



Notice of Passing of Designation By-law – 4715 Watson Road South, Puslinch

NOTICE OF PASSING OF DESIGNATION BY-LAW 2026-029

TAKE NOTICE that Council for the Township of Puslinch passed Designation By-law 2026-029 on May 6, 2026, which designates the lands, buildings and structures located at Part Lot 11, Front Concession 10, Township of Puslinch, known municipally as 4715 Watson Road South under Part IV, Section 29 of the Ontario Heritage Act, R.S.O. 1990, c.O.18, as amended, as a property of cultural heritage value or interest.

IF YOU WISH TO APPEAL TO THE ONTARIO LAND TRIBUNAL:

Take notice that an appeal of the Designation by-law for the Property by those persons permitted to appeal under section 29 of the Ontario Heritage Act may be made by filing a notice of appeal with the Municipal Clerk, Township of Puslinch 7404 Wellington Road 34, Puslinch, Ontario, N0B 2J0; Email: admin@puslinch.ca within thirty days of May 13, 2026, which is June 12, 2026.

A Notice of Appeal must:

- (1) set out the reasons for the objection to the designation by-law; and
- (2) set out the reasons in support of the objection to the designation by-law.

If you wish to appeal to the Ontario Land Tribunal (OLT), forms are available from the Ontario Land Tribunal website at <https://olt.gov.on.ca>

Who Can File An Appeal:

Any persons who objected to the designation by-law may refer the matter to the Ontario Land Tribunal.

Getting Additional Information:

A copy of the by-law and background information about the designation is available for public inspection by contacting the Administration Department at admin@puslinch.ca.

THE CORPORATION OF THE TOWNSHIP OF PUSLINCH

BY-LAW NUMBER 2026-029

Being a by-law to authorize the designation of real property located at 4715 Watson Road South, Puslinch, as the property of cultural heritage value or interest under Section 29 Part IV of the Ontario Heritage Act, R.S.O. 1990, c. O.18.

WHEREAS the Ontario Heritage Act, R.S.O. 1990, c. O.18 authorizes a municipality to designate a property within the municipality to be of cultural heritage interest if the property meets the prescribed criteria and the designation is made in accordance with the process set out in the Ontario Heritage Act;

AND WHEREAS the Council for the Corporation of the Township of Puslinch, in consultation with the Puslinch Heritage Advisory Committee, deems 4715 Watson Road South to be of cultural heritage interest in accordance with the prescribed criteria by the Ontario Heritage Act, R.S.O. 1990, c. O.18;

AND WHEREAS the Council for the Corporation of the Township of Puslinch did give notice of its intention to designate the property mentioned in section 1 of this by-law in accordance with subsection 29(3) of the Ontario Heritage Act, R.S.O. 1990, c. O.18;

NOW THEREFORE the Corporation of the Township of Puslinch hereby enacts as follows:

1. That the property located at 4715 Watson Road South and more particularly described in Schedule "A" hereto annexed and forming part of this by-law, is hereby designated as property of cultural heritage value.
2. That the Municipal Clerk is hereby authorized and directed,
 - a. to cause a copy of this by-law, together with reasons for the designation, to be served on the subject property owner and The Ontario Heritage Trust by personal service or by registered mail;
 - b. to publish a notice of this by-law once in a newspaper having general circulation in the Township of Puslinch.
3. That the Municipal Clerk is hereby authorized and directed to cause a copy of this bylaw, together with the statement of cultural heritage value or interest and description of heritage attributes set out in Schedule "B" hereto annexed and forming part of this bylaw, to be registered against the property affected in the proper land registry office.

READ A FIRST, SECOND AND THIRD TIME AND FINALLY PASSED THIS 6th DAY OF MAY 2026.

James Seeley, Mayor

Justine Brotherston, Clerk

Schedule "A"
To
By-law Number 2026-029

4715 Watson Road South,
Puslinch

PIN: 71188-0126

Legal Description: PT LT 11, CON 10 PUSLINCH AS IN ROS523532 EXCEPT PTS 1 & 2,
61R8524 ; PUSLINCH

Schedule "B"
To
By-law Number 2026-029

4715 Watson Road South,
Puslinch

**STATEMENT OF CULTURAL HERITAGE VALUE OR INTEREST AND DESCRIPTION OF
HERITAGE ATTRIBUTES**

Short Statement of Cultural Heritage Value or Interest:

The property at 4715 Watson Road South, Puslinch, has been determined to have cultural heritage value or interest as it meets four of the nine criteria prescribed by Ontario Regulation 9/06 under the Ontario Heritage Act.

The property, situated within Lot 11 of Front Concession 10, contains the William Hume farmhouse which holds significant cultural heritage value as it is closely associated with Scottish settlement in the area, particularly by members of the Hume family, who were among the Township's earliest settlers. The farmhouse is known as "Greystone" and has physical value in its design, use of stone building material and historical and associative value showing the development of William Hume's son Peter Hume who would go on to become a well-known stonemason and builder in the Township of Puslinch.

