

# Part D

# Design Guidelines



## 9.0 Guidelines for Buildings and Surroundings

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In its history and character, Thornhill is a distinct place in the larger municipality of Markham. The character was recognized and given official status in the creation of the Thornhill Markham Heritage Conservation District in 1986.

The purpose of these Design Guidelines is to help maintain the historic qualities that make up that sense of distinctness. They are intended to clarify and illustrate, in a useful way, the recognizable heritage characteristics found in the Village. They will serve as a reference for anyone contemplating alterations or new development within the Heritage Conservation District.

The Guidelines examine the past in order to plan for the future. They recognize that change must and will come to Thornhill. The objective of the Guidelines is not to prevent change, but to ensure that change is complementary to the heritage character that already exists, and enhances, rather than harms it.

The design Guidelines are divided into the following sections:

Architectural Styles

Streetscapes

Alterations and Additions to Heritage Buildings

Alterations and Additions to Other Buildings

New Development

- Residential Areas
- Yonge Street Commercial Core

Commercial Features and Streetscape Elements

Landscape Features



Looking north on Yonge Street from the intersection of Colborne in 1905. Weaver #260.

## 9.1 Architectural Styles

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Architectural style means the identifying characteristics of construction as it has evolved under the force of changing technology and fashion. Before the industrial age, even minor details were custom-made for each building and it would be hard to find even two identical front door designs from the early 19th century.

Nonetheless, each period produced buildings that shared a design vocabulary, including elements of massing, composition, proportions, window and door details, and decorative elements. This section shows the principal historic styles that have appeared in Thornhill. This section is necessarily brief and does not replace the real research needed for authentic work.

### Guidelines

1. Additions and alterations to an existing heritage building should be consistent with the style of the original building.
2. New developments should be designed in a style that is consistent with the vernacular heritage of the community.
3. All construction should be of a particular style, rather than a hybrid one. Recent developments have tended to use hybrid designs, with inauthentic details and proportions; for larger homes, the French manor or *château* style (not indigenous to Ontario) has, for example, been heavily borrowed from. These kinds of designs are not appropriate for the Thornhill village.

## 9.1 Architectural Styles

### Georgian Tradition 1800-1860

Symmetrical façade  
usually 3 or 5 bays

Rectangular plan

Rear addition or kitchen wing  
in T or L plan

Rear addition may be a “saltbox”—  
a continuation of the rear roof slope

Low to medium pitch gable roof

Low pitched hip roof sometimes  
used

Eave returns

Gable end chimneys



30 Colborne Street

### 9.1.1 Heritage Styles Residential Buildings

6 panelled central door  
may have transom and/or  
sidelights, Classical entrance  
surround

Sash-style windows  
6/6, 12/8 or 12/12 lights  
may have louvered shutters

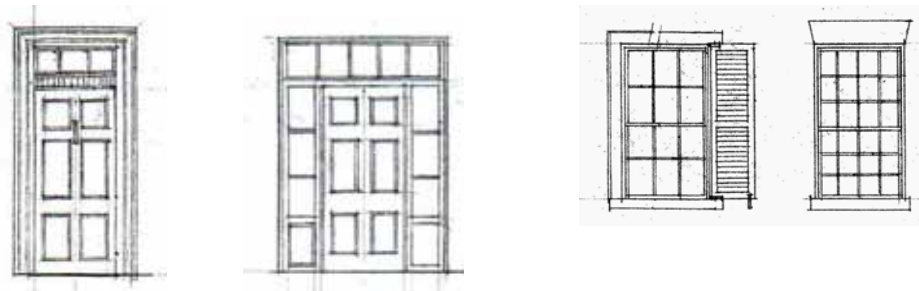
1, 1 ½ or 2 storey form

Brick, wood clapboard,  
roughcast stucco typical local  
exterior finishes

Simple small-scaled trim

Porch or veranda  
sometimes added

### Typical Design Elements:



14 Colborne Street

## 9.1 Architectural Styles

### Classic Revival 1830-1860

Symmetrical façade  
usually 3 bays

Rectangular plan

Some examples are gable-fronted  
(temple front)

