



ACC

ARCHAEOLOGICAL
CONSULTANTS CANADA

Stage 1 & 2 Archaeological Assessment

Proposed Funeral Home and Mausoleum Development

12612 & 12586 Woodbine Avenue, Town of Whitechurch-Stouffville, Regional Municipality of York, Part of Lot 3 Concession 3, Former Geographic Township of Whitechurch, York County, Ontario

Original Report

Prepared for:

Ontario Ministry of Citizenship and Multiculturalism

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EXECUTIVE SUMMARY

Archaeological Consultants Canada (ACC) was contracted by the Proponent to conduct a Stage 1 & 2 archaeological resource assessment, including background research and property survey, for a proposed Funeral Home and Mausoleum Development. An archaeological assessment was conducted during the pre-approval process and was required under the *Planning Act, R.S.O 1990*. The project area is located at municipal addresses 12612 & 12586 Woodbine Avenue within Part of Lot 3 Concession 3, Town of Whitechurch-Stouffville, Regional Municipality of York, , Former Geographic Township of Whitechurch, York County, Ontario (Figure 1). The project area measures 16.8 hectares (ha).

The Stage 1 & 2 assessment was conducted under Professional Archaeological License P1018, held by Matthew Seguin. Fieldwork was conducted under the direction of Morgan Berg (R1401). The Ontario Ministry of Citizenship and Multiculturalism (MCM) assigned Project Information Form (PIF) number P1018-0256-2026 to this project. The licensee of ACC received permission from the Proponent to access the property and to conduct all required archaeological fieldwork activities including the removal of artifacts, as necessary.

Stage 1 background research indicated that the project area has general archaeological potential due to the following factors:

- The project area is largely comprised of well-drained land that is suitable for human habitation.
- One farmstead is shown within the project area in 1878 historical mapping.
- The project area is located adjacent to the early historical transportation route of Woodbine Avenue, to the east.
- A tributary of the Rouge River is located within the project area.
- There are 8 registered archaeological sites within one km of the project area.
- York Region's archaeological management plan indicates that the project area contains archaeological potential.

The project area measures 16.8 ha. A visual property inspection determined that 0.9 ha of the project area has been previously disturbed by modern construction activities and has low to no archaeological potential. Additionally, 0.1 ha of the project area consists of ponds and watercourses and has low to no archaeological potential. There are no areas consisting of steeply sloping topographies within the project area.

Therefore, 15.8 ha of the project area retained archaeological potential and was recommended for Stage 2 assessment. Around 3.88 ha of the project area consisted of woodlot, scrub and bushland or maintained lawn and was assessed by test pit survey at 5 m intervals. The remaining 11.92 ha of the project area consisted of agricultural field that was assessed by means of

pedestrian survey at 5 m intervals. No artifacts or other archaeological resources were identified during the Stage 2 archaeological assessment.

The following recommendation is provided for consideration by the Proponent and by the MCM:

1. No artifacts or other archaeological resources were identified during the Stage 1 & 2 archaeological assessment of the project area. The project area has now been fully assessed according to MCM's 2011 *Standards and Guidelines for Consultant Archaeologists*. No further archaeological assessment of the project area is required.



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LIST OF ABBREVIATIONS

The following is a list of abbreviations and acronyms used throughout this report.

ACC	Archaeological Consultants Canada
AMAA	A.M. Archaeological Associated
CHVI	Cultural Heritage Value or Interest
cm	centimetre
ha	hectares
km	kilometre
m	metre
MCM	Ministry of Citizenship and Multiculturalism
OASD	Ontario Archaeological Sites Database
OHA	Ontario Heritage Act
PIF	Project Information Form
%	percent



PROJECT PERSONNEL

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Stage 1 & 2 Archaeological Assessment

Proposed Funeral Home and Mausoleum Development

12612 & 12586 Woodbine Avenue, Town of Whitechurch-Stouffville,
Regional Municipality of York, Part of Lot 3 Concession 3, Former
Geographic Township of Whitechurch, York County, Ontario

1.0 PROJECT CONTEXT

1.1 Development Context

Archaeological Consultants Canada (ACC) was contracted by the Proponent to conduct a Stage 1 & 2 archaeological assessment, including background research and property survey, for a draft plan of a proposed funeral home including a crematorium, mausoleum, banquet hall, landscaped areas, parking areas and roads. An archaeological assessment was conducted during the pre-approval process and was required under the *Planning Act, R.S.O 1990* (Government of Ontario, 1990a). The assessed area, or the “project area”, is located at municipal addresses 12612 & 12586 Woodbine Avenue within Part of Lot 3 Concession 3, Town of Whitechurch-Stouffville, Regional Municipality of York, Former Geographic Township of Whitechurch, York County, Ontario (Figures 1 & 2). The project area measures 16.8 hectares (ha). The Proponent verified the project area limits as defined within this report and provided a concept plan confirming the limits of the assessment (Figure 3). The project area spans the full extent of the land within the defined property boundaries.

The objective of a Stage 1 background study is to provide information about the project area’s geography, history, previous archaeological fieldwork, and current land conditions. A Stage 1 study evaluates the project area’s archaeological potential in order to recommend appropriate strategies for the Stage 2 survey.

The objective of a Stage 2 property assessment is to document all archaeological resources present on the property and to make a determination about whether these resources, if present, have Cultural Heritage Value or Interest (CHVI). Archaeological resources consist of artifacts (Indigenous stone tools, pottery and subsistence remains as well as Euro-Canadian objects), subsurface settlement patterns and cultural features (post moulds, trash pits, privies, and wells), and sites (temporary camps and special purpose activity areas, plus more permanent settlements such as villages, homesteads, grist mills and industrial structures). If any archaeological resources are present that exhibit CHVI, a Stage 2 survey will determine whether these resources require further assessment and, if necessary, recommend appropriate Stage 3 strategies for identified archaeological sites.

The Stage 1 & 2 assessment was conducted under Professional Archaeological License P1018, held by Matthew Seguin. Fieldwork was conducted under the direction of Morgan Berg (Applied Research License R1401). The Ontario Ministry of Citizenship and Multiculturalism (MCM)

assigned Project Information Form (PIF) number P1018-0256-2026 to this project. The licensee of ACC received permission from the Proponent to access the property and to conduct all required archaeological fieldwork activities including the removal of artifacts, as necessary.

All fieldwork and reporting were completed using MCM's 2011 *Standards and Guidelines for Consultant Archaeologists*. This report documents the research, the field methods and results, and the conclusions and recommendations based on the Stage 1 & 2 archaeological assessment. All documents and records related to this project will be curated at the offices of ACC, in accordance with subsection 66(1) of the *Ontario Heritage Act* (OHA) (Government of Ontario, 1990b).

1.2 Historical Context

1.2.1 Background Research

Stage 1 background research was conducted to determine the potential for finding and identifying archaeological resources including sites within the current project area and to determine the necessity of conducting a Stage 2 survey. This is done by reviewing geographic, archaeological, and historical data for the property and the surrounding area. The background research was conducted to:

- amass all the readily available information on any previous archaeological surveys in the area.
- determine the locations of any registered and unregistered sites within and around the project area.
- develop a historical framework for assigning levels of potential significance to any new sites discovered during fieldwork.

1.2.2 A Cultural Chronology for Southern Ontario

Over their thousands of years of occupation in the general region, Indigenous peoples have left behind physical evidence of their lifeway activities and settlements at many locations. Table 1 is a general outline of the cultural history of southern Ontario that is applicable to the project area. It is based upon published syntheses of Indigenous cultural occupations in Ontario and the Great Lakes area (Adams, 1994, Ellis and Ferris, 1990; Wright, 1968) and updated by recent advances in radiocarbon calibration techniques (Lothrop et al, 2016; Munson, 2013). This general outline uses longstanding labels used by archaeologists describe the archaeological record in North America. These divisions are based on observed changes in material culture. These archaeological terms, including Paleo, Archaic, and Woodland, are used here to distinguish archaeological periods and do not represent specific Indigenous cultural identities; rather, they are used here to categorize changes to Indigenous material culture over time and should be treated as such.

It is likely that Ontario was occupied soon after the retreat of the Ice Age glaciers. The earliest known human occupation in the area was during the Paleo period (between 11,000 and 10,000

years ago) wherein small groups of nomadic peoples hunted big game such as caribou in a cool sub-arctic climate. Sites are typically found near glacial features such as the shorelines of glacial lakes or kettle ponds which would have allowed access to the low-lying environments that were favoured by caribou and other wildlife. These people were few and their small, temporary campsites are relatively rare. Paleo sites are recognized by the presence of distinctive artifacts such as fluted projectile points, beaked scrapers, and gravers and by the preference for light colored chert, such as Collingwood chert. The Paleo Period is divided into two sub-periods, Early Paleo, and Late Paleo.

During the Archaic period (*circa* 10,000 to 2,800 years ago) people were still primarily nomadic hunters, but they adapted to a more temperate climate. Groups were dispersed during winter months and converged around watercourses from the spring to fall in large fishing campsites. The Archaic period is characterized by the appearance of ground stone tools, notched, or stemmed projectile points. The Archaic Period is divided into three sub-periods, Early, Middle, and Late Archaic. During the Archaic Period, groups began to establish territorial settlements and introduce burial ceremonialism. There is a marked increase in the number and size of sites, especially during the Late Archaic period.

The Woodland period is distinguished by the introduction of pottery vessels for storage and cooking. Sites of the Woodland period (*circa* 3,000 to 400 years ago) are usually the most numerous because the population levels in southern Ontario had significantly increased, especially along the shores of Lakes Erie and Ontario. The Woodland Period is also marked by the establishment of complex long distance trading networks. The Woodland Period is divided into three sub-periods, Early, Middle and Late Woodland. During the Late Woodland Period, there was increasing sedentarism and the establishment of horticulture, a reliance on tribal warfare, and the introduction of semi-permanent villages with large protective palisades. The Late Woodland period also envelops the emergence of Iroquoian tribes and confederacies.

