p>Figure 18: Residence at 10841 Jane Street</p>
B.H.R. 5  Residence	10851 Jane Street  Potential B.H.R.: Inventory of Interest	<ul style="list-style-type: none"> <li>• Removal of fenced in exterior area at rear</li> </ul>	 <p>Figure 19: Residence at 10851 Jane Street</p>	 <p>Figure 20: Residence at 10851 Jane Street</p>

Feature # and Type	Location and Recognition	Change In Property Since 2015	2015 Photographs (A.S.I. 2015)	2024 Photographs (A.S.I. 2024)
B.H.R. 6 Residence	10861 Jane Street  Potential B.H.R.: Identified during field review	<ul style="list-style-type: none"> <li>No visible changes</li> </ul>	 <p>Figure 21: Residence at 10861 Jane Street</p>	 <p>Figure 22: Residence at 10861 Jane Street</p>
B.H.R. 7 Residence	10885 Jane Street  Potential B.H.R.: Inventory of Interest	<ul style="list-style-type: none"> <li>Deterioration of integrity of the roof</li> <li>Removal of chimney</li> <li>Addition of a chain link fence</li> </ul>	 <p>Figure 23: Residence at 10885 Jane Street</p>	 <p>Figure 24: Residence at 10885 Jane Street</p>
B.H.R. 8 Residence	10891 Jane Street  Potential B.H.R.: Inventory of Interest	<ul style="list-style-type: none"> <li>No visible changes</li> </ul>	 <p>Figure 25: Residence at 10891 Jane Street</p>	 <p>Figure 26: Residence at 10891 Jane Street</p>

Feature # and Type	Location and Recognition	Change In Property Since 2015	2015 Photographs (A.S.I. 2015)	2024 Photographs (A.S.I. 2024)
<p>B.H.R. 9</p> <p>Residence with outbuilding</p>	<p>10911 Jane Street</p> <p>Potential B.H.R.: Inventory of Interest</p>	<ul style="list-style-type: none"> <li>No visible changes</li> </ul>	 <p>Figure 27: Residence at 10911 Jane Street</p>  <p>Figure 28: Outbuilding at 10911 Jane Street</p>	 <p>Figure 29: Residence at 10911 Jane Street</p>  <p>Figure 30: Outbuilding at 10911 Jane Street</p>
<p>B.H.R. 10</p> <p>Residence with large, detached garage</p>	<p>10921 Jane Street</p> <p>Potential B.H.R.: Inventory of Interest</p>	<ul style="list-style-type: none"> <li>New shingles on roof of residence</li> </ul>	 <p>Figure 31: Residence at 10921 Jane Street</p>	 <p>Figure 33: Residence at 10921 Jane Street</p>

Feature # and Type	Location and Recognition	Change In Property Since 2015	2015 Photographs (A.S.I. 2015)	2024 Photographs (A.S.I. 2024)
			 <p data-bbox="1435 689 2125 725">Figure 32: Garage building at 10921 Jane Street</p>	 <p data-bbox="2181 689 2871 725">Figure 34: Garage Building at 10921 Jane Street</p>
<p data-bbox="180 790 329 822">B.H.R. 11</p> <p data-bbox="180 870 329 903">Residence</p>	<p data-bbox="515 790 770 822">10933 Jane Street</p> <p data-bbox="515 870 873 951">Designated Part IV of the <i>Ontario Heritage Act</i></p>	<ul data-bbox="929 790 1292 822" style="list-style-type: none"> <li data-bbox="929 790 1292 822">• New exterior cladding</li> </ul>	 <p data-bbox="1435 1153 2125 1233">Figure 35: Former Lund's General Store at 10933 Jane Street</p>	 <p data-bbox="2181 1153 2871 1233">Figure 36: Former Lund's General Store at 10933 Jane Street</p>
<p data-bbox="180 1302 329 1334">B.H.R. 12</p> <p data-bbox="180 1382 329 1415">Residence</p>	<p data-bbox="515 1302 770 1334">10945 Jane Street</p> <p data-bbox="515 1382 895 1463">Potential B.H.R.: Inventory of Interest</p>	<ul data-bbox="929 1302 1236 1334" style="list-style-type: none"> <li data-bbox="929 1302 1236 1334">• No visible changes</li> </ul>	 <p data-bbox="1473 1665 2088 1701">Figure 37: Residence at 10945 Jane Street</p>	 <p data-bbox="2225 1665 2840 1701">Figure 38: Residence at 10945 Jane Street</p>

Feature # and Type	Location and Recognition	Change In Property Since 2015	2015 Photographs (A.S.I. 2015)	2024 Photographs (A.S.I. 2024)
B.H.R. 13  Residence	10953 Jane Street  Potential B.H.R.: Inventory of Interest	<ul style="list-style-type: none"> <li>No visible changes</li> </ul>	 <p>Figure 39: Residence at 10953 Jane Street</p>	 <p>Figure 40: Residence at 10953 Jane Street</p>
B.H.R. 14  Residence	10967 Jane Street  Potential B.H.R.: Inventory of Interest	<ul style="list-style-type: none"> <li>Addition of new exterior cladding</li> <li>Removal of enclosed portions of front verandah</li> </ul>	 <p>Figure 41: Residence at 10967 Jane Street</p>	 <p>Figure 42: Residence at 10967 Jane Street</p>
B.H.R. 15  Residence	11320 Keele Street  Potential B.H.R.: Identified during field review and/or historical map review	<ul style="list-style-type: none"> <li>No visible changes</li> </ul>	 <p>Figure 43: Residence at 11320 Keele Street</p>	 <p>Figure 44: Residence at 11320 Keele Street</p>

## 4.0 Review of Recommendations

Table 2 presents the 2015 recommendations and revised recommendations (where necessary) for the Built Heritage Resources (B.H.R.s) and Cultural Heritage Landscapes (C.H.L.s) within Block 27.

Table 2: Review of Recommendations

<b>Feature # and Address</b>	<b>2015 Recommendations</b>	<b>2024 Recommendations</b>
B.H.R. 1 <sup>3</sup> 10811 Jane Street	See C.H.L. 8	An Heritage Impact Assessment will be provided as part of each individual draft plan application.
B.H.R. 2 10819 Jane Street	See C.H.L. 8	An Heritage Impact Assessment will be provided as part of each individual draft plan application.
B.H.R. 3 10831 Jane Street	See C.H.L. 8	An Heritage Impact Assessment will be provided as part of each individual draft plan application.
B.H.R. 4 10841 Jane Street	See C.H.L. 8	An Heritage Impact Assessment will be provided as part of each individual draft plan application.

<sup>3</sup> For B.H.R.s 1-14, see C.H.L. 8 for more information on recommendations for the historical settlement of Teston as a whole.

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B.H.R. 5 10851 Jane Street	See C.H.L. 8	An Heritage Impact Assessment will be provided as part of each individual draft plan application.
B.H.R. 6 10861 Jane Street	See C.H.L. 8	An Heritage Impact Assessment will be provided as part of each individual draft plan application.
B.H.R. 7 10885 Jane Street	See C.H.L. 8	An Heritage Impact Assessment will be provided as part of each individual draft plan application.
B.H.R. 8 10891 Jane Street	See C.H.L. 8	An Heritage Impact Assessment will be provided as part of each individual draft plan application.
B.H.R. 9 10911 Jane Street	See C.H.L. 8	An Heritage Impact Assessment will be provided as part of each individual draft plan application.
B.H.R. 10 10921 Jane Street	See C.H.L. 8	An Heritage Impact Assessment will be provided as part of each individual draft plan application.
B.H.R. 11 10933 Jane Street	See C.H.L. 8	An Heritage Impact Assessment will be provided as part of each individual draft plan application.



