

Barry-Scott House

c. 1870

110 Church Street

Cultural Heritage Evaluation Report

October 2026

Town of Bradford West Gwillimbury Municipal Heritage Committee

EXECUTIVE SUMMARY

The purpose of this Cultural Heritage Evaluation Report, or CHER, is to determine if the subject property merits designation under Part IV, section 29 of the Ontario Heritage Act (OHA). A Cultural Heritage Evaluation Report provides an overview of the property based on primary and secondary research and visual inspection of the property. Please note that all visual inspections of the property were taken from the public right of way and no site visits were made. It also includes an evaluation against the prescribed criteria of Ontario Regulation 9/06, including design/physical value, historical/associative value, and contextual value. This CHER also includes a draft Statement of Significance and identification of heritage attributes.

The designation of heritage properties is legislated by the OHA and is supported at a provincial level by the Provincial Policy Statement (2024). The conservation of cultural heritage resources is also supported by the County of Simcoe Official Plan, and the 2023 Official Plan for the Town of Bradford West Gwillimbury.

Based on the contents of this report, the property located at 110 Church Street meets the criteria for designation under Part IV of the Ontario Heritage Act.

Property Name	Barry-Scott House
Municipal Address	110 Church Street
Legal Description	Lot 82 and 83 on Plan 56
Property Size	0.081 hectares
Date of Construction	1870
Heritage Recognition	Listed on Municipal List of Heritage Properties
Lead Researcher	Thomas Dysart, MCIP, RPP, CAHP Senior Planner, Town of BWG

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SUBJECT PROPERTY

The subject property is located on the west side of Church Street, norther of Frederick Street. The property has a municipal address of 110 Church Street.

The legal description for the property is Lot 82 and 83 on Plan 56.



Figure 1: Subject Property (2025)



Figure 2: Topographic Map of BWG (1928)

BACKGROUND RESEARCH

Design and Physical Value

Neoclassical architecture is typically proportioned style and buildings are typically rectangular with low pitched gable roofs. Houses are typically two or two and a half story with balanced facades. Neoclassical homes feature centered entrances with decorative elements to emphasize the main door. Neoclassical architecture gained in popularity following the War of 1812. Influenced largely by Georgian architecture, neoclassical architecture was more refined, delicate in style and overall a more elegant approach to home-building.

Construction materials may vary, but it has been noted, that homes are typically of either stone or wood construction. Based on the Fire Insurance Map of 1924, it is identified that the primary construction material of the subject property is wood with rough cast as an outer building material.

The subject property at 110 Church Street is of wood construction, built in the neoclassical architecture style. The overall appearance is that of symmetrical three-bay facade with a medium slope gable roof. There are large window opening on the front and sides of the building. Inside end chimneys can be seen on either side of the building. While the semi-circular portico is not original to the building, it does reference a typical neoclassical feature, which is to highlight the front entrance of the building.



Figure 3: Subject Property

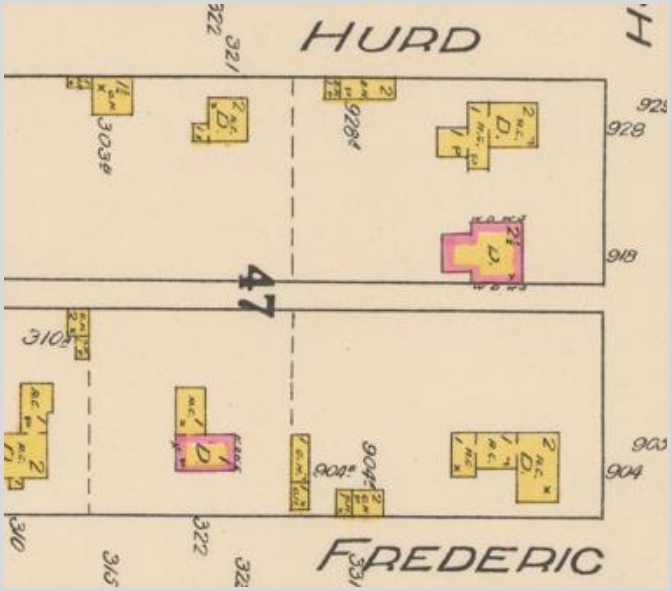


Figure 4: Fire Insurance Map (1924)



Figure 5: Georgian Architecture has many influences over neoclassical architecture

BACKGROUND RESEARCH

Historical and Associative Value

Pre Contact History

The subject property is in the traditional territory of the Anishinaabek Nation, which includes Ojibwe, Odawa and Potawatomi Nation, collectively known as the Three Fires Confederacy and that the Huron-Wendat, Chippewa and Haudenosaunee Nations have also been associated with lands. The subject lands were part of the Lake Simcoe-Nottawasgaa Treaty No.18 of 1818, where in exchange for 1,592,000 acres, the Chippewas were paid a yearly sum of 1200 pounds.