Table 1: General Cultural Chronology for Southern Ontario

PERIOD	SUBDIVISION I	SUBDIVISION II	YEARS BEFORE PRESENT	COMMENTS
PALEO	Early Paleo	Fluted Point Horizon	11,000-10,400	big game/caribou hunters
	Late Paleo	Holcombe & Hi-Lo Horizons	10,400-10,000	small nomadic groups
ARCHAIC	Early Archaic	Side Notched Horizon	10,000-9,700	nomadic hunters and gatherers
		Corner-Notched Horizon	9,700-8,900	
		Bifurcate Horizon	8,900-8,000	
	Middle Archaic	Middle Archaic I/Stemmed Horizon	8,000-5,500	territorial settlements
		Middle Archaic II	5,500-4,500	polished ground stone tools
	Late Archaic	Narrow Point Horizon	4,500-3,500	
		Broad Point Horizon	4,000-3,500	
		Small Point Horizon (including Haldimand and Glacial Kame Complexes)	3,500-2,800	burial ceremonialism
WOODLAND	Early Woodland	Meadowood Complex	2,900-2,400	introduction of pottery

PERIOD	SUBDIVISION I	SUBDIVISION II	YEARS BEFORE PRESENT	COMMENTS
	Middle Woodland	Middlesex Complex	2,500-2,000	
		SW Ontario: Saugeen	2,300-1,500	long distance trade networks
		Western Basin: Couture	2,300-1,500	
	Transitional Woodland	SW Ontario:		
		Princess Point	1,500/1,400-1,200	incipient agriculture
		Western Basin:		
		Riviere au Vase	1500/1400-1200/1100	
	Late Woodland: Ontario Iroquois Tradition	Early: Glen Meyer	1200/100-750/700	transition to village life
		Middle I: Uren	720/700-710/670	large villages with palisades
		Middle II: Middleport	710/670-670/600	wide distribution of ceramic styles
		Late: Neutral	600-450	
	Late Woodland: Western Basin Tradition	Younge Phase	1200/1100-800	
		Springwells Phase	800-600	
		Wolf Phase	600-450	
HISTORIC	SW Ontario Iroquois	Historic Neutral	450-350	tribal warfare
	European Contact	Initial Contact	380-300	tribal displacement
		European Settlement	200 >	European settlement
		First Nations Resettlement	200 >	

The historic, or post-contact period (from A.D. 1650 to 1900) begins with the arrival of Euro-Canadian people to Ontario. The post-contact period describes the interaction between Indigenous and European nations. There is no definitive moment of contact, but it is broadly determined to date to the early 16th century in Ontario (Loewen and Chapdelaine, 2016). Sites of this period document European exploration, trade, and the displacement and devastation of native groups caused by warfare and infectious disease, as well as the early settlement of Euro-Canadians. The most common sites of this period include Euro-Canadian homesteads, industries, churches, schools, and cemeteries.

While North America had been visited by Europeans on an increasing scale since the end of the 15th century, the first European to venture into what would become southern Ontario was Étienne Brûlé. Brûlé was sent by Samuel de Champlain in the summer of 1610 to consolidate an emerging relationship between the French and the First Nations, and to learn their languages and customs. Other Europeans would subsequently be sent by the French to train as interpreters. These men played an essential role in communications with the First Nations (Gervais and Rothe, 2004:182).

The late 17th and early 18th centuries saw the growth and spread of the fur trade, with the establishment and maintenance of trading posts along the Great Lakes. In 1754, hostilities over trade and the territorial ambitions of the French and the British led to the Seven Years' War, which ended when the French surrendered in 1760 (Smith, 1987:22). In addition to cementing British control over the Province of Quebec, the British victory over the French also proved pivotal in catalyzing the Euro-Canadian settlement process.



During pre-contact and early contact times, the vicinity of the project area would have contained a mixture of deciduous trees, coniferous trees, and open areas. In the early 19th century, Euro-Canadian settlers arrived via easily accessible colonization routes and began to clear the forests for agricultural purposes. In the 19th and early 20th centuries, the project area and surrounding land were primarily used for agricultural purposes. Mixed farming was common, with wheat crops and beef cattle dominating the landscape (Chapman and Putnam, 1984:177).

The project area was historically located on Part of Lot 3 Concession 3, in the Township of Whitechurch, York County. Euro-Canadian settlement in Ontario increased during and after the American Revolutionary War, from 1775 to 1783, as those who preferred to remain under British rule left America for Canada. In 1791, the provinces of Lower Canada and Upper Canada were created from the former province of Quebec by a British parliamentary act. Colonel John Graves Simcoe was appointed as the Lieutenant Governor of Upper Canada and was tasked with governing and directing its settlement, as well as establishing a constitutional government based on Britain's model (Coyne et al, 1895:33). In 1792, Simcoe divided Upper Canada into 19 counties.

The area that is now York County was first surveyed by Deputy Surveyor John Collins in 1788. A more thorough survey was completed by Joseph Bouchette in 1793. York County was home to the ruins of a French fort, dubbed Rouillé, though more commonly known as Fort Toronto. The fort is located by the Lake Ontario shoreline near the mouth of the Humber River, and functioned to control fur trade traffic (Miles & Co., 1878). In spring of 1793, Governor Simcoe arrived in the area with his Queen's Rangers and determined that the area around what was now the ruins of Fort Toronto should be the new capital of Upper Canada. By the following year construction of government buildings was underway. The early settlers to York County were largely United Empire Loyalists and Pennsylvania Quakers settling mostly in the townships of Whitechurch and King. The population grew and expanded throughout the area partly because of the construction of Yonge Street (Mika and Mika, 1983:682).

The Township of Whitechurch was first surveyed in 1800 by John Stegmann, a Hessian officer during the American War of Independence. The first Euro-Canadian settlers came to Whitechurch as early as 1795 and took up their land claims in what are now Vaughan and Markham. In addition to Quakers and United Empire Loyalists, settlers included Mennonites and Tunkers, with Dutch and German backgrounds, and some French loyalist immigrants (Mika and Mika 1983:644). By 1842, Whitechurch Township had a population of 3,836 (Carter 1984b:1304). The nearest historic community was the dispersed rural community of Mayfield, located 2 kilometres ("km") to the southwest of the project area. This community was settled in 1821 alongside Cheltenham, Victoria, Terracotta, Snelgrove, and Campbell's Cross. A post office was established in Mayfield in 1853 (Carter, 1984:732).

The nearest historic community was the dispersed rural community of Gormley's Corners located 820 meters ("m") to the south of the project area. This community was settled in 1854 and named after its first postmaster, James Gormley (Stamp, 1991). The community built its first church in 1873 and brought in the Canadian Northern Railway in the early 1900s (Stamp, 1991).

Historical records and mapping were examined for evidence of early Euro-Canadian occupation within and near the project area in the mid- to late-19th century. Tremaine's 1860 *Map of the County of York* shows two properties within Lot 3, Concession 3, a western property and an eastern property. The eastern property, containing the current project area, is owned by George Brillinger (Figure 4). There is a tributary of the Rouge River flowing through the western end of the property. The property fronts the historical concession road of Woodbine Avenue. There is a tannery directly east of the property, on the other side of the county road. There is no record of George Brillinger within the 1861 historical Canadian census (Library and Archives Canada, 2026).

Miles & Co' 1878 map of Whitechurch Township in the *Illustrated Historical Atlas of York* indicates that the eastern property is now owned by William Lemon (Figure 5). By this time, historical mapping shows a short laneway entering the property from the concession road located on the eastern edge. A farmhouse and orchard are located at the end of the laneway, also within the eastern portion of the property. There is now a small property division within the southeastern corner of William Lemons property which is owned by G.B. The tributary of the Rouge River flowing through the eastern property within Lot 3 Concession 3 is no longer shown. The community of Gormley's Corners and the concession road is shown in the same location as within previous historical mapping.

It should be noted that while one structure is illustrated within the project area on the historical atlas maps, it does not necessarily mean that more structures were not present at that time, earlier or later. Not all features of interest were mapped systematically on the Ontario series of historical maps and atlases, given that they were financed by subscription, and subscribers were given preference regarding the level of detail provided on the maps (Caston, 1977:100). Given that the project area fronts a historic concession road, there is the potential for 19th century buildings to be present, depending on the level of disturbance.

1.3 Archaeological Context

1.3.1 Natural Environment

The project area is located within the South Slope physiographic region of Ontario (Chapman and Putnam 1984:113). This region includes the southern strip of the Peel Plain and the southern slope of the Oak Ridges Moraine (Chapman and Putnam 1984:172). The South Slope lies across limestone made up of the Verulam and Lindsay Formations and shales made up of the Georgian Bay and Queenston Formations. The region contains a variety of soils, some of which are excellent for agriculture. The dominant physiographic landform within the project area is drumlinized till plain (Ministry of Northern Development and Mines, 2007).

The *Soils of York County* (Hoffman and Richards, 1955) indicates that there are two dominant surface soil types within the project area, Cashel clay and bottom land (Figure 6). Cashel clay is characterized by a stone-free, dark greyish-brown clay loam soils over smooth, moderately sloping topography, and good drainage. Lands within the project area surrounding the watercourse consist of Bottom Land, alluvial soils with variable drainage that are made up of irregularly stratified soils.



Water has been identified as the major determinant of site selection and the presence of potable water is the single most important resource necessary for any extended human occupation or settlement. Primary water sources include, among others, lakes, rivers, creeks, and streams. Secondary water sources include intermittent streams, creeks, springs, marshes, and swamps. Past water sources, such as raised beach ridges, relic water channels, and glacial shorelines are also considered to have archaeological potential. Swamps and marshes are also important as resource extraction areas, and any resource areas are considered to have archaeological potential. The nearest water source is a tributary of the Rouge River that runs through the project area.