Rear addition or kitchen wing  
in T or L plan

Medium pitch gable roof

Bold eave returns

Gable end chimneys



10 Colborne Street

### 9.1.1 Heritage Styles Residential Buildings

2, 4, or 6 panelled central door,  
may have transom and sidelights  
bold Classic entrance surround

Sash-style windows  
6/6 lights (2/2 common update)  
may have louvered shutters

Plain or moulded window surrounds  
sometimes with peaked heads

1, 1 ½ or 2 storeys

Brick, wood clapboard, roughcast  
stucco typical local exterior  
treatments

Porches or verandas sometimes  
added

Typical Design Elements:



39 Colborne Street



25 Colborne Street



## 9.1 Architectural Styles

### Regency 1830-1860

Symmetrical façade  
usually 3 or 5 bays

Square or rectangular plan

Rear addition or kitchen wing  
in T or L plan

Raised foundation for basement  
kitchen

Low pitched hipped roof

Prominent chimneys  
internal or end wall



7320 Yonge Street, built in the 1840s by James Chapman

### 9.1.1 Heritage Styles Residential Buildings

4 or 6 panelled door,  
may have transom and/or sidelights

Simple, small-scaled trim

French doors serving large verandas

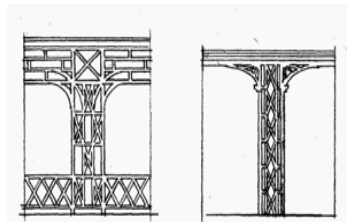
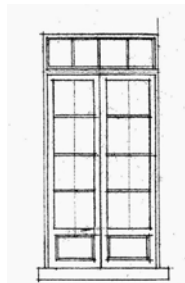
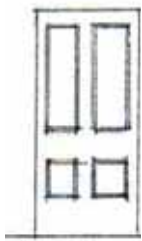
Sash-style windows  
6/6, 12/8 or 12/12 glazing  
may have louvered shutters and/or  
sidelights

1, 1 ½ or 2 storeys

Brick, wood clapboard, roughcast  
stucco typical local exterior finishes

Verandas common on 1, 2 or 3  
sides, supported by trelliage

### Typical Design Elements:



8119 Yonge Street (demolished 1972)



Napier Simpson's modern Regency  
24 Deanbank Drive

## 9.1 Architectural Styles

### Ontario Classic 1860-1890

Symmetrical façade  
usually 3 bays

T-shaped plan with rear  
kitchen wing

Medium or steeply  
pitched gable roof

Gothic Revival centre gable  
with pointed-arched or round-  
arched window

Decorative bargeboards,  
kingposts and finials in  
gables

Gable-end corbelled stove  
chimneys



18 John Street

### 9.1.1 Heritage Styles Residential Buildings

4 panelled central door,  
may have transom and/or  
sidelights

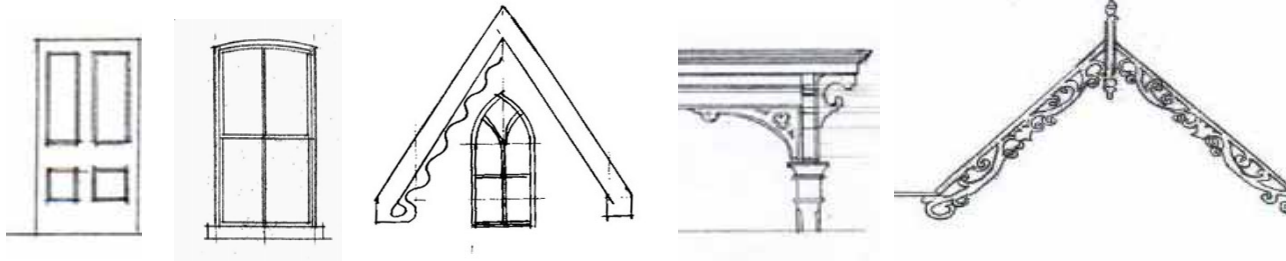
Sash-style windows  
flat headed or segmentally-  
headed  
2/2 lights  
may have louvered shutters

