

HURLSTONE PARK

HERITAGE ASSESSMENT STUDY

STAGE 2:

HERITAGE ASSESSMENT OF

POTENTIAL HERITAGE ITEMS

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prepared by Paul Davies Pty Ltd
for City of Canterbury-Bankstown Council

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1.0 INTRODUCTION

1.1. BACKGROUND

Paul Davies Pty Ltd was commissioned by the City of Canterbury-Bankstown Council in May 2016 to undertake Stage 1 of the Hurlstone Park Heritage Assessment Study to identify any potential Heritage Conservation Areas and potential heritage items within the suburb of Hurlstone Park.

Stage 1 Hurlstone Park Heritage Assessment Study Report - that identified seven (7) potential Heritage Conservation Areas and 51 Potential Heritage Items for further investigation - was endorsed by Council at its meeting of 27 September 2016. The Council resolution adopted on 27 September was:

That:

1. Stage 1 of the Hurlstone Park Heritage Assessment Study is endorsed, noting that community consultation will occur as part of the exhibition of the planning proposal
2. Stages 2 and 3 of the Hurlstone Park Heritage Assessment Study involving preparation of inventory sheets, consultation strategy and Development Control Plan controls be undertaken.
3. A planning proposal be prepared for the listing of the identified heritage items and heritage conservation areas in Hurlstone Park, and submitted to the Department of Planning and Environment under Section 56 of the EPA Act for a gateway determination.
4. A report be submitted to Council prior to public exhibition of the planning proposal.
5. Council make Interim Heritage Orders in accordance with section 25 of the Heritage Act 1977 for the potential heritage items identified by the Hurlstone Park Heritage Assessment Study and listed in Attachment B.

Note that Resolution 5 - Interim Heritage Orders (IHOs) to be placed over all potential heritage items identified in the Stage 1 study - was enacted in response to two recent demolitions of buildings within Hurlstone Park that occurred shortly before the September 2016 Council meeting.

These IHOs remain current as at the date of this report.

Paul Davies Pty Ltd was commissioned in November 2016 to undertake Stages 2 and 3 of the Hurlstone Park Heritage Assessment Study, as outlined above.

1.2. THE BRIEF

The brief for Stage 2 of the Study (the subject of this report) is to undertake the following tasks:

Potential Heritage Items identified in the Stage 1 report

Analyse the potential Heritage Items identified in the Stage 1 report (see Attachment 1 for list), involving:

- Photography
- Historical research where existing historical research is lacking
- Analysis of the heritage significance of the potential heritage items in accordance with NSW Heritage Assessment significance criteria and practice

- Prepare State Heritage inventory (SHI) forms for potential heritage items assessed as being of heritage significance at a local or state level, and therefore recommended for heritage listing.
- An analysis of the reasons for exclusion of any potential heritage items not recommended to proceed to heritage listing (to be outlined in this report).

Heritage Conservation Areas identified in the Stage 1 report

- Prepare State Heritage Inventory forms for each of the seven potential HCAs identified in the Stage 1 report, with history and physical descriptions based on the work undertaken in Stage 1 of the study (see Attachment 3 of this report).

The seven draft Heritage Conservation Areas identified in Stage 1 of the study are:

- Crinan Street Shops HCA
- Duntroon Street HCA
- Floss Street HCA
- Hampden Street HCA
- Melford Street HCA
- Melford Street North HCA
- Tennent Parade HCA.

This Report

- Prepare a report (this report) outlining the outcomes of Stage 2 of the study, including the reasons for exclusion of any potential heritage items identified in Stage 1.

Attachment 1 to this report sets out the list of potential heritage items identified in Stage 1 of the study which were analysed in this Part 2: Review of potential heritage items.

1.3. APPROACH AND METHODOLOGY

This review involved site inspections including site photography, historical research and analysis of each potential heritage item and site, with the exception of a number of sites where existing historical research was considered sufficient.

The methodology used is in accordance with the guidelines for heritage assessment in the NSW Heritage Manual published by the NSW Heritage Division, Office of Environment & Heritage (OEH).

The significance analysis undertaken for each potential heritage item and heritage conservation area (HCA) follows the guidelines in the publication *Assessing Heritage Significance* 2001 available online from the NSW Office of Environment & Heritage (OEH).

The potential heritage item sites were visited and photographed by Chery Kemp, Heritage Specialist of Paul Davies Pty Ltd in December 2016.