1.3.2 Current Land Use

Figure 7 provides the current land use of the project area. The project area consists of agricultural fields, some woodlot and scrub and bushland throughout. There is a laneway entering the property from the eastern edge which leads to a woodlot area containing a barn and abandoned home. A waterway surrounded by scrub and bushland flows through the property near the western edge.

Fieldwork for the project was conducted on June 11th, 2026.

1.3.3 Previous Archaeological Investigations

1.3.3.1 Registered Archaeological Sites

Previously registered archaeological sites can be used to indicate archaeological potential. To determine if any previous assessments have yielded archaeological sites, either within or surrounding the current project area, two main sources were consulted. These include the *Ontario Archaeological Sites Database* (OASD) and the *Ontario Public Register of Archaeological Reports*, both of which are maintained by MCM.

The OASD contains archaeological sites registered within the Borden system (Borden, 1952). The Borden system divides Canada into blocks based on longitude and latitude, with each block containing two degrees latitude by four degrees longitude. These blocks are divided further into smaller areas that measure 10 minutes in latitude by 10 minutes in longitude. In southern Ontario, each block measures approximately 13.5 km by 18.5 km. Each block Borden block is designated with a four-letter label and sites identified within the block are numbered sequentially as they are registered and issued by MCM. The project area is located within the *AlGu* Borden block.

According to the OASD, no archaeological sites have been registered within the project area, however, 8 sites have been registered within one km of the project area (MCM, 2026a). Three sites are of Euro-Canadian cultural affiliation, and all consist of homesteads. Five sites are of Indigenous cultural affiliation and include findspots and a village site. The nearest of these sites is over 300 m from the current project area.

Table 2 lists the sites within one km along with the current CHVI for each site. CHVI is a term used by MCM and consultant archaeologists to describe archaeological resources that meet one or more criteria that recommend further fieldwork in MCM's *Standards and Guidelines for*

Consultant Archaeologists. Under the OHA and its regulations, archaeological resources that have been determined to possess CHVI are protected as archaeological sites under Section 48 of the act. Information in Table 2 is provided by MCM through the OASD (MCM, 2026a).

Table 2: Registered Archaeological Sites within One km of the Project Area

REG. #	NAME	TIME PERIOD	CULTURAL AFFILIATION	SITE TYPE	STATUS
AlGu-126	Memorial Gardens 1	Woodland, Late	Indigenous	findspot	No Further CHVI
AlGu-127	Memorial Gardens II	Pre-Contact	Indigenous	findspot	No Further CHVI
AlGu-357	Donor	Post-Contact	Euro-Canadian	homestead	n.a.
AlGu-63	Scorpio 1	Pre-Contact	Indigenous	findspot	n.a.
AlGu-64	Scorpio 2	Pre-Contact	Indigenous	findspot	n.a.
AlGu-65	White Pine	Post-Contact	Euro-Canadian	homestead	n.a.
AlGu-79	Reuben Heise	Woodland, Late	Indigenous	village	Further CHVI
AlGu-89	Baker	Post-Contact	Euro-Canadian	homestead	n.a.

Information concerning specific site locations is protected by provincial policy and is not fully subject to the *Freedom of Information and Protection of Privacy Act* (Government of Ontario, 1990c). The release of such information in the past has led to looting or various forms of illegally conducted site destruction. Confidentiality extends to all media capable of conveying location, including maps, drawings, or textual descriptions of a site location. MCM will provide information concerning site location to the party or an agent of the party holding title to a property, or to a licensed archaeologist with relevant cultural resource management interests.

1.3.3.2 Previous Archaeological Assessments

A review of archaeological reports within the *Ontario Public Register of Archaeological Reports* indicated that there are no reports detailing previous archaeological fieldwork within the project area. However, there is one report detailing previous archaeological fieldwork within 50 m of the project area entered MCM's register at the time this report was written (MCM, 2026b). Figure 8 shows the location of the assessment in relation to the current project area.

Reports were searched based on registered site information, historic lots and concessions, and nearby streets. To the best of ACC's knowledge, there are no other reports concerning archaeological work conducted within 50 m of the project area; however, it should be noted that the MCM does not maintain a database of all properties that have had past archaeological investigations and searches of the MCM's public register do not always result in a complete listing of all archaeological work conducted in a given area.

***THE STAGE 1 AND 2 ARCHAEOLOGICAL ASSESSMENT FOR THE PROPERTY AT
12676 WOODBINE AVENUE, TOWN OF WHITCHURCH-STOUFFVILLE (PART LOT
3, CONCESSION 3, GEOGRAPHIC TOWNSHIP OF WHITCHURCH, R. M. YORK).***
A.M. Archaeological Associated, Report Dated June 29th 2022. PIF # P035-0335-2021.



A.M. Archaeological Associated (AMAA) conducted a Stage 1 & 2 archaeological assessment in 2021 of a 17.46 ha property located directly north of the current project area. Portions of the project area that were determined to retain archaeological potential were subject to pedestrian survey at 5 m intervals. No archaeological resources were discovered, and no further fieldwork was recommended (AMAA, 2022).

1.3.4 Historical Plaques and Monuments

MCM's *Standards and Guidelines for Consultant Archaeologists* (MCM, 2011:17) stipulates that areas of early Euro-Canadian settlement (including places of early military pioneer settlement, pioneer homesteads, isolated cabins, farmstead complexes, early wharf or dock complexes, pioneer churches, and early cemeteries) are considered to have archaeological potential. There may be commemorative markers of their history, such as local, provincial, or federal monuments, plaques, cairns, or heritage parks. Early historical transportation routes (trails, passes, roads, railways, portage routes), properties listed on a municipal register or designated under the OHA or a federal, provincial, or municipal historic landmark or site, and properties that local histories or informants have identified with possible archaeological sites, historical events, activities, or occupations are also considered to have archaeological potential.

There are no plaques or commemorative markers within or near the project area (Ontario Provincial Plaques, 2026).

According to Section 1.4 Standard 1e, of the *Standards and Guidelines for Consultant Archaeologists* (MCM, 2011) no areas within a property containing locations listed or designated by a municipality can be recommended for exemption from further assessment unless the area can be documented as disturbed. The *Municipal Heritage Register* was consulted and there were no areas within or near the project area that were Listed or Designated under the *Ontario Heritage Act*.

1.3.5 Archaeological Master Plans

Archaeological site predictive models and master plans are tools used to assist in determining the probability of encountering archaeological sites. Probability models are created using consideration of variables such as distance to water, soil type, drainage, physiographic region, degree of slope, proximity to registered archaeological sites, and degree of disturbance.

York Region has an official plan that sets out directions and policies that guide economic, environmental, and community planning decisions for the region. In 2014, York Region adopted Regional Official Plan Amendment No. 6 which established specific policies to ensure responsible management of archaeological resources. The amendment provides a trigger for the required archaeological assessment in the development review process and suggests appropriate methods to protect significant archaeological resources. It also sets out the procedures to implement the province's archaeological assessment process, including in the case of unexpected discovery of a site.

As part of the official planning process, York Region developed an archaeological management plan. The document, *Planning for the Conservation of Archaeological Resources in York Region*,

provides information about the archaeological history of the region, the Ontario archaeological assessment process, and sets out the process for integrating the archaeological assessment and development review processes (York Region, 2014). The document also includes an Archaeological Potential Model for York Region which highlights the lands within the Region that contain archaeological potential. Potential for lands to contain archaeological resources is based on the proximity of those lands to features such as water, well drained soils, known archaeological sites, and early Euro-Canadian settlements. The potential model takes into consideration deep and extensive land alterations that have removed archaeological potential from the Region (York Region, 2026). A review of this potential model indicates that portions of the current project area within a zone considered to have archaeological potential (Figure 9).

1.3.6 Cemeteries

A search of the project area and surrounding area determined that there are no registered cemeteries within the project area. There is one cemetery located near the project area. The Bereavement Authority of Ontario's Public Registry lists the nearby Highland Hills Funeral Home & Cemetery as an active licensed and registered cemetery (Bereavement Authority of Ontario, 2026).

Highland Hills Funeral Home & Cemetery is located at 12492 Woodbine Ave, directly south the current project area. Managed by Arbour Memorial, the Highland Funeral Home and Cemetery was established in 2000 (Arbor Memorial, 2026). Today, Highland Funeral Home and Cemetery is non-denominational and remains open for interments (Bereavement Authority of Ontario, 2026).

2.0 FIELD METHODS

The project area measures 16.8 ha. The Stage 1 & 2 assessment were conducted on June 11th, 2026, with advance permission to enter the project area obtained from the Proponent. Weather conditions during the assessment were excellent, with partly cloudy skies and a maximum daily high temperature of 32 degrees Celsius.

The Stage 1 assessment of the project area began with an on-site property inspection to gain first-hand knowledge of the geography, topography, and current condition of the property. The entirety of the project area was accessible and was inspected. Appropriate photographic documentation was taken during the visual inspection. The Stage 1 property inspection took place when the ground was fully visible, and under conditions that allowed for full viewing of archaeological potential. Coverage of the property was sufficient to identify the presence or absence of features of archaeological potential, meeting the requirements of Section 1.2 Standard 1 of the *Standards and Guidelines for Consultant Archaeologists*.

Areas of low to no archaeological potential include lands that have been previously disturbed, lands that have steeply sloping topography, and lands that are low-lying and permanently wet. Around 0.9 ha, 5%, of the project area, has been previously disturbed by intensive and extensive modern soil alterations, including an abandoned residential home, outbuildings and a laneway. These areas of disturbance were mapped and documented through photography. Approximately 0.1 ha, less than 1%, of the project area consists of watercourses and waterbodies, including an tributary of the Rouge River.