1 ½ storey height

Polychrome brick, board and  
batten, vertical tongue and  
groove, or roughcast stucco  
typical local exterior treatments

Full-width veranda typical

Typical Design Elements:



148 John Street



## 9.1 Architectural Styles

### Gothic Revival 1860-1880

Asymmetrical façade

Irregular or L-plan  
provides ell for veranda

Medium or steeply  
pitched gable roof

Decorative bargeboards,  
kingposts and finials in  
gables

Gable-end corbelled stove  
chimneys



15a Church Lane

### 9.1.1 Heritage Styles Residential Buildings

4 panelled door,  
may have transom and/or  
sidelights

Angled bay window with  
mansard or hipped roof

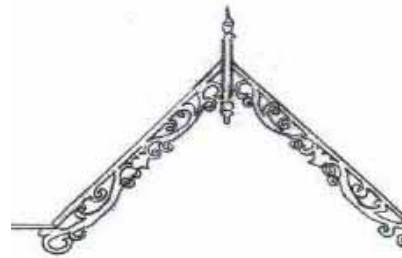
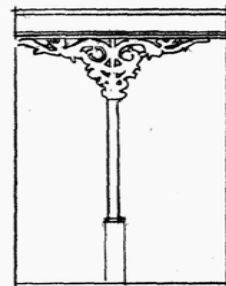
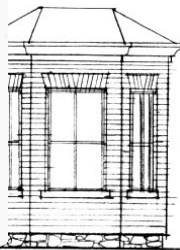
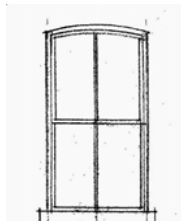
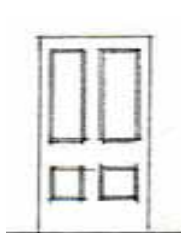
Sash-style windows  
segmentally-headed  
2/2 lights  
may have louvered shutters

1 ½ or 2 storeys

Polychrome brick, board and  
batten, vertical tongue and  
groove

Ell veranda with turned posts  
and decorative brackets

Typical Design Elements:



66 Centre Street

## 9.1 Architectural Styles

### Bungalow/Arts and Crafts 1900-1930

Asymmetrical façade

Rectangular or irregular plan

Low-pitched gable or hip roof with wide eaves, exposed rafter ends may have brackets on gable ends

Shed or gable-roofed dormers

May have closed gable ends with pent roof and wood shingled wall finish

Prominent exterior fireplace chimney with small windows on either side



94 John Street

### 9.1.1 Heritage Styles Residential Buildings

Glazed and panelled door, may have sidelights

Casement-style windows singly or in groups, multiple lights

Box bay windows

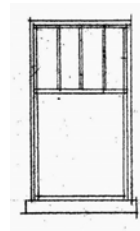
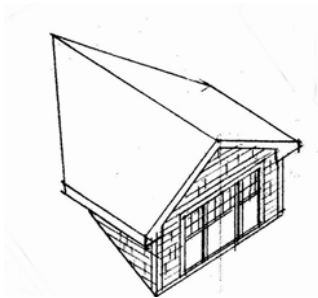
1 ½ or 2 storeys

Brick, clapboard, wood shingles and stucco typical local exterior treatments

Deep porch, sometimes under main roof, supported on heavy wood posts resting on brick or riverstone pedestals

Glazed sunroom or screened sleeping porches are common features

Typical Design Elements:



11 Colborne Street



86 John Street



## 9.1 Architectural Styles

### Edwardian Classical 1905-1930

Symmetrical or asymmetrical façade  
may be gable fronted

Square or rectangular or irregular plan  
most common, larger examples may  
have projecting bays