Land Ownership

The original patent in which the subject property was located was once owned by a Robert Ross of Whitchurch; Ross purchased all 200 acres in Mach 1830; Ross then sold the lands to Letitia Magee, a spinster, for $100 a month later in April 1830. Magee then went on to sell off the lands at varying sizes (1/2 acres, 1/4 acre etc.) to various new settlers to Bradford. William Hawkins acquired the land sometime around 1864 and the Lot 82 and 83 transferred between several early residents of BWG:

Nature of Instrument	Instrument Date	Grantor	Grantee	Notes
B&S	1864	William Hawkins (of Toronto)	James W. Barry of Bradford	$400
B&S	1875	James W. Barry of Bradford	Unknown/ illegible	
B&S	1888	Unknown/illegible	Wilson Scott	
B&S	1920	Francis E. Scott (Widow)	Samuel R. Lee	

Given the approximate construction date of the house (c.1870), it is understood that the house is most likes associated with James Watson Barry of Bradford.

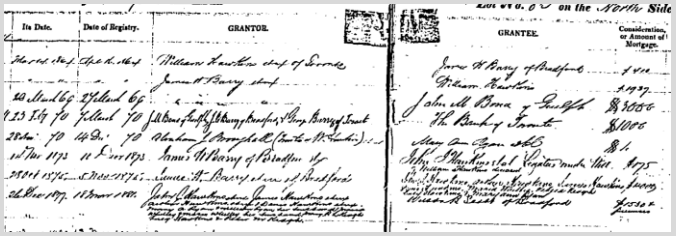


Figure 6: Land Registry Records

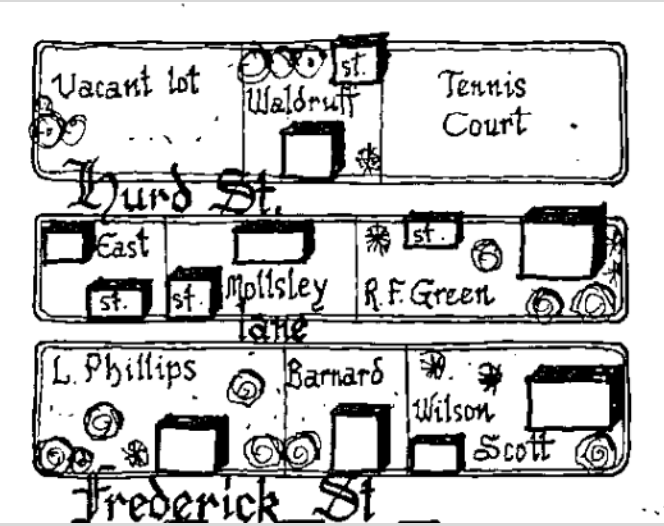


Figure 7: Village of Bradford, 1900

BACKGROUND RESEARCH

Historical and Associative Value

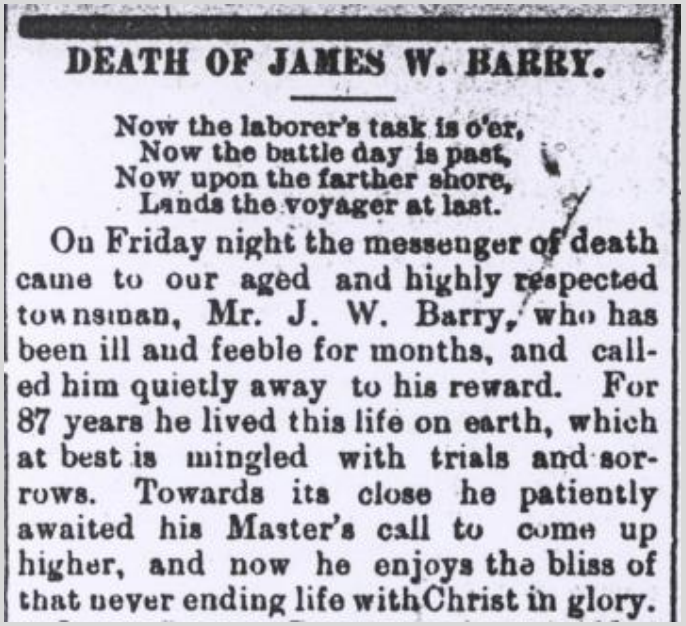
James Watson Barry

James Watson Barry was born in 1804 in Mitchellstown, County Cork, Ireland. In 1836, James, along with his parents moved to Canada. He settled in Holland Landing and came to Bradford in 1846. James' obituary quotes that his he married "Mrs. Scott" after his first wife (who we believe to be a Rebecca Collins, given a 1893 obituary, Colins could be a maiden name) died. James and Rebecca had six (6) children:

- Mary Elizabeth (1842)
- James William Barry (1842)
- Anna Barry (1845)
- Thomas Richard Barry (1848)
- Robert John Barry (1850)
- Henry Charles Barry (1856)

In the 1866 County of Simcoe Gazateer, James is listed as being involved in the tanning and hide business; this continues in the 1872 Gazateer (being listed as a morocco manufacture and tanner) and in the 1884 Gazateer, James W. Barry is listed as a merchant.