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<p>B.H.R. 12  10945 Jane Street</p>	<p>See C.H.L 8</p>	<p>An Heritage Impact Assessment will be provided as part of each individual draft plan application.</p>
<p>B.H.R. 13  10953 Jane Street</p>	<p>See C.H.L 8</p>	<p>An Heritage Impact Assessment will be provided as part of each individual draft plan application.</p>
<p>B.H.R. 14  10967 Jane Street</p>	<p>See C.H.L 8</p>	<p>An Heritage Impact Assessment will be provided as part of each individual draft plan application.</p>
<p>B.H.R. 15  11320 Keele Street</p>	<p>Retains heritage significance but not a strong candidate for conservation or integration in the secondary plan area.</p> <p>An H.I.A. should be conducted for this property during the Block Plan stage to determine its specific heritage significance and establish a conservation plan and appropriate mitigation measures.</p>	<p>An Heritage Impact Assessment will be provided as part of each individual draft plan application.</p>
<p>B.H.R. 16  11290 Keele Street</p>	<p>Retains heritage significance but not a strong candidate for conservation or integration in the secondary plan area.</p> <p>An H.I.A. should be conducted</p>	<p>As the residence on the subject property was demolished, B.H.R. status can be removed, and the property should be removed from the</p>



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<p>C.H.L. 7  11244 Keele Street</p>	<p>Strong candidate for conservation and integration into future land use development in the secondary plan area.</p> <p>An H.I.A. should be conducted for this property during the Block Plan stage to establish a conservation plan and appropriate mitigation measures.</p>	<p>A Cultural Heritage Evaluation Report was prepared by A.S.I. for this property in 2022 (A.S.I. 2022). This report determined that the property has local cultural heritage value or interest, and an H.I.A. should be completed prior to any site disturbance or alteration to the residence and barn. An Heritage Impact Assessment will be provided as part of the individual draft plan application.</p>
<p>C.H.L. 8  Teston</p>	<p>Strong candidate for conservation and integration into future land use development in the secondary plan area.</p> <p>An H.I.A. should be conducted for this resource, and individual properties as needed, during the Block Plan stage to establish a conservation plan and appropriate mitigation measures.</p>	<p>An Heritage Impact Assessment will be provided as part of each individual draft plan application.</p>
<p>C.H.L. 9  Kirby Road</p>	<p>This roadscape should be documented in advance of road improvements.</p>	<p>The recommendations presented in 2015 remain appropriate and should be carried forward for future</p>



## Teston: Archival Mapping

1860



Tremaine, George R. Map of the County of York, Canada West: 1860 (DETAIL)

1878



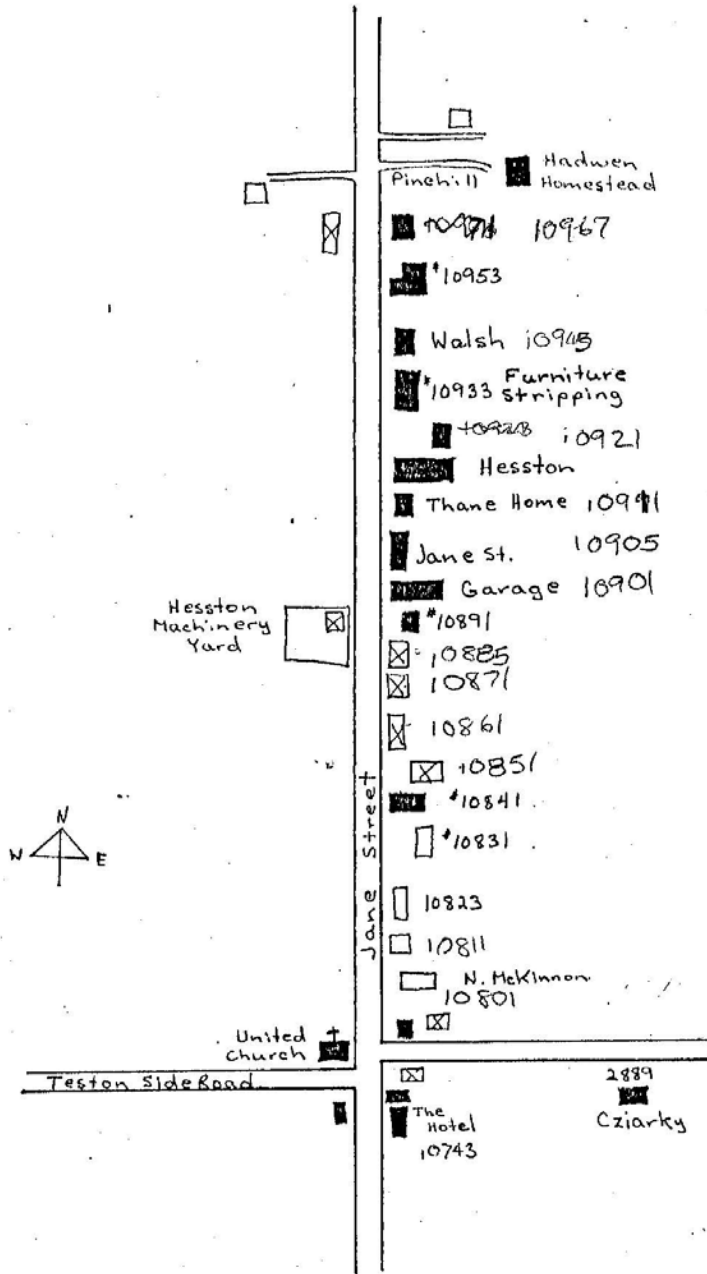
*Illustrated historical atlas of the county of York and the township of West Gwillimbury & town of Bradford in the county of Simcoe, Ont.* Toronto: Miles & Co., 1878 (DETAIL)

1919



"Bolton," *Historical Topographic Map Digitization Project*. Ontario Council of University Libraries: 1919 (DETAIL)

Teston



Old Buildings in the Town of Vaughan, 1975, page 49 (The City of Vaughan Archives)

# STATEMENT OF CULTURAL HERITAGE VALUE

## DESCRIPTION

Municipal Address: 10891 Jane St.

Legal Description: CONC 4 Part of Lot 26

Brief description: Bethel Church, North of Teston Rd. on the east side of Jane St.



## OVERVIEW

The 1972 *Sketch of the History of Teston*<sup>1</sup> identifies the building as a log house, covered with imitation-brick tar paper, while the 1975 *Old Buildings in the Town of Vaughan*<sup>2</sup> survey identifies it as a c.1880 construction, originally owned by Mr. McLaughlin (also spelled McLaughlan). A review of the Ontario Land Titles<sup>3</sup> indicated that what is more likely is that the original house was built in the later 1860's and then later remodelled by Joseph McLaughlin when he purchased the property in 1878.

The structure's form, proportions, and fenestration are typical of early-to-mid-19<sup>th</sup>-century log construction typologies – often altered to include a front gable to increase liveable space after 1820 (when the 1807 legislation was revised to reduce the half-storey taxing rate).<sup>4</sup> In the history of Teston, several lots of Concession 4, Lot 26 were created and we know that one George Forbes, a wagon maker listed in the Census of 1861, purchased the property in 1866 and that within the year, the property was then valued at \$300 dollars. From 1866 to December 1877, the property changed hands a number of times before it was purchased by Joseph McLaughlin who would have been around 21 years old.

At this time the “Ontario Cottage” style was coming into fashion and McLaughlin, a carpenter,

<sup>1</sup> “Sketch of the history of Teston,” in *Glowing Memories*, 1972 (City of Vaughan Archives).

<sup>2</sup> Plander, B., “#10891,” in *Old Buildings in the Town of Vaughan*, 1975 (The City of Vaughan Archives).