The remainder of the project area, totaling 15.8 ha, 94%, was determined to retain archaeological potential and require Stage 2 archaeological assessment. Around 3.88 ha, 23%, of the project area consisted of woodlot, scrub and bushland or manicured lawn. As these lands could not be ploughed, Stage 2 archaeological assessment was conducted by test pit survey at 5 m intervals in accordance with Section 2.1.2 of the *Standards and Guidelines for Consultant Archaeologists*. Each test pit was dug by hand and was 30 centimetres (cm) in diameter and was dug to at least 5 cm into the subsoil or to a sufficient depth to confirm deep disturbance if subsoil was not preserved. Test pits were examined for stratigraphy, cultural features, or evidence of fill. Test pits were dug to within one m of all disturbances and other areas of low archaeological potential. All soil was screened through 6-millimetre aperture mesh to maximize the potential for artifact recovery. Appropriate photographic documentation was taken, and all test pits were backfilled upon completion. As no artifacts were observed during the test pit assessment no intensified survey was conducted.

The remaining 11.92 ha, 71%, of the project area, consisted of agricultural field that was assessed by means of pedestrian survey at 5 m intervals. The fields had been recently ploughed, with direction provided to the contractor undertaking the ploughing that the ploughing should be deep enough to provide total topsoil exposure, but not deeper than previous ploughing. The ploughed lands were well-weathered by several light rains to improve the visibility of archaeological resources. At least 80% of the ground surface was visible. As such, the pedestrian survey met Section 2.1.1 of the *Standards and Guidelines for Consultant Archaeologists* in terms

of field preparation and visibility. As no artifacts were observed during the pedestrian survey no intensified survey was conducted.

There were no weather, ground, or lighting conditions detrimental to the recovery of artifacts. As such, it is confirmed that the Stage 2 assessment met Section 2.1 Standard 3 of the *Standards and Guidelines for Consultant Archaeologists* regarding weather and lighting.

The entirety of the project area was assessed. The results of the Stage 1 & 2 assessment are shown in Figures 10 and 11. Images of the assessment are provided in Section 9.0.



3.0 RECORD OF FINDS

3.1 Soils

The surface soils within the ploughed agricultural fields consisted of medium brown sandy loam. Test pits contained approximately 29 to 73 cm of medium brown sandy loam topsoil above orange, yellow to light brown sandy loam subsoil.

3.2 Archaeological Resources

No artifacts or other archaeological resources were observed during the Stage 1 & 2 assessment of the project area.

3.3 Documentary Record

All fieldwork-related activities were documented and kept, including field notes and observations and detailed maps. Appropriate photographic records were kept of the assessment, and all image descriptions were recorded in a photo log.

A detailed list of field records is presented in Table 3. All digital items have been duplicated, and all paper items have been scanned and stored as digital documents. All items are housed in the corporate offices of ACC.

Under Section 6 of Regulation 881 of the OHA, ACC will keep in safekeeping all objects of archaeological significance that are found under the authority of the license and all field records that are made in the course of the work authorized by the license, except where the objects and records are donated to His Majesty the King in right of Ontario or are directed to be deposited in a public institution under subsection 66 (1) of the Act.

Table 3: Inventory of Documentary and Material Records

DOCUMENT/MATERIAL	NUMBER	DESCRIPTION
field notes & photo logs	1	pages (paper, with digital copies)
maps	1	aerial imagery of project area
	1	plan of survey of the project area
photographs	216	digital colour photographs

4.0 ANALYSIS AND CONCLUSIONS

4.1 Assessing Potential for Archaeological Resources

Archaeological potential is defined as the likelihood of finding archaeological sites within a subject area. For planning purposes, determining archaeological potential provides a preliminary indication that significant sites might be found within the subject area, and consequently, that it may be necessary to allocate time and resources for archaeological survey and mitigation.

The framework for assigning levels of potential archaeological significance is drawn from provincial guidelines found in the *Standards and Guidelines for Consultant Archaeologists* (MCM, 2011: Sections 1.3.1 and 1.3.2). The following are features or characteristics that can indicate archaeological potential:

- previously identified archaeological sites
- water sources (It is important to distinguish types of water and shoreline, and to distinguish natural from artificial water sources, as these features affect site locations and types to varying degrees.)
 - primary water sources (e.g., lakes, rivers, streams, creeks)
 - secondary water sources (e.g., intermittent streams and creeks, springs, marshes, swamps)
 - features indicating past water sources (e.g., glacial lake shorelines indicated by the presence of raised sand or gravel beach ridges, relic river or stream channels indicated by clear dip or swale in the topography, shorelines of drained lakes or marshes, cobble beaches)
 - accessible or inaccessible shoreline (e.g., high bluffs, swamp or marsh fields by the edge of a lake, sandbars stretching into marsh)
- elevated topography (e.g., eskers, drumlins, large knolls, plateaus)
- pockets of well-drained sandy soil, especially near areas of heavy soil or rocky ground
- distinctive land formation that might have been special or spiritual places, such as waterfalls, rock outcrops, caverns, mounds, and promontories and their bases. There may be physical indicators of their use, such as burials, structures, offerings, rock paintings or carvings.
- resource areas, including:
 - food or medicinal plants (e.g., migratory routes, spawning areas, prairie)
 - scarce raw materials (e.g., quartz, copper, ochre or outcrops of chert)
 - early Euro-Canadian industry (e.g., fur trade, logging, prospecting, mining)



- areas of early Euro-Canadian settlement. These include places of early military or pioneer settlement (e.g., pioneer homesteads, isolated cabins, farmstead complexes), early wharf or dock complexes, pioneer churches and cemeteries. There may be commemorative markers of their history, such as local provincial, or federal monuments or heritage parks
- early historical transportation routes (e.g., trails, passes, roads, railways, portages)
- property listed on a municipal register or designated under the OHA or that is in a federal, provincial, or municipal historic landmark site
- property that local histories or informants have identified with possible archaeological sites, historical events, activities, or occupations

Archaeological potential can be determined not to be present for either the entire property or parts of it when the area under consideration has been subject to extensive and deep land alterations that have severely damaged the integrity of any archaeological resources. This is commonly referred to as “disturbed” or “disturbance” and may include:

- quarrying
- major landscaping involving grading below topsoil
- building footprints
- sewage and infrastructure development
- activities such as agricultural cultivation, gardening, minor grading, and landscaping do not necessarily affect archaeological potential.

4.2 Analysis and Discussion

Section 1.3.1 of the *Standards and Guidelines for Consultant Archaeologists* (MCM, 2011) lists criteria indicative of archaeological potential. MCM stipulates the following requirements for Stage 2 property survey based on archaeological potential.

- No areas within 300 m of a previously identified site, water sources, areas of early Euro-Canadian settlement, or locations identified through local knowledge or informants can be recommended for exemption from further assessment.
- No areas within 100 m of early transportation routes can be recommended for exemption from further assessment.
- No areas within the property containing elevated topography, pockets of well-drained sandy soil, distinctive land formations, or resource areas can be recommended for exemption from further assessment.

Stage 1 background research indicated that the project area has general archaeological potential due to the following factors:

- The project area is largely comprised of well-drained land that is suitable for human habitation.
- One farmstead is shown within the project area in 1878 historical mapping.
- The project area is located adjacent to the early historical transportation route of Woodbine Avenue, to the east.
- A tributary of the Rouge River is located within the project area.
- There are 8 registered archaeological sites within one km of the project area.
- York Region's archaeological management plan indicates that the project area contains archaeological potential.

Given the above criteria, background archival research indicated that the project area exhibited general archaeological potential for the discovery of both pre/post-contact Indigenous and Euro-Canadian archaeological resources therefore, a Stage 2 archaeological assessment was required.

The project area measures 16.8 ha. A visual property inspection determined that 0.9 ha of the project area has been previously disturbed by modern construction activities and has low to no archaeological potential. Additionally, 0.1 ha of the project area consists of ponds and watercourses and has low to no archaeological potential. There are no areas consisting of steeply sloping topographies within the project area.

Therefore, 15.8 ha of the project area retained archaeological potential and was recommended for Stage 2 assessment. Around 3.88 ha of the project area consisted of woodlot, scrub and bushland or maintained lawn and was assessed by test pit survey at 5 m intervals. The remaining 11.92 ha of the project area consisted of agricultural field that was assessed by means of pedestrian survey at 5 m intervals.

No artifacts or other archaeological resources were identified during the Stage 1 & 2 archaeological assessment.



5.0 RECOMMENDATIONS

Subject to acceptance of the results and approval of the recommendations, MCM is requested to deem this report compliant with ministry requirements for archaeological fieldwork and reporting and to issue a letter accepting this report into the *Ontario Public Register of Archaeological Reports*, as provided for in Section 65.1 of the OHA.

The following recommendation is provided for consideration by the Proponent and by the MCM:

1. No artifacts or other archaeological resources were identified during the Stage 1 & 2 archaeological assessment of the project area. The project area has now been fully assessed according to MCM's 2011 *Standards and Guidelines for Consultant Archaeologists*. No further archaeological assessment of the project area is required.



