

Armson-Wood House c. 1845

The subject property has been researched and evaluated to determine its cultural heritage significance according to Ontario Regulation 9/06. This Regulation, defined in the *Ontario Heritage Act*, outlines several criteria for determining whether a property is of cultural heritage value or interest. For a property to be designated under section 29 of the *Ontario Heritage Act*, it must meet two or more of these criteria, which are outlined below. By using these criteria, staff can determine if the property's cultural heritage value or interest merits designation under the *Ontario Heritage Act*.

Description of Property

The property at 3778 County Road 88 is located on the north side of County Road 88 and is an active farming operation. The property contains a c.1845 Georgian two storey farmhouse. Due to its association with early settler families it is known as the Armson-Wood House.

Statement of Cultural Heritage Value or Interest

Design/ Physical Value

The Armson-Wood house has design and physical value as representative example of a Georgian farmhouse. The house was built around 1845 and has elements of both these styles which includes: two design with a end gable roof featuring a five over five symmetrical façade. The home is also one of few main mud-block constructed homes in West Gwillimbury/ Simcoe County.

Historical/ Associative Value

The Armson-Wood House has historic/associative value for its direct association with the Armson and Woods family. Both families were early settlers in the Bradford/West Gwillimbury community. Both families were active farmers, which contributed to the growth and development of the Town. William Armson, the first owner of the subject property went on to be the longest-serving Warden of the County of Simcoe.

Contextual Value

The Armson-Wood House has contextual value because it defines and supports and maintains the character of the agrarian routes of the community.

Description of Heritage Attributes

Key heritage attributes of the Armson-Wood House that exemplify its heritage value as a Georgian farmhouse house as it relates to the two storey residential building include:

- *Gable End Roofs*
- *Five-over-Five Bay Façade*

- *Symmetrical Massing*
- *Shallow Roofs*
- *Mud Block Construction*
- *Expansive Front Lawn and Setback from County Road 88*