<sup>3</sup> “Concession 4, Lot 22 to 30” in *Abstract/Parcel Register Book*, York Region (65), Vaughan, Book 193.

<sup>4</sup> Thomas F. McIlwraith. *Looking for Old Ontario*. Toronto: University of Toronto Press, 1997: 112-113.

would have had the skills to remodel it and reflect current trends. It is an interesting example of 19<sup>th</sup> century re-modelling work and done on a substantially small scale to update the house style to what was considered a fashionable and updated appearance. An 1881 newspaper article in the *The Liberal Newspaper* noted that McLaughlin had painted the house, further improving its appearance.<sup>5</sup>

The structure is currently clad with contemporary vinyl horizontal siding, possibly covering earlier faux brick covering, with a significantly pitched gable roof, with centered front gable. A 'stovepipe stack' brick masonry chimney, typical after c.1830<sup>6</sup>, was built offset the north and south gable ends. The main (west) elevation, fronting Jane Street, comprises three bays with its central door and two symmetrical window openings, detailed with simple wood surrounds. A pointed arch window is set within the front gable above the centred entrance. Although the exterior cladding has been updated, original window and door units at the ground level have since been replaced with new, and a cantilevering open porch built above the entrance, these are distinguishable alterations that are likely reversible. As a result, the structure's condition appears to be good and its integrity largely intact with the structure's setting, form, massing, fenestration pattern, and the front gable window.

The property previously included a garage and Mr. MacLachlan's former carpentry shop, to the north of the residence. The wood structure was built similarly to the former Grange Hall located at the municipal address known as 10911 Jane Street. The rectangular structure with gable ends at the east and west elevations, was demolished in c.2008.<sup>7</sup> Archival documentation of the former blacksmith shop structure is currently limited to a couple photographs dating to 1972, collected as part of a centennial booklet publication including a *Sketch of the History of Teston*, and partial view documented in 1986 photograph of Teston.<sup>8</sup>

For a number of years the property remained within the McLaughlin family, as his daughter Ella McLaughlin continued to live in the house after Joseph's McLaughlin's death in 1938, and her marriage into the Gray family. After the Grays passed, the house was purchased from the estate by her niece and it was owned by the Kelloway family into the 1980's. It was purchased by the Bethel Teston Church in the early 2000's and had been owned by the church since.<sup>9</sup>

**The property known as 10891 Jane St. has cultural heritage value, and meets 6 of the 9 criteria set out by the *Ontario Heritage Act* under Province of Ontario Regulation 9/06 for the categories of design/physical, historical/associative and contextual value. Cultural Heritage staff, following their evaluation finds that the property is eligible for designation under Part IV of the *Ontario Heritage Act*.**

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<sup>5</sup> Source ?

<sup>6</sup> McIlwraith, 106.

<sup>7</sup> "York Maps," York Region historical imagery. The Regional Municipality of York (1954-2024).

<sup>8</sup> "Teston, 1986," Archival Photo in *RG 18 City of Vaughan Recreation Services Fonds*, City of Vaughan Archives, <<https://vaughan.cname.accesstomemory.org/image-04-698>>.

<sup>9</sup> Source ?

## ARCHITECTURAL DESIGN OR PHYSICAL VALUE

The property has design value or physical value because it	
▪ is a rare, unique, representative or early example of a style, type, expression, material or construction method	<b>X</b>
▪ displays high degree of craftsmanship or artistic merit	<b>X</b>
▪ demonstrates high degree of scientific or technical achievement	<b>N/A</b>

The property has design and physical value as a representative example of a vernacular interpretation of the Gothic Revival architectural style. It also demonstrates a high level of craftsmanship in that it was originally a simple log cabin, but updated to the Ontario Gothic cottage. This is unique example of an 1878 makeover that survives into the 21<sup>st</sup> century, almost 150 years from its remodel, and 160 years from its original construction.

### Heritage Attributes:

Attributes that contribute to the design and physical value of the property at 10891 Jane Street as representative of a vernacular Gothic Revival residential typology include:

- The building's scale, form, and 1 ½-storey massing
- The building's gable roof with front gable above entrance
- The building's three-bay main elevation with central entrance and symmetrical windows
- The building's pointed-arch window within front gable

## HISTORICAL / ASSOCIATIVE VALUE

The property has historical value or associative value because it	
▪ has direct associations with a theme, event, belief, person, activity, organization or institution that is significant to a community	<b>X</b>
▪ yields, or has the potential to yield, information that contributes to an understanding of a community or culture	<b>X</b>
▪ demonstrates or reflects the work or ideas of an architect, artist, builder, designer or theorist who is significant to a community	<b>N/A</b>

This property has strong associative value with the historic village of Teston, first representing the boom years of the village from the 1840's as it began to grow from some local farms and businesses to a thriving village.

It has the potential to yield information contributing to the history of Teston and potential to yield information regarding mid 19<sup>th</sup> century construction techniques both in its construction and its remodelling.

It has associations with the early settlers of Teston and its working class community.

### Heritage Attributes:

Attributes that contribute to the historical and associative value of the property at 10891 Jane Street as having direct associations with a person that is significant to a community and having

the potential to yield information that contributes to an understanding of a community or culture include:

- The property's connection to the McLaughlin family, carpenter, and the former carpenter's shop (since demolished)
- The property's Bethel Church, with its connection to the historic village of Teston's community and civic functions

**The property's connection to significant archaeological resources both of early settler and indigenous peoples, with proximity to the Teston Site, a Late Woodland Iroquoian site**  
**CONTEXTUAL VALUE**

The property has contextual value because it is	
▪ important in defining, maintaining or supporting the character of an area	<b>X</b>
▪ physically, functionally, visually or historically linked to its surroundings	<b>X</b>
▪ a landmark	<b>N/A</b>

Contextually, the property helps to define, maintain and support the character of the area once known as the Village of Teston, previously Thanessville, where some residents settled in the area as early as 1809.<sup>10</sup> The building is physically, functionally, visually and historically linked to its current and former surroundings. The remaining structure is located close to the road on the east side of Jane Street, like many of the structures in the area.

As a property, it is also one of the deeper and wider lots remaining on this section of Jane Street, due in part to the removal of earlier buildings. Because of this however, several older trees remain on the property that contribute to the streetscape and maintain its rural aspect.

**Heritage Attributes:**

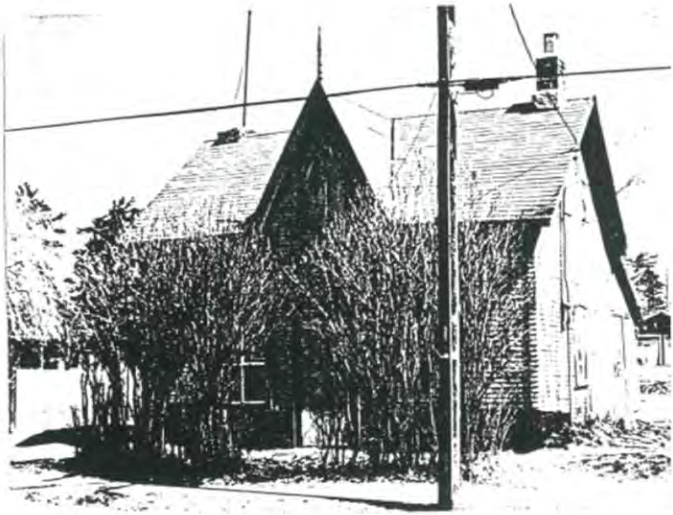
Attributes that contribute to the contextual value of the property at 10891 Jane Street as being important in defining, maintaining or supporting the character of an area, as well as being physically, functionally, visually or historically linked to its surroundings include:

- The property's siting, orientation, scale, and set-back at the east side of Jane Street, with a main elevation fronting Jane Street.
- The property's proximity and inclusion within the remnants of the historic village of Teston, formerly Thanessville.