6.0 ADVICE ON COMPLIANCE WITH LEGISLATION

The following advice on compliance with current legislation is provided for consideration:

- a. This report is submitted to the Minister of Citizenship and Multiculturalism as a condition of licensing in accordance with Part VI of the *Ontario Heritage Act*, R.S.O. 1990, c O.18. The report is reviewed to ensure that it complies with the standards and guidelines that are issued by the Minister, and that the archaeological fieldwork and report recommendations ensure the conservation, protection and preservation of the cultural heritage of Ontario. When all matters relating to archaeological sites within the project area of a development proposal have been addressed to the satisfaction of the Ministry of Citizenship and Multiculturalism, a letter will be issued by the ministry stating that there are no further concerns with regard to alterations to archaeological sites by the proposed development.
- b. It is an offence under Sections 48 and 69 of the *Ontario Heritage Act* for any party other than a licensed archaeologist to make any alteration to a known archaeological site or to remove any artifact or other physical evidence of past human use or activity from the site, until such a time as a licensed archaeologist has completed archaeological fieldwork on the site, submitted a report to the Minister stating that the site has no further cultural heritage value or interest, and the report has been filed in the *Ontario Public Register of Archaeological Reports* referred to in Section 65.1 of the *Ontario Heritage Act*.
- c. Should previously undocumented archaeological resources be discovered, they may be a new archaeological site and therefore subject to Section 48 (1) of the *Ontario Heritage Act*. The proponent or person discovering the archaeological resources must cease alteration of the site immediately and engage a licensed consultant archaeologist to carry out archaeological fieldwork, in compliance with Section 48 (1) of the *Ontario Heritage Act*.
- d. The *Funeral, Burial and Cremation Services Act*, 2002, S.O. 2002, c.33 (when proclaimed in force) requires that any person discovering human remains must notify the police or coroner and the Registrar, Burials Unit, at the Ministry of Public and Business Service Delivery and Procurement.
- e. Archaeological sites recommended for further archaeological fieldwork or protection remain subject to Section 48(1) of the *Ontario Heritage Act* and may not be altered, or have artifacts removed from them, except by a person holding an archaeological license.

7.0 CLOSURE

This report was prepared for the exclusive use of the Proponent, unless otherwise expressly stated in the report or contract. This report documents work that was performed in accordance with the accepted professional standards at the time and location in which the services were provided.

The report is based solely on data and information collected during the archaeological assessment as described in this report. All information received from the Proponent or third parties in the preparation of this report has been assumed by ACC to be factual and accurate. ACC assumes no responsibility for any deficiency, misstatement, or inaccuracy in information received from others. ACC disclaims any obligation to update this report for events or information that becomes available to ACC after the assessment has been completed.

Conclusions made within this report consist of ACC's professional opinion as of the time of the writing of this report and are based solely on the scope and extent of work described in the report, the limited data available, and the results of the work. The conclusions are based on the conditions encountered by ACC at the time the work was performed. Due to the nature of archaeological assessment, which consists of systematic sampling, it is possible that unforeseen and undiscovered archaeological resources may be present within the assessed area. ACC does not warrant against undiscovered environmental liabilities nor that the sampling results are indicative of the condition of the entire property. No other representations, warranties, or guarantees are made concerning the accuracy or completeness of the data or conclusions contained within this report, including no assurance that this work has uncovered all potential archaeological resources associated with the identified property.

Any use of this report by any third party is prohibited. This report is not to be given over to any third party, for any purpose whatsoever, without the written permission of ACC, which shall not be unreasonably withheld. Any use which a third party makes of this report, in whole or in part, or any reliance on or decisions to be made based on any information and conclusions in the report, are the responsibility of the third party. ACC assumes no responsibility for losses, damages, liabilities or claims of any kind whatsoever, howsoever arising, from third party use of this report.

ACC makes no other representations whatsoever, including those concerning the legal significance of the report's findings, or as to other legal matters touched on in this report, including, but not limited to, ownership of any property, or the application of any law to the facts set forth herein.



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9.0 IMAGES



Image 1: Laneway leading into project area, along eastern edge, facing west.



Image 2: Project area from northeast corner, facing southwest.



Image 3: Project area, facing south.



Image 4: Project area, along southern edge, facing northeast.



Image 5: Project area, along northern edge, facing east.



Image 6: Project area, facing northwest.





Image 7: Project area, from southern edge, facing north.



Image 8: Project area, from southern edge, facing north.



Image 9: Project area, from northern edge, facing east.



Image 10: Waterway within project area, from southern edge, facing north.



Image 11: Project area, from northern edge, facing east.



Image 12: Project area, from southern edge, facing northwest.





Image 13: Project area, from northern edge, facing southwest.



Image 14: Structure within project area, facing north.



Image 15: Structure within project area, facing south.



Image 16: Project area, facing southeast.



Image 17: Residential home within project area, from southeastern corner, facing northwest.



Image 18: Project area, from southeastern corner, facing northeast.





Image 19: Typical test pit.



Image 20: Typical test pit.



10.0 FIGURES

See the following pages for detailed assessment mapping and figures.