1.4. AUTHOR IDENTIFICATION

This report was prepared by Paul Davies Pty Ltd, Architects and Heritage Consultants, 180 Darling St Balmain NSW 2041.

This report was authored by Chery Kemp, Heritage Specialist and Paul Davies, Director, with new historical research on potential heritage items undertaken and new potential heritage item histories were researched and written by Dr Charles Pickett, Historian sub-consultant.

This report has been reviewed by Paul Davies, Director, Heritage Architect, of Paul Davies Pty. Ltd.

1.5. ACKNOWLEDGEMENTS

The assistance of the following persons in undertaking this Study is gratefully acknowledged:

- Kirsten Cox, Community History Librarian at Campsie Library, who assisted our historian with his historical research on potential heritage items;
- Rod Clayton, the principal of The Edgware Special Purposes School in Burnett Street, Hurlstone Park, who gave permission to access and photograph buildings on the school site;
- Colin Matthews, of the Siddha Yoga Ashram at 50 Garnet Street, Hurlstone Park who gave permission to access and photograph buildings on the site.

2.0 POTENTIAL HERITAGE ITEMS ANALYSIS

Stage 1 of this project identified 51 properties as potential heritage items for further investigation in Stage 2. The 51 properties examined included 35 items or item groups, which included pairs of adjacent buildings, and sites such as the St Stephanos Greek Orthodox Church site, a site covering 3 separate allotments of land. The list in Attachment 1 to this report lists the potential items as 35 items or item groups.

This review concluded that 22 items or item groups of the 35 items or item groups analysed satisfy the heritage significance criteria to meet the threshold for listing as local heritage items.

The potential items or item groups recommended for local heritage listing are summarised in Table 1 below, which sets out the reasons for the recommendation to proceed with heritage listing for these places.

Attachment 1 of this report contains the detailed draft State Heritage Inventory (SHI) forms for these Potential Heritage Items recommended to proceed to public exhibition as part of an amendment to add these items to the heritage item schedule (Schedule 5) of the Canterbury Local Environmental Plan.

Table 2 below sets out the conclusions of this review with regard to the potential items and item groups examined (of the total 35 potential heritage items or item groups) that have *not been* recommended to proceed to listing as heritage items. The table sets out the reasons for the recommendation to not proceed with heritage listing of these items or item groups.

The following area map identifies the locations of the 51 properties showing those that are recommend for inclusion as items and those that not recommended as inclusion as items. The map also shows existing heritage items within the LEP and the boundaries of the proposed Heritage Conservation Areas.