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<sup>10</sup> "Concession 4, Lot 22 to 30" in *Abstract/Parcel Register Book*, York Region (65), Vaughan, Book 193.

Archival Photos



*an old log house is now covered with imitation bricks made from saw paper.*



# STATEMENT OF CULTURAL HERITAGE VALUE

## DESCRIPTION

Municipal Address: 10911 Jane St.

Legal Description: CONC 4 Part of Lot 26

Brief description: North of Teston Rd. on the east side of Jane St.



*The former Thane Home  
(March, 2026, Cultural Heritage)*



*The former Grange Hall  
(March, 2026, Cultural Heritage)*

## OVERVIEW

The property at 10911 Jane St. is located on the east side of Jane Street, at the south-north corner of Lot 26, Concession 4, to the north of Teston Road within the historic village of Teston. The property's west portion fronting Jane Street comprises two vernacular buildings:

- The one-storey Regency-style residence, formerly Thane's home, mid-19<sup>th</sup>-century
- The 1 ½ -storey former Grange Hall, late 19<sup>th</sup>-century

### The former Thane Home

The residence is believed to have been built by Mr. Thane, who emigrated from Heyshaw, Lancashire, England in the mid-1840s.<sup>1 2</sup> Although log homes pre-date the construction of Thane's home, built mid-19<sup>th</sup>-century, Plander's 1975 *Old Buildings in the Town of Vaughan* survey described it as the first home constructed in the historic village Teston.

The one-storey home is defined by a three-bay design at its main (west) elevation, fronting Jane Street, with a central entrance door and symmetrical windows. The 1910 coloured postcard<sup>3</sup> depicts the building as a wood frame structure, clad with stucco on wood lath, and with a truncated hipped roof with a shallow pitch and projecting eaves. The main (west) elevation is

<sup>1</sup> Plander, B., "Thane Home," in *Old Building in the Town of Vaughan*, 1975 (The City of Vaughan Archives).

<sup>2</sup> "Concession 4, Lot 22 to 30" in *Abstract/Parcel Register Book*, York Region (65), Vaughan, Book 193: Instrument no.26421

<sup>3</sup> "5th Street, Jane and Elgin Mills, Teston, 1910," archival postcard in *MG 5 Vaughan Township Historical Society Fonds*, City of Vaughan Archives, <<https://vaughan.cname.accesstomemory.org/image-02-514>>.

shown with a generous 2-over-2 sash window within a moulded wood surround with modest projecting cornice, symmetrically placed on either side of the entrance door detailed with pilaster-mouldings supporting an entablature with projecting cornice. Though the building retains its original form and patterns of fenestration at the main elevation, its exterior detailing and finish have since been altered.

### **The former Grange Hall**

The vernacular wood structure with board-and-batten cladding and gable roof, finished with corrugated metal, is currently situated parallel to Jane Street on the east side of the street (formerly referred to at address 10905 Jane St.). The structure was previously located on the west side of Jane Street and was used as the farmer union hall<sup>4</sup> as well as the Grangers, a farmers’ co-operative, similar to United Farmers Organization (U.F.O.).<sup>5</sup> Per York Maps’ archival aerial photography, the structure was moved to its current location before 1954.

A similarly constructed wood structure previously stood perpendicular to the south of the former Grange Hall at the municipal address known as 10891 Jane St (also known as 10901 Jane St.).<sup>6</sup> This rectangular structure previously served as a garage and Mr. MacLachlan’s former carpentry shop.<sup>7</sup> The former carpentry shop was photo-documented, along with the former Grange Hall, in 1972<sup>8</sup> and 1986.<sup>9</sup> The former was demolished in c.2008.<sup>10</sup>

**The property known as 10911 Jane St. has cultural heritage value, and meets five of the nine criteria set out by the *Ontario Heritage Act* under Province of Ontario Regulation 9/06 for the categories of design/physical, historical/associative and contextual value. Cultural Heritage staff, following their evaluation finds that the property is eligible for designation under Part IV of the *Ontario Heritage Act*.**

### **ARCHITECTURAL DESIGN OR PHYSICAL VALUE**

The property has design value or physical value because it	
▪ is a rare, unique, representative or early example of a style, type, expression, material or construction method	<b>X</b>
▪ displays high degree of craftsmanship or artistic merit	<b>N/A</b>
▪ demonstrates high degree of scientific or technical achievement	<b>N/A</b>

**The property at 10911 Jane Street includes the former Thane’s Home that is representative of a vernacular interpretation of the Ontario Regency architectural style (c.1830-1860), and is a rare example of the Regency style in Vaughan.**

<sup>4</sup> “10905 Jane St. and 10901 Jane St. info, Teston,” Archival Photo in *RG 18 City of Vaughan Recreation Services Fonds*, City of Vaughan Archives, <<https://vaughan.cname.accesstomemory.org/image-09-529>>.

<sup>5</sup> George Elmore Reaman. “Villages,” in *A history of Vaughan Township*, Toronto: Printed at the University of Toronto Press, 1971: 121.

<sup>6</sup> “10905 Jane St. and 10901 Jane St. info, Teston,” Archival Photo in *RG 18 City of Vaughan Recreation Services Fonds*, City of Vaughan Archives, <<https://vaughan.cname.accesstomemory.org/image-09-529>>.

<sup>7</sup> Plander, B., “Garage,” in *Old Buildings in the Town of Vaughan*, 1975 (The City of Vaughan Archives).

<sup>8</sup> “Sketch of the history of Teston,” in *Glowing Memories*, 1972 (City of Vaughan Archives).

<sup>9</sup> “Teston, 1986,” Archival Photo in *RG 18 City of Vaughan Recreation Services Fonds*, City of Vaughan Archives, <<https://vaughan.cname.accesstomemory.org/image-04-698>>.

<sup>10</sup> York Maps

The property includes what is believed to be the former Thane Home, as identified in Plander's 1975 *Old Buildings in the Town of Vaughan* survey, that is representative of a vernacular interpretation of the Ontario Regency architectural style,<sup>11</sup> and is a rare example of the Regency style in Vaughan. The Regency style, favored by retiring British officers immigrating to Upper Canada, is typically defined as a romantic cottage with a low and lengthy profile, lightened with generous floor-to-ceiling heights and detailing which took symmetrical cues from Georgian and Classical styles, as well as its picturesque setting and landscaping.<sup>12</sup> At this time, Vaughan's municipal heritage register includes two other properties that are designed in the Regency style: 11151 York Regional Rd. 6 and 10499 Islington Ave.

The Thane Home is considered to be the first house constructed in Teston, not including previous log constructions.<sup>13</sup> The construction of Thane's home corresponds to an intensification of settlement in the area with the severances of Lots 26 and 27, Concession 4.<sup>14</sup> Though the integrity of its original design intent has been partially obstructed due to contemporary exterior cladding throughout and a new central covered porch addition built c.2009<sup>15</sup> at the main (west) elevation, these appear to be reversible alterations. The property does not display or demonstrate a high degree of craftsmanship, artistic merit or technical achievement.

**The property includes a rare example of a former Grange Hall typology in Vaughan.** The vernacular wood structure with board-and-batten cladding and gable roof, finished with corrugated metal, is currently situated parallel to Jane Street. The structure was previously located on the west side and moved to its current location before 1954 per York Maps' archival aerial photography.

#### **Heritage Attributes:**

Attributes that contribute to the design and physical value of the property at 10911 Jane Street (former Grange Hall) as representative of a vernacular grange hall typology include:

- The building's scale, form, rectangular plan, and 1 ½-storey massing
- The building's vernacular timber construction, with board-and-batten wood cladding
- The building's gable roof
- The building's varied wood windows at upper level with decorative wood surrounds

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<sup>11</sup> "Regency (1830-1860)," in *Ontario Architecture: 1784 to the present*. Blumenson, John. Toronto: Fitzhenry & Whiteside, 1990: 20-22.