Figure 1: Location of the Project Area on a Topographic Map

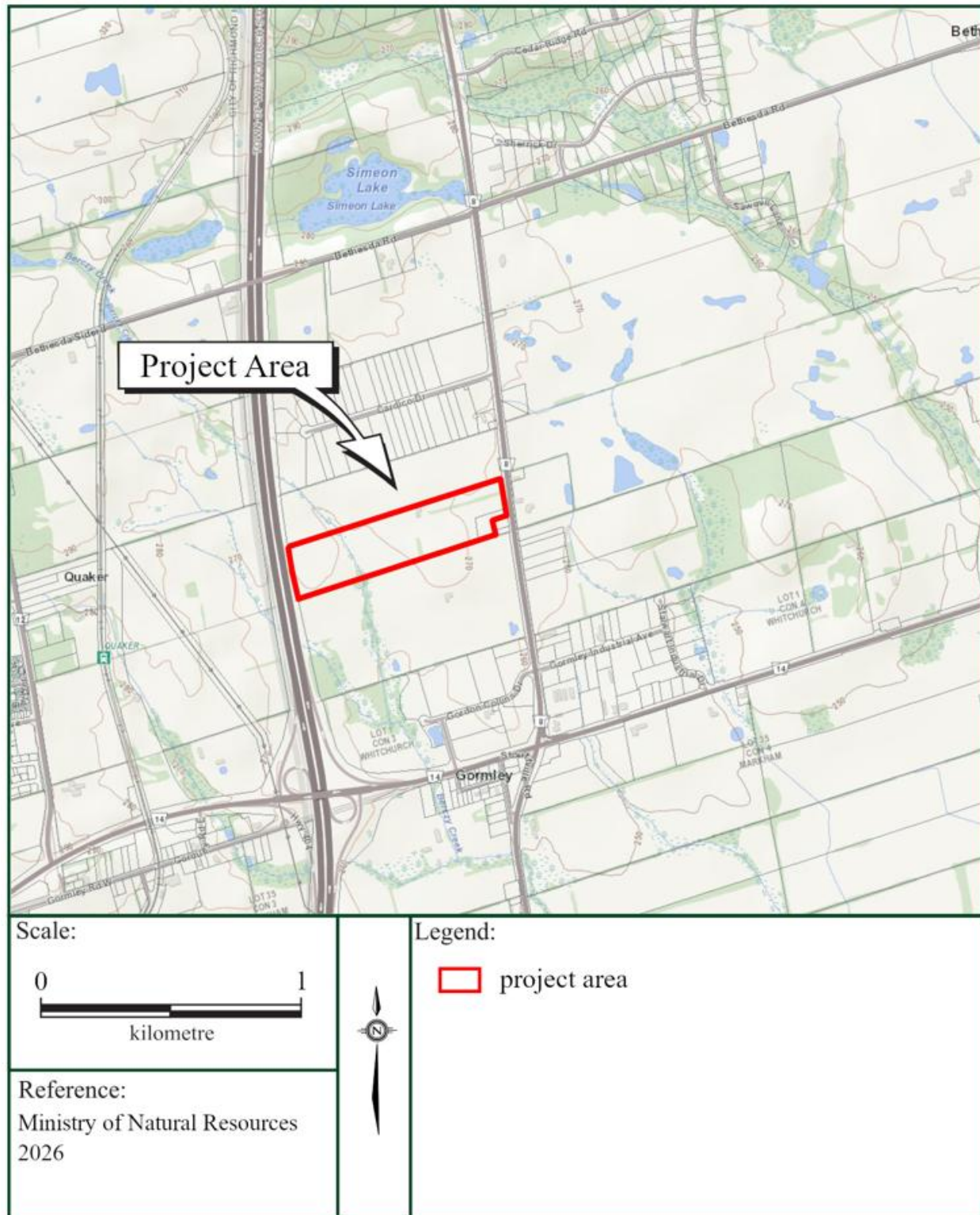


Figure 2: Location of the Project Area on a 1951 Historical Topographic Map

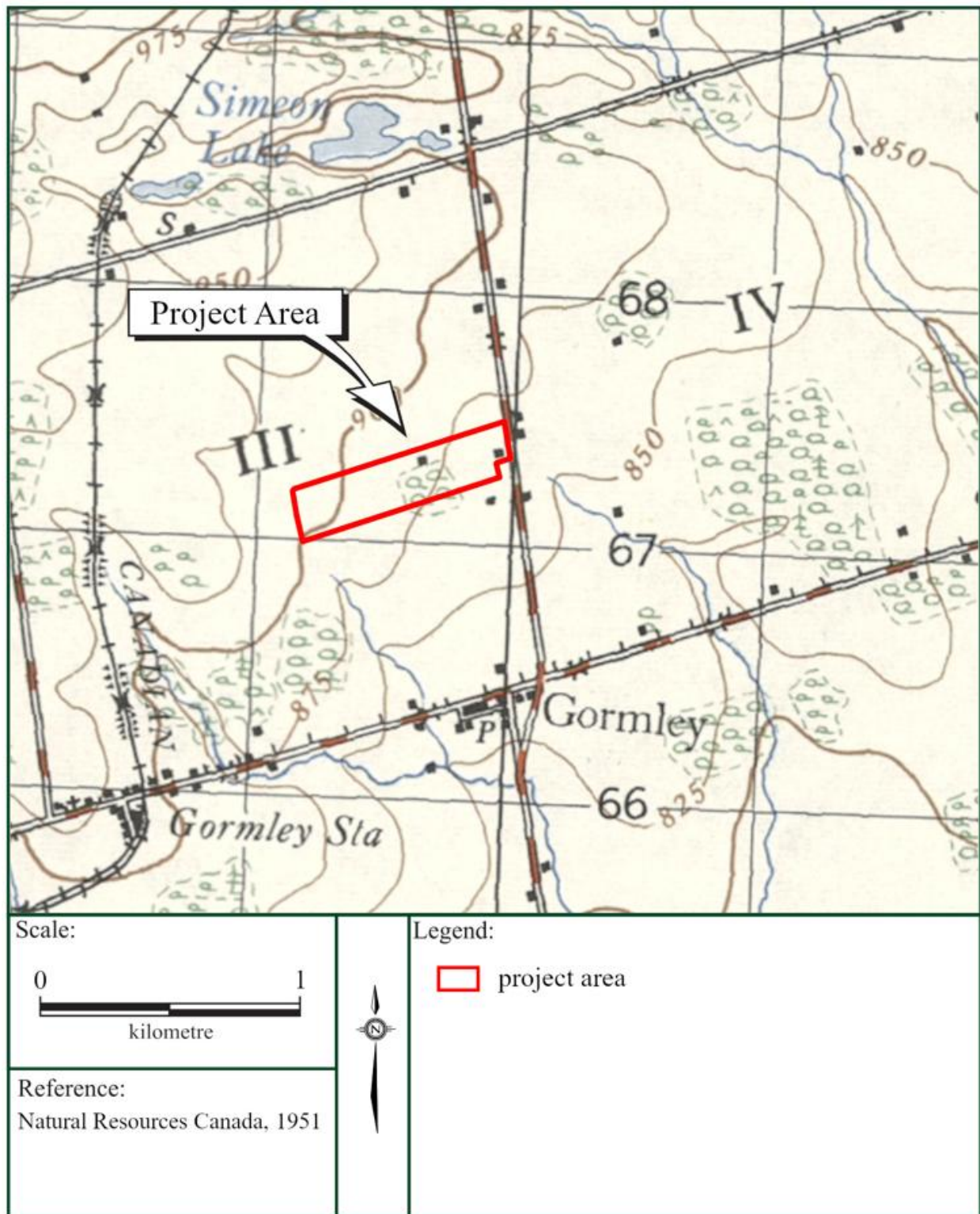


Figure 3: Plan of Survey of the Project Area

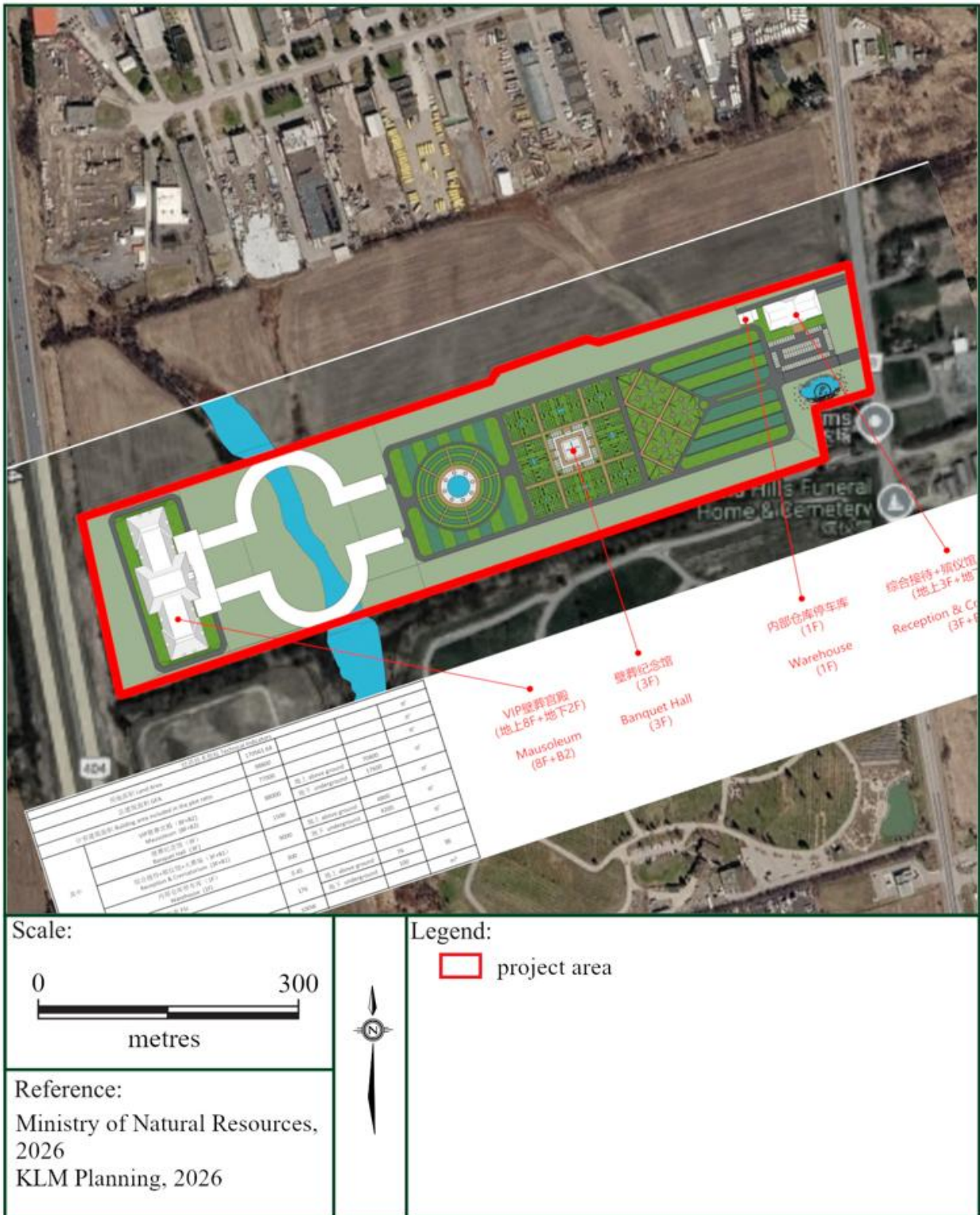


Figure 4: Location of the Project Area on Tremaine's 1860 Map of the County of York

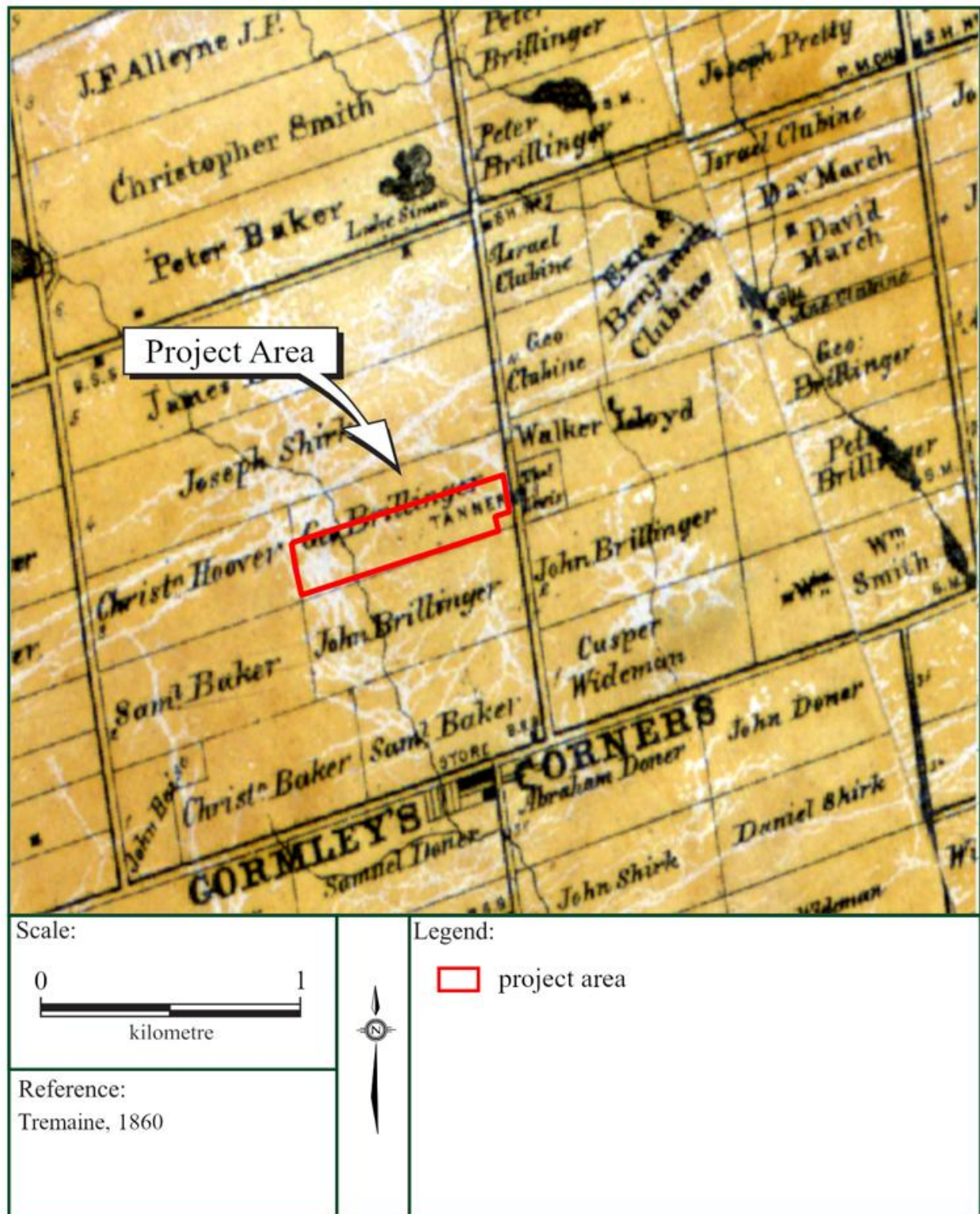


Figure 5: Location of the Project Area on Miles & Co's 1878 Illustrated Historical Atlas Map of the County of York