The Census' of the time, confirm the occupation. In the 1871 Census James (aged 67) is a manufacturer. In the 1881 Census, James (aged 77) is listed as a "Hide Dealer." Barry's obituary notes that he was involved in the tanning trade, despite his place of business burning down "no less than seven times." Barry was dedicated to his business and worked until he was no longer able too. In addition to his role in busiess, Barry was also a member of the local Council. James Barry died in 1891 and is interred at Christ Church Cemetery in Bradford West Gwillimbury.



DEATH OF JAMES W. BARRY.

Now the laborer's task is o'er,
Now the battle day is past,
Now upon the farther shore,
Lands the voyager at last.

On Friday night the messenger of death came to our aged and highly respected townsman, Mr. J. W. Barry, who has been ill and feeble for months, and called him quietly away to his reward. For 87 years he lived this life on earth, which at best is mingled with trials and sorrows. Towards its close he patiently awaited his Master's call to come up higher, and now he enjoys the bliss of that never ending life with Christ in glory.

Figure 8: Obituary of J. Barry

BACKGROUND RESEARCH

Historical and Associative Value

Wilson Scott

Wilson B. Scott, was the son of Rebecca Barry, but records are unclear of whether there are any relations to James W. Barry – as noted above, Rebecca may have had a maiden name of Collins, married Wilson P. Scott, whom died and remarried James W. Barry. Wilson Bruce Scott, is the son of Wilson P. Scott and Rebecca Collins (Scott). Wilson B. Scott married Francis McLeod in December 1839.

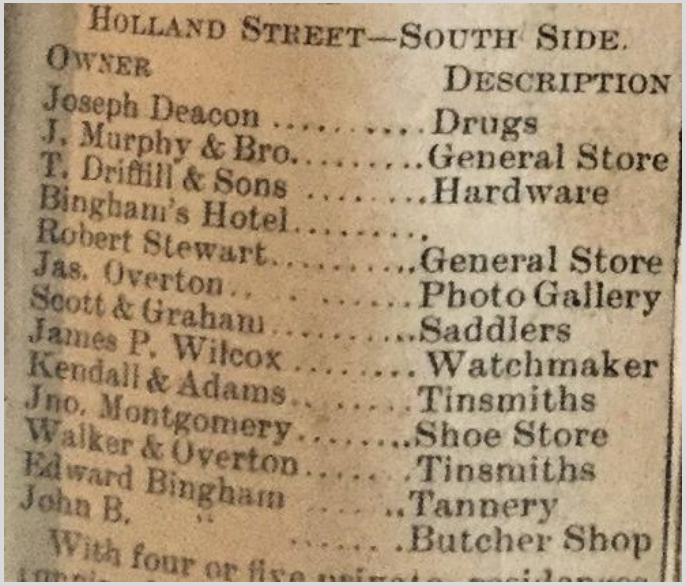
In the 1871 Census, Scott (36) is listed as a Saddler. In the 1872 Gazetteer for the County of Simcoe, Scott is listed as working with Thomas S. Graham, as saddlers. He is of Irish decent and is living with Frances (22). In 1881, Scott (46) is listed as being a harness market and living with Francis (31) , Walter (9) and Maria (Clara?) (7). Wilson died in 1916 and is buried at Mt. Pleasant Cemetery.

Scott & Graham suffered significant losses in the Bradford fire of 1871 that destroyed much of Holland Street.

Both families, Barry and Scott, were contributors to the old Village of Bradford, being involved in important industries that contributed to the success of Bradford's development.



Figure 9: Buisnessmen of Bradford



HOLLAND STREET—SOUTH SIDE.