<sup>12</sup> *Ibid.*: 20-22.

<sup>13</sup> Plander, B., "Thane Home," in *Old Buildings in the Town of Vaughan*, 1975 (The City of Vaughan Archives).

<sup>14</sup> "Concession 4, Lot 22 to 30" in *Abstract/Parcel Register Book*, York Region (65), Vaughan, Book 193.

<sup>15</sup> "10911 Jane St.," Google, 2009.

## HISTORICAL / ASSOCIATIVE VALUE

The property has historical value or associative value because it	
<ul style="list-style-type: none"> <li>▪ has direct associations with a theme, event, belief, person, activity, organization or institution that is significant to a community</li> </ul>	<b>X</b>
<ul style="list-style-type: none"> <li>▪ yields, or has the potential to yield, information that contributes to an understanding of a community or culture</li> </ul>	<b>X</b>
<ul style="list-style-type: none"> <li>▪ demonstrates or reflects the work or ideas of an architect, artist, builder, designer or theorist who is significant to a community</li> </ul>	<b>N/A</b>

**The property has direct associations with a person that is significant to a community**, as it is considered to be the former Thane Home, associated with Mr. Thane, considered to be the founder of Teston, formerly Thanessville. John Thane (spelled Thain) purchased one acre of land from John Wright in 1846 (instrument no.26421),<sup>16</sup> with the area subsequently being called Thanessville, even after his return to England in 1852.<sup>17</sup>

**The property has the potential to yield information that contributes to an understanding of Teston.** The former Grange Hall is a building typology historically used for civic functions in a community, such as local meetings and dances. The structure also housed the farmer union hall<sup>18</sup> and was also used by Grangers, a farmers' co-operative similar to United Farmers Organization.<sup>19</sup>

**The property has the potential to yield information that contributes to the understanding of the Teston site, a Late Woodland Iroquoian site, as well as Teston Village and its community during the mid-19th century.**

The Teston site (A1Gv-2) is a 2-3 hectare (5-7 acre) Late Woodland Iroquoian site, which was first observed and recorded by A.J. Clark in 1925 at the northeast corner of Teston Road and Jane Street on Lot 26, Concession 4. The Village was registered within the Ontario Archaeological Site Database in 1971.

A review of the Land Titles history for this area shows that although there were some residents in the area as early as 1809 with some renting land from the property owners and the Crown/College land, the settlement and severance of the lots known as 26 and 27 did not start to intensify until the 1840's, at which time John Thane (or Thain) arrived from Heyshaw, Lancashire, England and purchased property on Lot 26 in 1846 that joined the other houses that had been already built.<sup>20</sup>

The Village of Teston was initially called Thanessville, named after John Thane. The construction of Thane's home coincides, believed to be the first constructed in Thanessville, coincides with an

<sup>16</sup> "Concession 4, Lot 22 to 30" in *Abstract/Parcel Register Book*, York Region (65), Vaughan, Book 193.

<sup>17</sup> George Elmore Reaman. "Villages," in *A history of Vaughan Township*, Toronto: Printed at the University of Toronto Press, 1971: 121.

<sup>18</sup> "10905 Jane St. and 10901 Jane St. info, Teston," Archival Photo in *RG 18 City of Vaughan Recreation Services Fonds*, City of Vaughan Archives, <<https://vaughan.cname.accesstomemory.org/image-09-529>>.

<sup>19</sup> George Elmore Reaman. "Villages," in *A history of Vaughan Township*, Toronto: Printed at the University of Toronto Press, 1971: 121.

<sup>20</sup> "Concession 4, Lot 22 to 30" in *Abstract/Parcel Register Book*, York Region (65), Vaughan, Book 193.

intensification of settlement in the area with the severances of Lots 26 and 27, Concession 4.<sup>21</sup> Many of the first residents to live in the village also came from Lancashire, and they included the Wilsons, Garners, Jacksons, Hadwens, and Lunds<sup>22</sup>. The name of the village was later changed to Teston sometime between 1867-1868, after Confederation. The new name is derived from the birthplace of an early settler by the name of T. Chapman, who was born in Teston, near Maidstone, in Kent, England.<sup>23</sup>

**Heritage Attributes:**

Attributes that contribute to the historical and associative value of the property at 10911 Jane Street (former Grange Hall) as having direct associations with a person that is significant to a community and having the potential to yield information that contributes to an understanding of a community or culture include:

- The property’s connection to John Thane (Thain), considered to be the founder of Teston, formerly Thanestville
- The property’s former Grange Hall, with its connection to the historic village of Teston’s community civic, agricultural functions, and former preservation efforts to relocate the structure to its current location
- The property’s connection to significant archaeological resources both of early settler and indigenous peoples, with proximity to the Teston Site, a Late Woodland Iroquoian site

**CONTEXTUAL VALUE**

The property has contextual value because it is	
▪ important in defining, maintaining or supporting the character of an area	<b>X</b>
▪ physically, functionally, visually or historically linked to its surroundings	<b>X</b>
▪ a landmark	<b>N/A</b>

Contextually, the property helps to define, maintain and support the character of the area once known as the Village of Teston, previously Thanestville, where some residents settled in the area as early as 1809.<sup>24</sup> The building is physically, functionally, visually and historically linked to its current and former surroundings. The main structure is located close to the road on the east side of Jane Street, like many of the structures in the area.

The structures which comprised Teston were located on the east side of present-day Jane Street. The village once contained two general stores, a church, a school, a blacksmith shop, and an undertaker business – with the blacksmith shop being located on the subject property.<sup>25</sup>

<sup>21</sup> Ibid.

<sup>22</sup> George Elmore Reaman. “Villages,” in *A history of Vaughan Township*, Toronto: Printed at the University of Toronto Press, 1971: 121.

<sup>23</sup> Ibid.: 121.

<sup>24</sup> “Concession 4, Lot 22 to 30” in *Abstract/Parcel Register Book*, York Region (65), Vaughan, Book 193.

<sup>25</sup> George Elmore Reaman. “Villages,” in *A history of Vaughan Township*, Toronto: Printed at the University of Toronto Press, 1971: 121.

**Heritage Attributes:**

Attributes that contribute to the contextual value of the property at 10911 Jane Street (former Grange Hall) as being important in defining, maintaining or supporting the character of an area, as well as being physically, functionally, visually or historically linked to its surroundings include:

- The property's siting, orientation, scale, and set-back at the east side of Jane Street, with a main elevation fronting Jane Street.
- The property's proximity and inclusion within the remnants of the historic village of Teston, formerly Thanestown.

## ARCHIVAL PHOTOGRAPHS



1910 coloured postcard, showing former Thane Home at 10911 Jane St. (City of Vaughan Archives)



1910 coloured postcard, detail of former Thane Home showing original design features (City of Vaughan Archives)



2007, showing prior hedges landscaping at former Thane Home (Google Streetview)



1986 photo showing former Grange Hall, and former Thane Home obscured by landscaping beyond (City of Vaughan Archives)



The rusty roof is covering "Grange Hall" now used as a storage shed.

c. 1972 showing former Grange Hall at centre (source: *Glowing Memories: Sketch of the History of Teston* (City of Vaughan Archives))



rear view of "Grange Hall"

c. 1972 showing former Grange Hall at right (source: *Glowing Memories: Sketch of the History of Teston* (City of Vaughan Archives))

## STATEMENT OF CULTURAL HERITAGE VALUE

### DESCRIPTION

Municipal Address: 10921 Jane St.