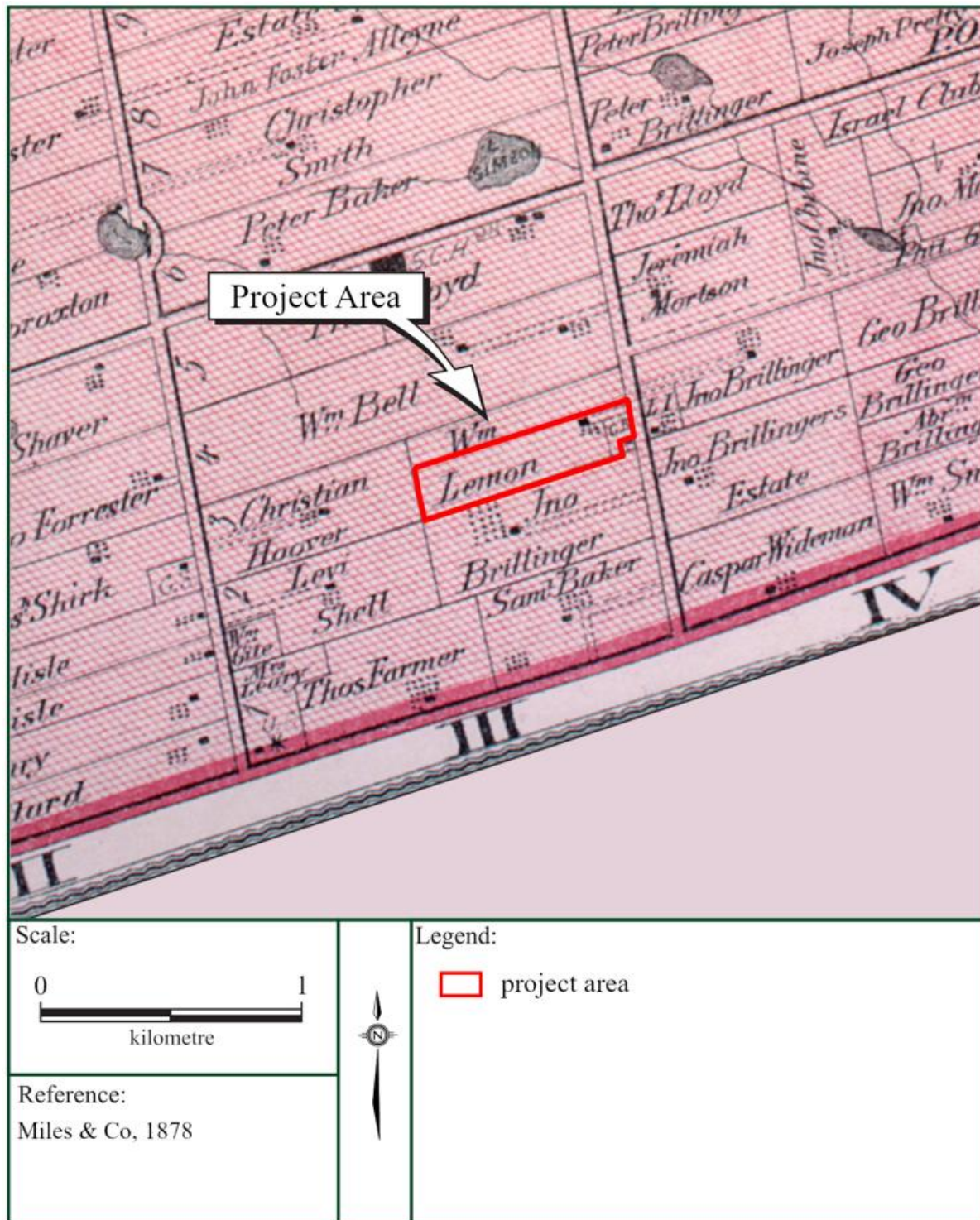


Figure 6: Location of the Project Area on a Map of York County Soils

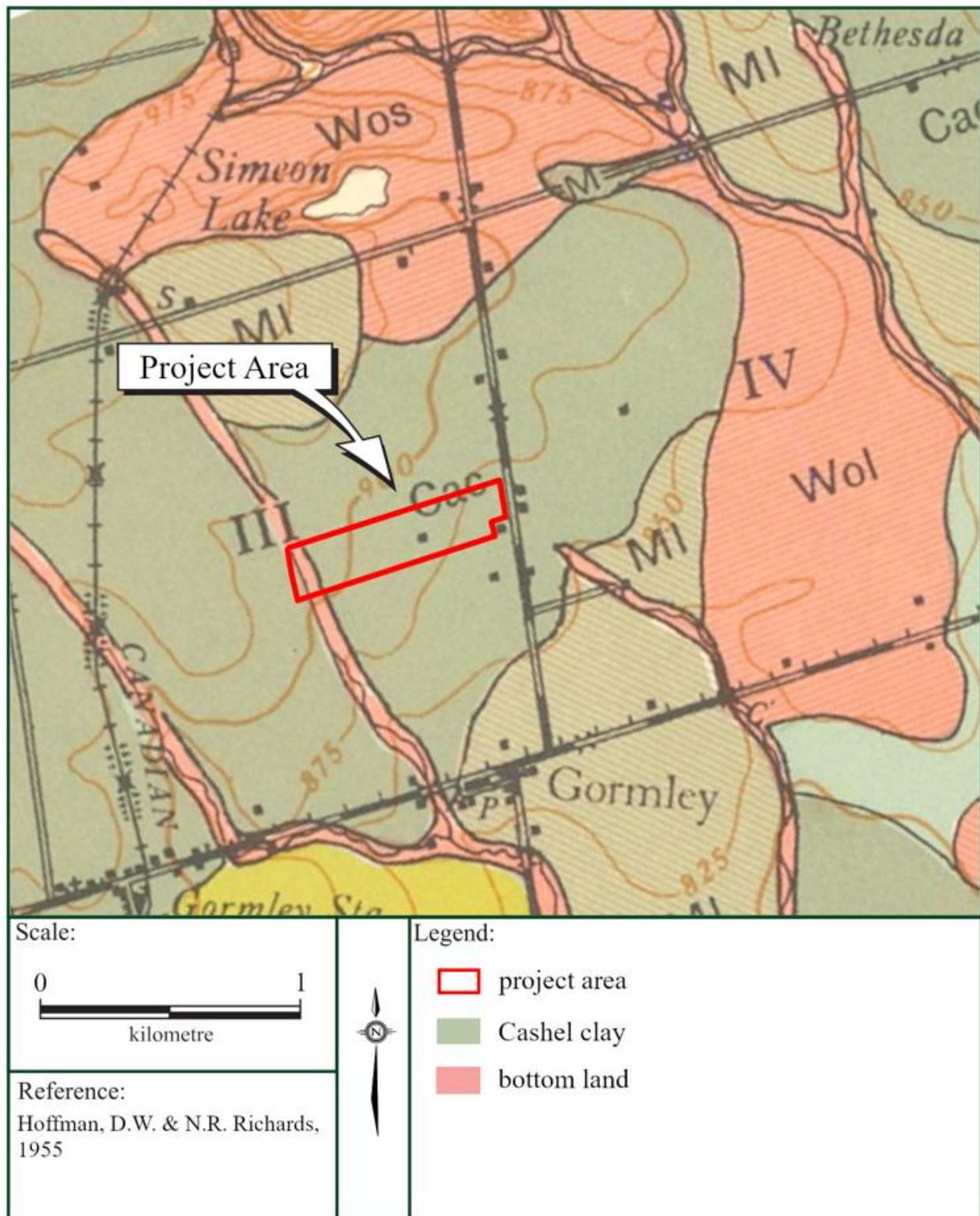


Figure 7: Current Land Use of the Project Area



Figure 8: Previous Archaeological Assessments Conducted within 50 m of the Project Area