OWNER	DESCRIPTION
Joseph Deacon	Drugs
J. Murphy & Bro.	General Store
T. Driffill & Sons	Hardware
Bingham's Hotel	
Robert Stewart	General Store
Jas. Overton	Photo Gallery
Scott & Graham	Saddlers
James P. Wilcox	Watchmaker
Kendall & Adams	Tinsmiths
Jno. Montgomery	Shoe Store
Walker & Overton	Tinsmiths
Edward Bingham	Tannery
John B. "	Butcher Shop

With four or five private residences

Figure 10: Documented losses in the fire of 1871

BACKGROUND RESEARCH

Contextual Value

The subject property is located along Church Street, north of Frederick Street, which is one of the streets that form the original Village of Bradford. The property is an excellent example of an early 20th century residential building set in a growing community. The property is surrounded by architecturally similar properties and contributes to the historic identify of the Downtown Bradford neighborhood.

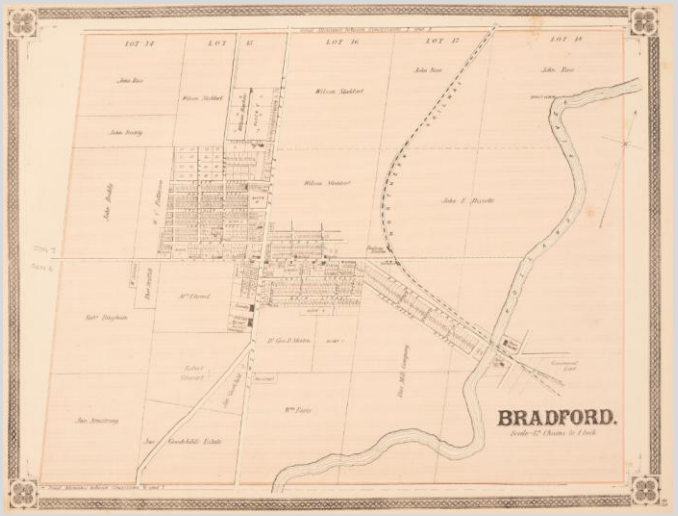


Figure 11: Village of Bradford, 1824


Celebrating the July 1st weekend, in the year 1908. This photograph was taken from Holland St.E.,Bradford, opposite the present location of Spence Lumber.

Figure 12: Scott operated his business in the area of Holland and Nelson Street

EVALUATION UNDER ONTARIO REGULATION 9/06

	Ontario Regulation 9/06 Criteria	Evaluation	Criteria met (Y/N)
i	is a rare, unique, representative or early example of a style, type, expression, material or construction method;	The property is an example of an early 19th century residential building designed in the Neoclassical architectural style.	
ii	displays a high degree of craftsmanship or artistic merit;		
Iii	demonstrates a high degree of technical or scientific achievement.		
iv	has direct associations with a theme, event, belief, person, activity, organization or institution that is significant to a community;	The property has direct associations with the James Barry and Wilson Scott. Barry & Scott was a business owners on Holland Street and contributed to the development of the Town.	
v	yields, or has the potential to yield, information that contributes to an understanding of a community or culture;		
vi	demonstrates or reflects the work or ideas of an architect, artist, builder, designer or theorist who is significant to a community.		
vii	is important in defining, maintaining or supporting the character of an area;	The property is historically linked to its surrounding area, being on one of the oldest streets in Bradford, adjacent to other similarly aged properties.	
viii	is physically, functionally, visually or historically linked to its surroundings;		
ix	is a landmark.		

Statement of Cultural Heritage Value or Interest

Barry-Scott House c. 1870

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 contains a Neoclassical, c. 1870 residential dwelling. Due to its association with an early settler family of West Gwillimbury, it is known as the Barry-Scott House.
Its legal address is:
110 Church Streert; Part of Lots 82 and 83, North Side of Frederick Street, Plan 56

Statement of Cultural Heritage Value or Interest

Design/ Physical Value

The Barry-Scott House has design and physical value as representative example of a Neoclassical, c. 1870 property. The house was built around 1870 and has the following characteristics: two storey rectangular dwelling with a symmetrical three bay façade with double inside end chimneys.

Historical/ Associative Value

The Scott House has historic/associative value for its direct association with the James Barry, Merchant and Wilson Scott, Merchant, "Scott and Graham," saddles, harness and trunks. The Barry and Scott families were an early settler family in the Bradford/West Gwillimbury community. The family/individual were business owners, which contributed to the growth and development of the Town.

Contextual Value

The Scott House has contextual value because it defines and supports and maintains the historic character of the former Village of Bradford.

Description of Heritage Attributes

Key heritage attributes of the Scott House that exemplify its heritage value as a Neoclassical, c. 1870 house as it relates to the property include:

- Two storey rectangular house
- Symmetrical three bay façade
- Large window openings
- Medium slope gable roof
- Double inside end chimneys
- End gable wall eave returns

SOURCES

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We Grew Up In or Live in Bradford West Gwillimbury Facebook Group. Facebook.com

SOURCES

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http://archives.bradford.library.on.ca/index.php/bradford-businessmen-of-1894

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