Legal Description: CONC 4 Part of Lot 27

Brief description: North of Teston Rd. on the east side of Jane St.



*The former blacksmith shop  
(March, 2026, Cultural Heritage)*



*The former Lund residence  
(March, 2026, Cultural Heritage)*

### OVERVIEW

The property at 10921 Jane St. is located on the east side of Jane Street, at the southwest corner of Lot 27, Concession 4, to the north of Teston Road within the historic village of Teston. The property's west portion comprises of three vernacular buildings adjacent to Jane Street:

- The 1 ½ -storey former blacksmith shop, built c.1870;
- The 1 ½ -storey residence, built mid-to-late 19<sup>th</sup>-century in the Georgian style (originally with classical detailing at window and door surrounds), with rear addition, situated to the north of the former blacksmith shop and set-back from Jane Street; and
- The one-storey ancillary barn structure, situated at the rear of the residence, and largely obstructed from view from the public realm.

The construction of both the former blacksmith shop and residence properties are associated to Joseph Lund, a local preacher and successful entrepreneur, with the residence serving as Mr. Lund's home prior to the construction of his home at 10945 Jane Street.<sup>1</sup> Cultural Heritage staff could not assess the structure to the rear of the residence, nor the residence's addition(s). Further research is required to date the construction of the residence, and confirm whether it is a log or wood frame construction.

<sup>1</sup> Plander, B., "Hesston" and "First North of Hesston," in *Old Buildings in the Town of Vaughan*, 1975: page 53.

## The former blacksmith shop

The building known as Joseph Lund's former blacksmith shop at the southwest corner of Lot 27, Concession 4, is the second-known industrial structure on this site.<sup>2 3</sup> Joseph Lund constructed this blacksmith shop to replace the blacksmith shop owned by John Jackson.<sup>4</sup> The first blacksmith shop's construction would appear to pre-date the land's patent transfer from King's College to John Hadwin in 1865 (instrument no.85411), as the 'waggon shop' is depicted on Tremaine's map of 1860.<sup>5</sup> We can surmise that John Jackson owned and operated the blacksmith shop between c.1865 and 1869, at which time Mr. Jackson's owned the property.<sup>6</sup> The latter was the first blacksmith shop in Teston, formerly Thanessville.<sup>7</sup> Joseph Lund's blacksmith shop, the existing building being assessed, was likely built c.1870 and operated by Mr. Lund between c.1869 and 1886, at which time he owned the property.<sup>8</sup>

Along with the blacksmith shop, Joseph Lund owned the adjacent general store (10933 Jane Street) and also operated an undertaking business, its office previously located in a clapboard shop between 10945 and 10953 Jane Street.<sup>9</sup> Mr. Lund built wagons, buggies, as well as the first hearse that was used in the area.<sup>10</sup>

The blacksmith shop continued to operate on the property, and confirmed to be later owned by Jeremiah Piercey, a blacksmith on Vaughan's 1903 Voters' List.<sup>11</sup> Jeremiah and his wife Dianah were owners of the property between June 1900 and August 1908.<sup>12</sup> The Pierceys were

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<sup>2</sup> "Sketch of the history of Teston," *Glowing Memories*, 1972: 13.

<sup>3</sup> Plander, B., "Hesston" and "First North of Hesston," in *Old Buildings in the Town of Vaughan*, 1975: page 53.

<sup>4</sup> *Ibid.*

<sup>5</sup> Tremaine, George R. *Map of the County of York, Canada West*, 1860.

It is important to note that not all existing features were annotated since atlas maps, such as the Tremaine Atlas map of 1860, were subscriber-based.

<sup>6</sup> "Concession 4, Lot 22 to 30" in *Abstract/Parcel Register Book*, York Region (65), Vaughan, Book 193: Instrument no. 88760 and 167.

<sup>7</sup> "The original blacksmith shop was a frame structure owned by Mr. J. Jackson which faced north," Plander, *Old Building in the Town of Vaughan*, 1975: page 53.

<sup>8</sup> "Concession 4, Lot 22 to 30" in *Abstract/Parcel Register Book*, York Region (65), Vaughan, Book 193:

The construction date is surmised by Joseph Lund acquiring the 2-acre property at the southwest corner of Lot 27, Concession 4, in Dec. of 1865 from John Hadwin (instrument no.88758) and subsequently selling Pt. ¼ acre of the property to John Jackson (instrument no.88760). Joseph Lund again purchased the southwest corner ¼ acre property from Sarah Bell in Jan. 1869 (instrument no.168). The 2-acre property remained in Joseph Lund's ownership until June 1886, when the 2-acres property was sold to Richard N. Lund (instrument no.4398), with a ½-acre parcel of the west half of Lot 27 granted to Joseph B. Lund (instrument no.4400) – the location of the current-day former blacksmith shop. The latter ½-acre property was mortgaged to Alexander Cameron in Sept. 1886 (instrument no.4415).

<sup>9</sup> Plander, B., "Walsh," in *Old Buildings in the Town of Vaughan*, 1975.

<sup>10</sup> George Elmore Reaman. "Villages," in *A history of Vaughan Township*, Toronto: Printed at the University of Toronto Press, 1971: 121.

<sup>11</sup> Vaughan 1903 Voters' List, Page 53

<sup>12</sup> "Concession 4, Lot 22 to 30" in *Abstract/Parcel Register Book*, York Region (65), Vaughan, Book 193: Instrument no. 7002 and 8597

pictured in front of the property's residence with front yard gardens (undated), situated to the north of the blacksmith shop.<sup>13</sup>

Some archival documentation of the blacksmith shop has been discovered to-date. Findings include a coloured postcard dating to 1910<sup>14</sup> and a few early 20<sup>th</sup>-century (undated) photographs depicting similar building features as shown on 1910 postcard.<sup>15</sup> <sup>16</sup> These sources depict a main elevation fronting Jane Street (previously 5<sup>th</sup> Street), which comprised of 3-bays, with two 6-over-6 wood sash windows at the attic level, symmetrically placed on either side of a large opening detailed with a distinct lintel, accessible by a large wooden platform and ramp, as well as two 6-over-6 wood sash windows at the ground level.

The blacksmith shop was later converted to a farm machinery establishment known as David Gray's 'Hesston,' at a date currently unknown. A c.1972 photograph<sup>17</sup> depicting Hesston with a sign 'Geo Gray Son,' depicts the building as largely corresponding to the today's existing building's features. Exterior alterations associated with Hesston were largely made at the building's main (west) elevation. These alterations include infilling the openings at the attic level, altering the southernmost window opening at the ground level to suit an entrance door, and introducing a large garage door. The building ultimately retains its rectangular form, gabled roof, and four 6-over-6 wood sash windows at the north elevation (the south and east (rear) elevations could not be assessed. Hesston was in operation by the 1970s, with the business identified in the 1972 *Glowing Memories: Sketch of the History of Vaughan* and in Plander's 1975 *Old Buildings in the Town of Vaughan* survey.

### **The former Lund residence**

The 1 ½ -storey residence is a vernacular interpretation of the Georgian architectural style popular in Upper Canada c.1784-1860,<sup>18</sup> with an undated (early 20<sup>th</sup>-century) archival photo<sup>19</sup> showing classical detailing at window and door openings.

The residence is defined by a three-bay main (west) elevation fronting Jane Street. The undated archival photograph of the property with the Pierceys (who owned the property between 1900-1908),<sup>20</sup> depicts the original building's design intent and condition with its wooden

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<sup>13</sup> "Teston, The Pierceys at Lund's General Store, 10933 Jane Street, n.d.," Archival Photo in *M989.82 Hart-Piercey Family Fonds (ca. 1890-1934)*, City of Vaughan Archives, <<https://vaughan.cname.accesstomemory.org/image-01-433>>.