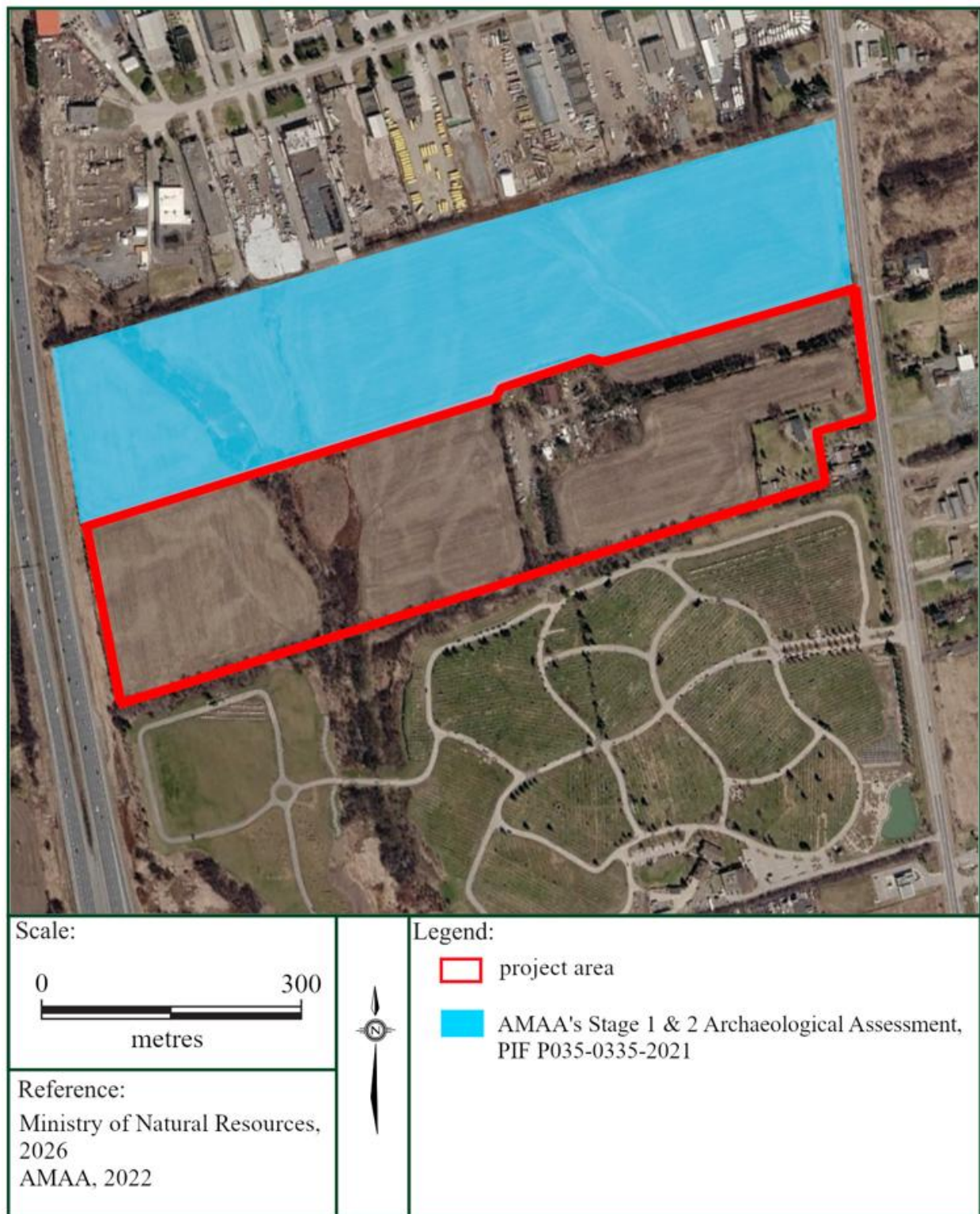


Figure 9: Location of the Project Area on York Region's Archaeological Potential Map

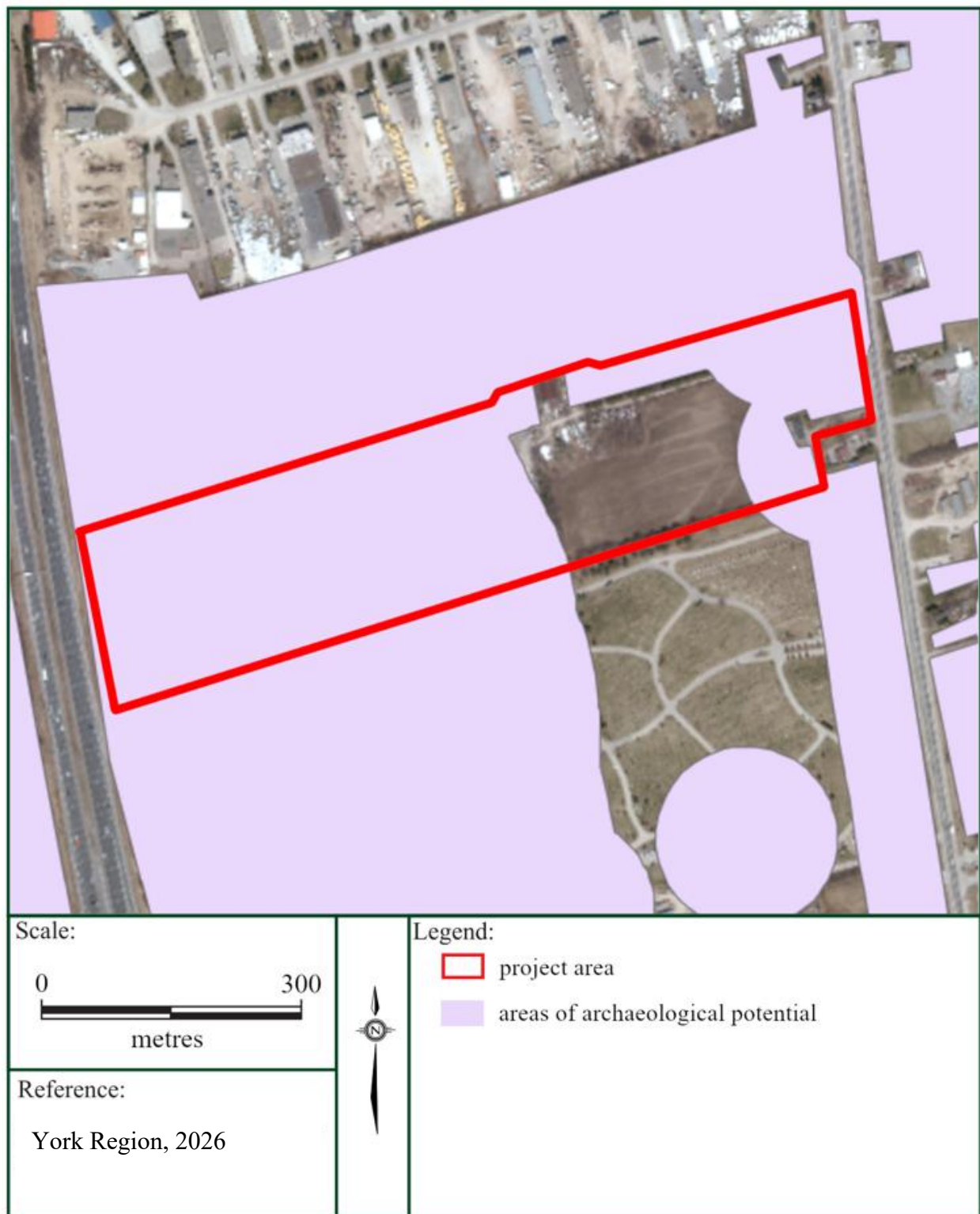


Figure 10: Aerial Imagery Showing the Results of the Stage 1 & 2 Archaeological Assessment of the Project Area

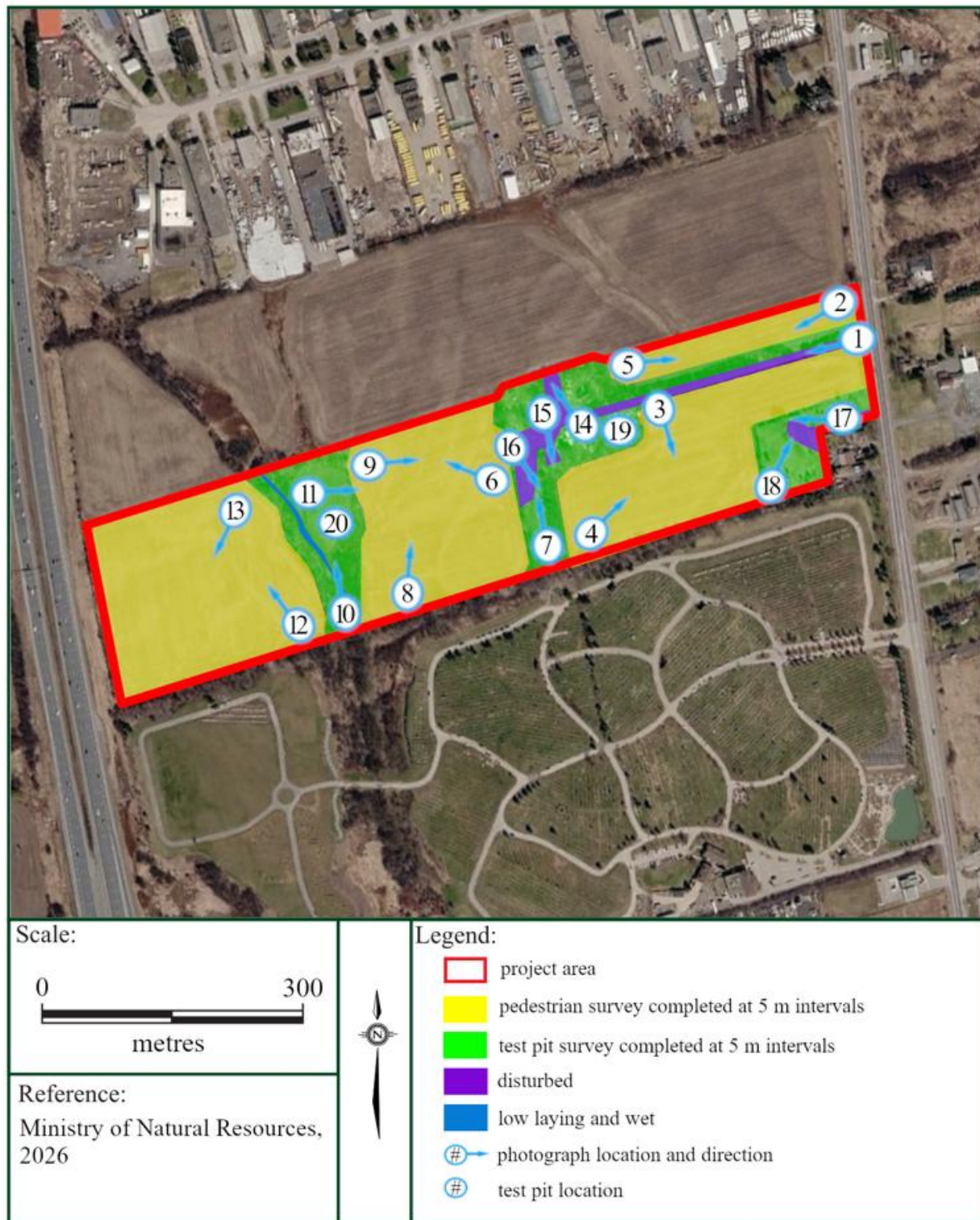


Figure 11: Plan of Survey Showing the Results of the Stage 1 & 2 Archaeological Assessment of the Project Area