Medium-pitched hip or gable roof  
with wide overhanging eaves

Hip or gable-roofed dormers

Exterior brick fireplace chimneys



7951 Yonge Street

### 9.1.1 Heritage Styles Residential Buildings

Glazed and panelled door,  
or glazed slab door

Sash-style windows  
1/1 or 6/1 lights  
may have rectangular transom

Angled or box-bay windows

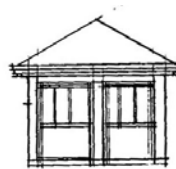
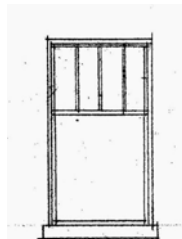
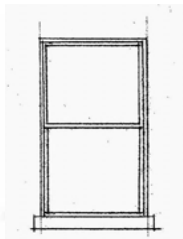
2 storey form most common

Brick most common exterior finish

Deep porch with hip or gable roof,  
closed gable ends with pent eaves  
porch supported on heavy Classical  
columns or square posts resting on  
brick pedestals

Glazed sunroom a common feature

Typical Design Elements:



27 John Street

## 9.1 Architectural Styles

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### 9.1.1 Heritage Styles Residential Buildings

#### Vernacular Homestead 1890-1930

Front-facing gable with steep roof

Usually 2 bays wide, with entrance and stair to one side,

Rectangular plan has greater depth than width, sometimes built in an L-plan

Simple detailing

Sash-style windows  
flat headed or segmentally-headed  
1/1 or 2/2 lights

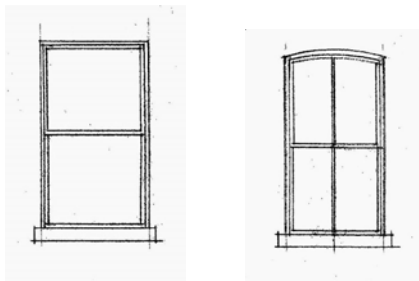
Full-width veranda is common

Clapboard, brick or stucco exterior finish.



36 John Street

Typical Design Elements:



7040 Yonge Street (demolished 1989)

## 9.1 Architectural Styles

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### 9.1.1 Heritage Styles Residential Buildings

#### Dutch Colonial Revival 1900-1939

Symmetrical façade, usually 3 bays with gable ends at sides

Gambrel or “barn roof” is characteristic of the style

Dormers are common, with gambrel or gable roofs

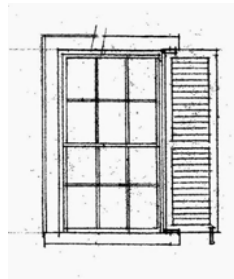
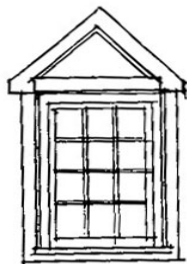
Sash-style windows, 6/6 lights, flat-headed, louvered shutters are common



34 John Street

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Typical Design Elements:





## 9.1 Architectural Styles

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### Cape Cod Cottage 1925-1955

Symmetrical façade, usually 3 bays

Rectangular plan, sometimes with kitchen or garage extension at one end

Steep, side-gable roof  
sometimes with gable-roofed dormers

1 or 1 ½ storey height

Panelled door, sometimes with small windows, door surround and cornice are common

Sash-style windows, 6/6 lights, flat-headed, louvered shutters are common

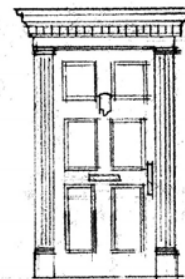
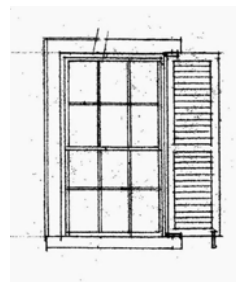
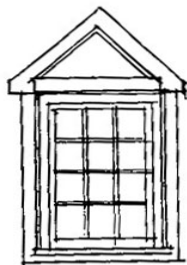
Wood clapboard and brick are common exterior finishes



21 John Street

### 9.1.1 Heritage Styles Residential Buildings

Typical Design Elements:



39 John Street