Design Value:

The property is a representative and rare example of a two-storey, side gable Georgian-style farmhouse, constructed in local fieldstone with limestone trim. The stone exterior consists of a three-bay front façade, and a side gable roof with matching chimneys of squared limestone rising from the peak of the gable walls. Near the peak of both gable walls, two vertical openings or "slits" intended to ventilate the attic area. These slits are rare in farmhouse design and more common in stone barn design in the mid-19th century. A stone slit barn built between 1868 and 1871 was previously on the property near the farmhouse but has been demolished.

The half-glass front door has raised panels and is within a transom and sidelights below a flat, jack arch head with seven tapered limestone voussoirs between two haunch stones that project over the door opening. The flat headed front windows have solid stone lintels over limestone lug sills.

The façade was constructed using roughly coursed blocks of split-faced granite and limestone with varied colouration. The corners are constructed with roughly squared limestone blocks of irregular sizes. The side gable walls are also roughly course with a mix of smaller units of granite and limestone. The farmhouse has a single-storey kitchen wing extending from the south gable wall which is also constructed in mixed fieldstone.

On the north gable wall of the farmhouse is evidence of a former second storey window (just to the right of centre) that has been filled in with stone. The original front window of the kitchen wing is seen in Couling's photo from the 1970s which has since been replaced with a set of five modern casement sashes over a long, stone lug sill. The flat roof porch over the front door with free-standing and engaged columns has been added since the 1970s.

Historical / Associative Value:

The property was settled on by Peter Hume and his family, who came to the Arkell area from Northumberland, Scotland in 1831. Upon arriving in the Township, Peter Hume had acquired several lots, including Front and Rear of Lot 11, Concession 10, and Front of Lot 12, Concession 10. Eventually, Peter Hume's sons inherited these lots. By the time Peter's son William married Ann Anderson, he began living on Lot 11, Front Concession 10. The 1861 Census of the Township of Puslinch indicates William and Ann living in a single-storey log house with their six children ranging in age from 7 to 19. The Census indicates the stone house was under construction in that year. It is believed that their oldest son Peter Hume at 19 years of age was

involved in the building of the stone house. Peter Hume who would go on to become a well-known stonemason and builder in the Township of Puslinch. The property was farmed by William, Ann, and then by their son David who passed it down to his son Boyd Hume. The farm specialized in raising Oxford-down sheep and was known as “Greystone”.

Contextual Value:

The property stands alongside various other mid-19th century farmhouses that were formative in shaping the Arkell region. Specifically, the property's architectural style is related to a series of other Georgian-style houses in the vicinity, reflecting the influence that Scottish immigrants had on farmhouse construction in Arkell. A good example of this is the James Orme farmhouse and barns in Lot 7 of Concession 10. The property served as a farm for agriculture and breeding of stock for the Hume family for generations.

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.	Criteria met	The property has design value or physical value because it is a representative and rare example of a granite and limestone farmhouse constructed in Georgian Revival style. Its design is rare in the use of vertical slits in the stone walls for ventilation of the attic.
2. The property has design value or physical value because it displays a high degree of craftsmanship or artistic merit.	Criteria not met	
3. The property has design value or physical value because it demonstrates a high degree of technical or scientific achievement.	Criteria not met	
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	Criteria met	The farmhouse has historical value or associative value because it has direct associations with the theme of early settlement of Scottish immigrants who constructed stone farm dwellings within the Arkell 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.	Criteria not met	
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.	Criteria not met	The farmhouse has historical value or associative value as it was built by Peter Hume, a well-known local Puslinch stonemason.
7. The property has contextual value because it is important in defining, maintaining or supporting the character of an area.	Criteria met	The farmhouse's architectural style is related to a series of other Georgian Revival style farmhouses in its immediate vicinity, reflecting the influence that Scottish immigrants had on farmhouse construction in the Arkell area. The property contributes to the overall historic streetscape as an extant element of the original 19 th century agricultural landscape.

8. The property has contextual value because it is physically, functionally, visually or historically linked to its surroundings.	Criteria not met	
9. The property has contextual value because it is a landmark.	Criteria not met	

Description of Heritage Attributes

The following are to be considered as heritage attributes to be protected by a heritage designation by-law for the William Hume House at 4715 Watson Rd S:

- Original form of the two-storey, side gable Georgian-style farmhouse, constructed in local fieldstone with limestone trim
- Three-bay front façade with side gable roof with matching chimneys of squared limestone rising from the peak of the gable walls
- Two vertical openings or “slits” intended to ventilate the attic area near the peak of both gable walls
- Half-glass front door with raised panels within a transom and sidelights below a flat, jack arch head with seven tapered limestone voussoirs between two haunch stones that project over the door opening
- Flat headed front windows with solid stone lintels over limestone lug sills
- Façade constructed using roughly coursed blocks of split-faced granite and limestone with varied colouration.
- Corners are constructed with roughly squared limestone blocks of irregular sizes
- The side gable walls are also roughly course with a mix of smaller units of granite and limestone.
- Single-storey kitchen wing extending from the south gable wall which is also constructed in mixed fieldstone.
- All original, extant door and window fenestration or openings
- Original stone foundation

It is intended that non-original features may be returned to document earlier designs or to their document original without requiring Council to amend the designating by-law.