<sup>14</sup> "5th Street, Jane and Elgin Mills, Teston, 1910," archival postcard in *MG 5 Vaughan Township Historical Society Fonds*, City of Vaughan Archives, <<https://vaughan.cname.accesstomemory.org/image-02-514>>.

<sup>15</sup> "Blacksmith shop at Teston, paint shop up the ramp, Piercey's, n.d.," archival photo in *MG 10 Mary Wood Collection*, City of Vaughan Archives, <<https://vaughan.cname.accesstomemory.org/image-08-156>>.

<sup>16</sup> "Teston Piercey Family with Gertie Tracie on far right woodworking show, n.d.," archival photo in *M989.82 Hart-Piercey Family Fonds (ca. 1890-1934)*, City of Vaughan Archives, <<https://vaughan.cname.accesstomemory.org/image-02-118>>.

<sup>17</sup> "Sketch of the history of Teston," in *Glowing Memories*, 1972 (City of Vaughan Archives).

<sup>18</sup> "Georgian (1784-1860)," in *Ontario Architecture: 1784 to the present*. Blumenson, John. Toronto: Fitzhenry & Whiteside, 1990: 5.

<sup>19</sup> "Teston, The Pierceys at Lund's General Store, 10933 Jane Street, n.d.," Archival Photo in *M989.82 Hart-Piercey Family Fonds (ca. 1890-1934)*, City of Vaughan Archives, <<https://vaughan.cname.accesstomemory.org/image-01-433>>.

<sup>20</sup> "Concession 4, Lot 22 to 30" in *Abstract/Parcel Register Book*, York Region (65), Vaughan, Book 193: Instrument no. 7002 and 8597

clapboard siding, its central door and two symmetrical window openings, and openings detailed with simple wood surrounds, including a restrained entablature above the entrance door that is reminiscent of the Doric order. Both original brick masonry chimneys appear to have been dismantled, with a newer brick chimney at the south elevation’s gable-end. An enclosed verandah has been constructed, obstructing the entrance door, and the structure entirely clad in vinyl siding. Original 6-over-6 wood windows appear to remain at the west (main) elevation. A rear addition, most likely the original summer kitchen, extends from the main building’s volume, with saltbox roof profile above an enclosed verandah at the south elevation. The construction date, and the building’s construction type (log or wood frame), is currently unknown to cultural heritage staff.

**The property known as 10921 Jane St. has cultural heritage value, and meets six of the 9 criteria set out by the *Ontario Heritage Act* under Province of Ontario Regulation 9/06 for the categories of design/physical, historical/associative and contextual value. Cultural Heritage staff, following their evaluation finds that the property is eligible for designation under Part IV of the *Ontario Heritage Act*.**

## ARCHITECTURAL DESIGN OR PHYSICAL VALUE

The property has design value or physical value because it	
▪ is a rare, unique, representative or early example of a style, type, expression, material or construction method	<b>X</b>
▪ displays high degree of craftsmanship or artistic merit	<b>N/A</b>
▪ demonstrates high degree of scientific or technical achievement	<b>N/A</b>

**The property includes a rare example of a vernacular former blacksmith shop.** The building known as Joseph Lund’s former blacksmith shop at the southwest corner of Lot 27, Concession 4, is the second-known industrial structure on this site. Joseph Lund constructed this blacksmith shop to replace the blacksmith shop owned by John Jackson. The existing building was likely constructed in c.1870 and operated by Mr. Lund between c.1869 and 1886, at which time he owned the property,<sup>21</sup> and is shown as a ‘waggon shop’ on both the 1860<sup>22</sup> and 1878<sup>23</sup> Atlas maps.

Alterations made to convert the former blacksmith shop as a farm machinery establishment ‘Hesston’ have been clearly documented through archival photo documentation, and speak to the continuing use of the building for industrial purposes which contributes to an understanding of the structure’s layers of change and the ‘main street’ character of Teston. These alterations were largely made to the main (west) elevation and include the infill of second floor openings, the removal of the wood-frame ramp to access the attic floor from the exterior, the introduction of a large garage door, and altering a window opening to suit as a door.

<sup>21</sup> “Concession 4, Lot 22 to 30” in *Abstract/Parcel Register Book*, York Region (65), Vaughan, Book 193: Instrument no.168 and no.4398.

<sup>22</sup> Tremaine, George R. *Map of the County of York, Canada West*, 1860.

<sup>23</sup> *Illustrated historical atlas of the county of York and the township of West Gwillimbury & town of Bradford in the county of Simcoe, Ont.* Toronto : Miles & Co., 1878.

### Heritage Attributes (former Blacksmith Shop):

Attributes that contribute to the design and physical value of the property at 10921 Jane Street (former Blacksmith Shop) as representative of a vernacular 19<sup>th</sup>-century industrial typology include:

- The building's scale, form, rectangular plan, and 1 ½-storey massing with gable roof
- The building's original three-bay main elevation and its documented alterations to accommodate alternate industrial and agricultural uses, including installation of a large garage door
- The building's 6-over-6 wood sash windows and stucco cladding

### HISTORICAL / ASSOCIATIVE VALUE

The property has historical value or associative value because it	
▪ has direct associations with a theme, event, belief, person, activity, organization or institution that is significant to a community	<b>X</b>
▪ yields, or has the potential to yield, information that contributes to an understanding of a community or culture	<b>X</b>
▪ demonstrates or reflects the work or ideas of an architect, artist, builder, designer or theorist who is significant to a community	<b>X</b>

**The property has direct associations with a person that is significant to a community, yields information that contributes to an understanding of Teston, and reflects the work or ideas of a builder that is significant to the community.** The construction of both the former blacksmith shop and residence properties are associated to Joseph Lund, a local preacher and successful entrepreneur, with the residence serving as Mr. Lund's home prior to the construction of his home at 10945 Jane Street.

Joseph Lund originated from Heysham, Lancashire, England to parents Richard Lund and Ann Willacy. According to Census of England records<sup>24</sup> and a marriage license<sup>25</sup>, Joseph Lund came to Canada sometime between 1841 and 1846, likely after the completion of his *Joiner Apprenticeship*. He was married to Susanna Crawshaw on 30 Sept 1846 in Toronto. Records indicate the couple moved to Vaughan Township between their marriage and birth of their first daughter, Ann Lund in July of 1847, as Vaughan Township is listed as her place of birth. In total, the couple had eleven children, all who were born in Vaughan Township. Heartache knew no bounds for the poor family, as four of their children died within their first year of life, starting with their first born, Ann, who died in August 1847 and is buried in Hope Cemetery (off Keele St., near the old village of Teston).<sup>26</sup>

<sup>24</sup> 1841 England Census; ancestry.com

<sup>25</sup> 1846 Marriage Record, Toronto, York, Canada West; ancestry.com

<sup>26</sup> *Find a Grave*, database and images (<https://www.findagrave.com/memorial/94940961/ann-lund>: accessed December 3, 2025), memorial page for Ann Lund (Jul 1847–16 Aug 1847), Find a Grave Memorial ID [94940961](https://www.findagrave.com/memorial/94940961), citing Hope Primitive Methodist Pioneer Cemetery, Vaughan, York Regional Municipality, Ontario, Canada; Maintained by Doreen Lund (contributor [49499655](https://www.findagrave.com/memorial/49499655)).

At the age of 15, Lund was a *Joiner Apprentice*, and living in a house with 4 other males, as noted in the 1841 Census<sup>27</sup>. A *Joiner* is “one who makes furniture, house fittings and other woodwork, lighter than a carpenter’s”.<sup>28</sup> The apprenticeship system in England was a long-standing method for skills transfer, and an apprenticeship typically lasted for seven years. Individuals began their apprenticeship in their mid-teens, serving until their early twenties. The apprentice lived with and worked for a “master” joiner, who provided training, lodging and food in exchange for the apprentice’s labour.<sup>29</sup>

Joseph Lund was an active member of the Teston community and was a well-liked member of his community who was considered “everybody’s friend’. He was a successful businessman who operated several businesses including a blacksmith shop – on the subject site, an undertaking business, and a wheelwright.<sup>30</sup> He built wagons, buggies, sleighs, cutters, coffins and he built the first hearse that was used in Teston. Tremaine’s 1860 map of the County of York shows the Village of *Thamesville*, with an already boasting community, indicating two Waggon shops, one likely belonging to Lund.<sup>31</sup> Lund was also an active member of Hope Methodist Church, where he also acted as one of the first trustees. This church was located on Lot 24, Concession 4 of Vaughan Township.<sup>32</sup>

Joseph Lund opened a second general store at 10933 Jane Street, directly to the north of the subject property, colloquially known as “The South Store” and “The Spite Store,” since it is believed that Lund was motivated to open this store after being overcharged on items from the Wilson Store, “the north store.”<sup>33</sup>

**The property has the potential to yield information that contributes to the understanding of the Teston site, a Late Woodland Iroquoian site, as well as Teston Village and its community during the mid-19th century.**

The Teston site (A1Gv-2) is a 2-3 hectare (5-7 acre) Late Woodland Iroquoian site, which was first observed and recorded by A.J. Clark in 1925 at the northeast corner of Teston Road and Jane Street on Lot 26, Concession 4. The Village was registered within the Ontario Archaeological Site Database in 1971.

The Village of Teston was initially called Thanessville, named after John Thane. The construction of Lund’s residence and blacksmith shop in Thanessville, coincides with an intensification of settlement in the area in the mid-19<sup>th</sup> century with the severances of Lots 26 and 27, Concession 4.<sup>34</sup> Many of the first residents to live in the village also came from Lancashire, and

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<sup>27</sup> 1841 England Census; ancestry.com

<sup>28</sup> Christensen, Penelope Dr., The International Institute of Genealogical Studies - excerpt from their course *English: Occupation Records-Professions and Trades and English: Occupations-Military & Services*, June 2012

<sup>29</sup> A short history of apprenticeships in England: from medieval craft guilds to the twenty-first century; [UK National Archives website](#), 9 March 2015

<sup>30</sup> Plander, B., “Walsh”, in *Old Buildings in the Town of Vaughan*, 1975, p.54

<sup>31</sup> 1860, Tremaine’s Map of the County of York, Canada West, [Geo. C., Geo. R. & G.M. Tremaine](#)

<sup>32</sup> George Elmore Reaman. “Villages,” in *A history of Vaughan Township*, Toronto: Printed at the University of Toronto Press, 1971: 121-22.

<sup>33</sup> Plander, B., “Hesston” and “#10933,” in *Old Buildings in the Town of Vaughan*, 1975.

<sup>34</sup> “Concession 4, Lot 22 to 30” in *Abstract/Parcel Register Book*, York Region (65), Vaughan, Book 193.

they included the Wilsons, Garners, Jacksons, Hadwens, and Lunds<sup>35</sup>. The name of the village was later changed to Teston sometime between 1867-1868, after Confederation. The new name is derived from the birthplace of an early settler by the name of T. Chapman, who was born in Teston, near Maidstone, in Kent, England.<sup>36</sup>

### Heritage Attributes:

Attributes that contribute to the historical and associative value of the property at 10921 Jane Street (former Blacksmith Shop) as having direct associations with a person that is significant to a community, and having the potential to yield information that contributes to an understanding of a community or culture include:

- The property’s connection to Joseph Lund, a pioneer of Teston with significant contribution and influence on the village’s development
- The property’s former blacksmith shop, the second shop to be constructed on this site, and its associations with Lund’s hearse – the first to be built and used in the area
- The property’s former blacksmith shop, with its connection to the historic village of Teston’s industrial and agricultural industries
- The property’s connection to significant archaeological resources both of early settler and indigenous peoples, with proximity to the Teston Site, a Late Woodland Iroquoian site

### CONTEXTUAL VALUE

The property has contextual value because it is	
▪ important in defining, maintaining or supporting the character of an area	<b>X</b>
▪ physically, functionally, visually or historically linked to its surroundings	<b>X</b>
▪ a landmark	<b>N/A</b>

Contextually, the property helps to define, maintain and support the character of the area once known as the Village of Teston, previously Thanessville, where some residents settled in the area as early as 1809.<sup>37</sup> The building is physically, functionally, visually and historically linked to its current and former surroundings. The main structure is located close to the road on the east side of Jane Street, like many of the structures in the area.

The structures which comprised Teston were primarily located on the east side of present-day Jane Street.<sup>38</sup> The village once contained two general stores, a church, a school, a blacksmith shop, and an undertaker business – with the blacksmith shop being located on the subject property.<sup>39</sup>

<sup>35</sup> George Elmore Reaman. “Villages,” in *A history of Vaughan Township*, Toronto: Printed at the University of Toronto Press, 1971: 121.

<sup>36</sup> *Ibid.*: 121.

<sup>37</sup> “Concession 4, Lot 22 to 30” in *Abstract/Parcel Register Book*, York Region (65), Vaughan, Book 193.

<sup>38</sup> “Bolton,” *Historical Topographic Map Digitization Project*. Ontario Council of University Libraries. (1914, 1919, 1926, 1934, 1938, 1939, 1940).

<sup>39</sup> George Elmore Reaman. “Villages,” in *A history of Vaughan Township*, Toronto: Printed at the University of Toronto Press, 1971: 121.

**Heritage Attributes:**

Attributes that contribute to the contextual value of the property at 10921 Jane Street (former blacksmith shop) as being important in defining, maintaining or supporting the character of an area, as well as being physically, functionally, visually or historically linked to its surroundings include:

- ❑ The property's siting, orientation, scale, and set-back at the east side of Jane Street, with a main elevation fronting Jane Street.
- ❑ The property's proximity and inclusion within the remnants of the historic village of Teston, formerly Thanesville.

# ARCHIVAL PHOTOGRAPHS



1910 coloured postcard, "5th Street, Jane and Elgin Mills, Teston," (City of Vaughan Archives MG 5)



n.d. Blacksmith shop at Teston, paint shop up the ramp, Piercey's (City of Vaughan Archives MG 10)



**JERRY PIERCEY'S BLACKSMITH SHOP**

n.d. (source: *Glowing Memories: Sketch of the History of Teston*)



n.d. Teston, Piercey Family with Gertie Tracie on far right woodworking (source: City of Vaughan Archives M989.82)



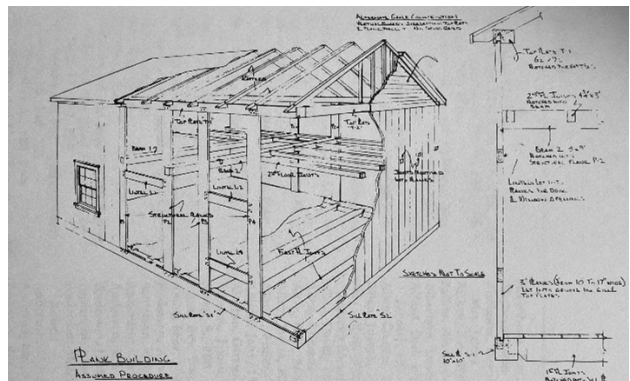
c.1970 Teston Blacksmith shop (City of Vaughan Archives RG 18)



c.1972 (source: *Glowing Memories: Sketch of the History of Teston*)



n.d. The Pierceys (source: City of Vaughan Archives)



c.1844 Plank Building, assumed procedure (Reaman, page 293)