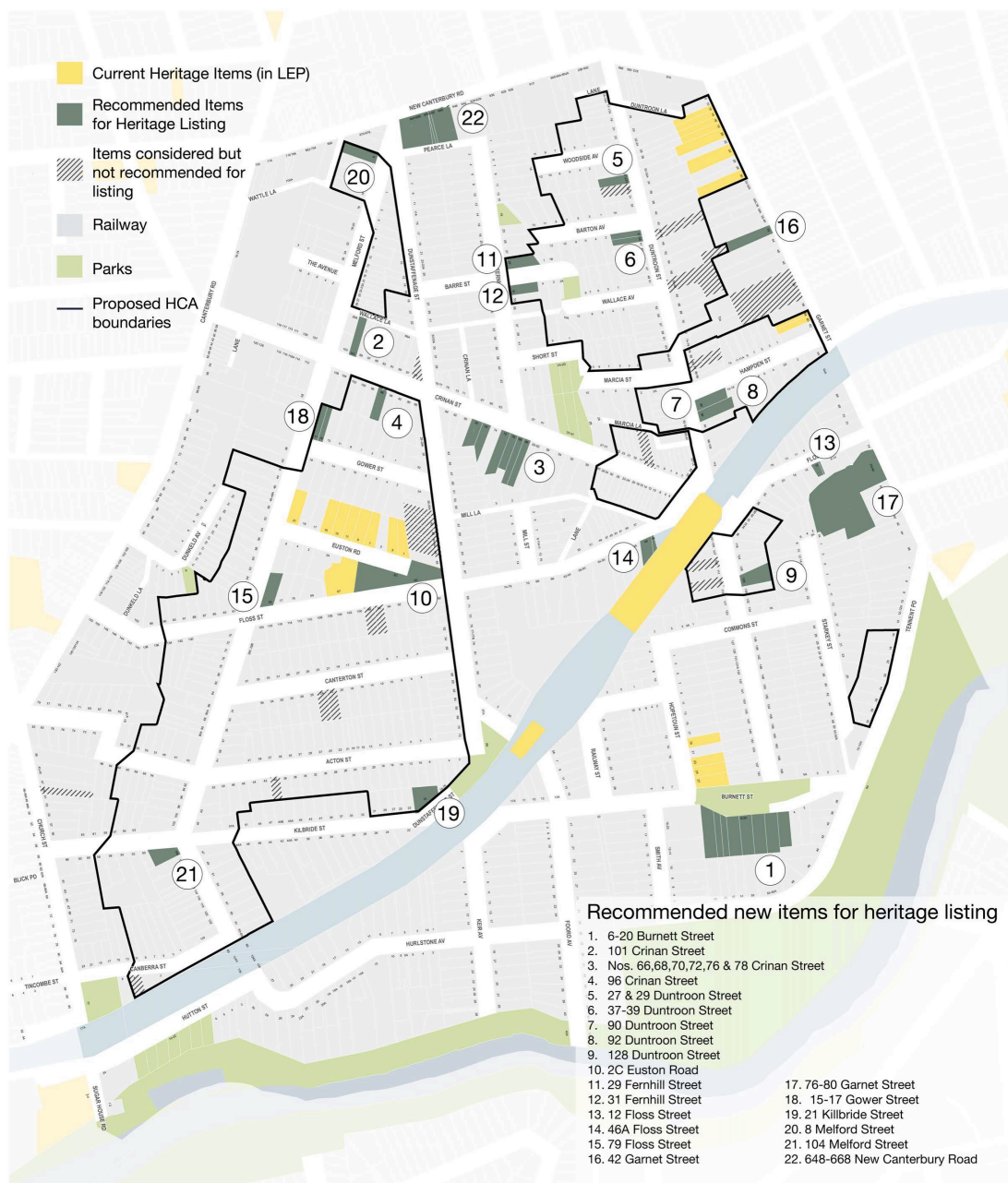










Figure 1: Map of Hurlstone Park showing location of the 51 lots considered for potential heritage listing.


Table 1: List of potential heritage items that ARE recommended for local heritage listing


Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment
Edgeware School (Special purpose public school). Not within any draft HCA.	6 -20 Burnett Street	Lot 105, DP 8865	The site contains 2 public school buildings dating from the original late 1920s construction date of the original Hurlstone Park Infants School, which is the only school in Hurlstone Park - the main school building constructed 1927 as a Public Infant's School, designed by the Dept. of Education's architect's office, and a weatherboard classroom building likely constructed in 1928 (indicated with red arrows in Figures below). The interior of the main school building is relatively intact, including ceilings and joinery, however the return verandah has been enclosed (likely in 1948). The weatherboard classroom building is also relatively intact however with a verandah enclosed and a modern, lower ceiling installed to the interior.	The two late 1920s school buildings have local historical, aesthetic and social significance demonstrating the development of education and public institutions in the suburb.
				
Figure 2: Recent satellite view of Edgeware School with the early school buildings arrowed			Figure 3: 1943 aerial photo of Edgeware School with the early school building arrowed	


Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment
				
				


Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment
Weatherboard house. Not within any draft HCA.	101 Crinan Street	Lot 9, DP 3383	<p>Built within the 1897 Bennet's estate subdivision of the north side of Crinan St (between Melford and Dunstaffenage Streets). The site retains the 1897 subdivision form. Known formerly as "Guernsey".</p> <p>The lot was purchased in 1897 by Ernest Peter Mollett, a salesman, and his wife, who were listed as residents with this part of Crinan Street in 1900 (meaning a likely 1899 construction date for the house).</p> <p>The house appears very intact.</p>	The house is recommended for heritage listing at a local level for its historical and aesthetic significance as an intact example of development of one of the earliest subdivisions of Hurlstone Park.
			Figure 7: (Left) Weatherboard house at 101 Crinan Street	


Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment
Group of late Victorian & Federation period Houses (6 houses). Not within any draft HCA.	No. 66 - Victorian Filigree freestanding single storey, narrow fronted rendered brick house No. 68 - Victorian Filigree freestanding single storey, narrow fronted rendered brick house No. 70 - freestanding single storey narrow fronted Federation Filigree style house No. 72 - freestanding single storey Federation Queen Anne style brick house No. 76 - freestanding single storey Federation Queen Anne style brick house No. 78 - Victorian Italianate style freestanding single storey rendered brick house	Lot 5, DP 3342 Lot 4, DP 3342 Lot A, DP 365662 Lot 2, DP 700041 Lot 1, DP 931430 Lot 1, DP 915598	A fine group of houses in Crinan Street built between 1895 (No. 78) and 1915/16 (No. 70), associated with a number of local builders, in particular William Pendlebury who was the land owner of the subdivided lots prior to construction of the houses, who built the house at No. 72 in 1908 as his own residence, and also built Nos. 66, 68, and 76 either speculatively or for a client. The house at No. 78 constructed in 1895 would be one of the earliest houses in the Hurlstone Park area. Their former names include: "Lily Ville" (68), "Lucielle" (70), "Ohio" (72), "Melrose" (76), "Harlands" (78).	The local heritage listing of these houses is recommended on aesthetic, historical and historical association criteria (the last due to association with prominent local builders). The houses are also considered significant for their group value.
				
Figure 8: Federation Queen Anne style house at No. 70 Crinan Street, built by James Findlay of Ashfield, builder, in 1915/16			Figure 9: Victorian Italianate style house at No. 78 Crinan Street, built in 1895 by Frederick Rossiter, builder of Canterbury	



Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment
House "Toorak". Within the Melford Street draft HCA.	96 Crinan Street	Lot 5, DP 5924	Freestanding single storey Federation Queen Anne style brick house with slate roof, original front fence. The house was built in 1912-1913 for Albert West of Newtown, a carpenter, on land part of the Jeffrey's Estate No. 5 subdivided in August 1910. Formerly called "Stratford". Very intact.	The house is recommended for heritage listing at a local level for its historical and aesthetic significance as an intact example of the early development of the Jeffrey's Estate No. 5 (a 1910 subdivision).
			Figure 10: (Left) The house at 96 Crinan Street	



Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment
<p>"Karoola" - Federation Queen Anne style house.</p> <p>Within the Duntroon Street draft HCA.</p>	27 Duntroon Street	Lot 1 DP 7126 (No. 27)	The house was constructed in 1916 on the 1915 Woodside Estate subdivision, illustrating the early development of the subdivision. The house is very intact with an original slate roof.	The house is recommended for heritage listing at a local level for its historical and aesthetic significance as a very intact example of the early development of the 1915 Woodside Estate and for its historical association with its first two owners, both customs officers.
			<p>Figure 11: (Left) House at 27 Duntroon Street</p>	


Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment
Federation Queen Anne style pair of semi-detached houses No. 37 "Benga" No. 39 "Foxton". Within the Duntroon Street draft HCA.	37-39 Duntroon Street (No. 37 on corner of Barton Avenue)	Lots 1 & 2 DP 1069398	Nos. 37-39 Duntroon Street were developed on a 1914 subdivision and the semi-detached pair of houses were built in 1915, illustrating early development of the subdivision. Of aesthetic significance as an unusual pair of asymmetrical semi-detached residences on a corner site, very intact including slate roof.	The semi-detached houses are recommended for heritage listing at a local level for their historical significance as an example of the early development of a 1914 subdivision, and aesthetic significance as an intact example of Federation Queen Anne style semi-detached dwellings, unusual for their careful asymmetrical design on a corner site with entries from different streets.
			<p>Figure 12: (Left) 37-39 Duntroon Street (taken from Barton Avenue)</p>	


Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment
Victorian Italianate style House "Glenairlie" or Gwen Villa". Within the draft Hampden Street HCA.	90 Duntroon Street	Lot 1, DP 972451	Victorian Italianate style house, one of an adjacent pair, freestanding single storey, rendered or painted brick, constructed 1896-1897 on the 1895 Fernhill Railway Station Estate subdivision.	The house is recommended for heritage listing at a local level for its historical significance as an example of the early development of the 1895 Fernhill Railway Estate Subdivision, and for its aesthetic significance as a representative example of the Victorian Italianate style. It was designed to address its corner site with a return verandah and bay windows with gable ends above facing each street frontage. The house is locally a relatively rare example of the Victorian Italianate style.
			Figure 13: (Left) House at 90 Duntroon Street	


Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment
Victorian Italianate style House - "Broomhill". Within the draft Hampden Street HCA.	92 Duntroon Street	Lot 20, DP 3268	Victorian Italianate style house, one of an adjacent pair, freestanding single storey, rendered or painted brick, No. 92 is relatively intact including a slate roof, though the front verandah has been enclosed. The house was built 1900-1910 on the 1895 Fernhill Railway Station Estate and appears to have been designed to mimic its earlier neighbour at No. 90 Duntroon Street.	The house is recommended for heritage listing at a local level for it's historical significance as an example of the early development of the 1895 Fernhill Railway Estate Subdivision, and for its aesthetic significance as a late representative example of the Victorian Italianate style, designed to mimic it's neighbour at No. 90. The house is locally a relatively rare example of the Victorian Italianate style with some Federation period features, and presents an interesting transition between Victorian and Federation period architectural styles.
			Figure 14: (Left) House at 92 Duntroon Street	


Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment
Federation Queen Anne style house - "Orville" - former dairyman's house. Within the draft Floss Street HCA.	128 Duntroon Street	Lot 1, Section 1, DP 3849	The house has an original slate roof, with 2 chimneys, and is on an original subdivision lot. Lot 1, Section 1 of the Jeffreys Estate No. 1 subdivision and initially built for a local dairyman, on a site operating as a local dairy under two subsequent early operators from 1906 to 1914. The front verandah has been altered with circa 1950s metal posts. Leadlight windows to façade may also date from the 1920s. Front door is also modern. However, these are relatively minor changes and the house remains a fine representative example of its style.	The house is recommended for local heritage listing due to its' historical significance demonstrating the development of the 1 st subdivision of Jeffrey's estate (being Lot 1, Section 1 of that subdivision), and as a place of operation of a local dairy from its construction in 1906 till 1914. The house is also of local aesthetic significance as a representative example of the Federation Queen Anne style and has local rarity for its association with early dairying in the area.
				
Figure 15: Former dairyman's house at No 128 Duntroon Street			Figure 16: Former dairyman's house at No 128 Duntroon Street	


Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment
<p>"Euston Reserve" Federation period urban park. Within the draft Floss Street HCA.</p>	2C Euston Road	Lot 2, DP 611627 and closed-off street to the east and west. Includes the Ausgrid sub-station.	Historically significant public park that includes Ficus trees, a war memorial and a sub-station. The park comprises privately donated land and street closures.	Euston Reserve is recommended for local heritage listing for its historical significance as a public park donated by a private property owner in 1910-1911 (by the owner of the heritage listed house "Euston" adjacent to the reserve), and for its aesthetic significance for its mature Ficus trees and central war memorial. The war memorial (moved to the park in 1947) also has historical association with the WW1 servicemen and women who are commemorated on the memorial, and social significance for the local descendants of these servicemen and women. The reserve is rare as a public reserve donated by a private property owner.
				
Figure 17: Euston Reserve with its mature Ficus trees and war memorial			Figure 18: The war memorial in Euston Reserve	


Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment
Federation Queen Anne style house Within the draft Duntroon Street HCA.	29 Fernhill Street (corner Barre Street)	Lot 2, DP 309332	Federation Queen Anne style single storey freestanding face brick house with original slate roof on a corner site.	The house, built 1911 on the 1906 Jeffreys Estate 3 rd subdivision, is recommended for heritage listing at a local level for it's historical significance as a representative of the early development of the area and for local historical association with prominent local builder William Pendlebury (owner/occupant from 1912). The house is of local aesthetic significance as a fine representative example of the Federation Queen Anne style.
			Figure 19: (Left) House at No. 29 Fernhill Street	



Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment
Federation Queen Anne style house. Within the draft Duntroon Street HCA.	31 Fernhill Street (corner Barre Street)	Lot 1, DP 124160	Federation Queen Anne style single storey freestanding face brick house with original terracotta tiled roof on corner site.	The house is recommended for heritage listing at a local level due to its historical significance as a house built 1911 on a 1909 resubdivision by builder William Pendlebury of the 1893 Fernhill subdivision, representative of the early development of the area and the process of early resubdivision and for local historical association with prominent local builder William Pendlebury and his builder son also William, responsible for the construction of the house. The house is also of local historical significance for its first owner, Albert Forrest, a veteran of World War I who published a booklet of his WW1 experiences. The house is of local aesthetic significance as a fine representative example of the Federation Queen Anne style.
			Figure 20: (Left) House at No. 31 Fernhill Street	


Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment
Electricity Substation No. 57. Not within any draft HCA.	12 Floss Street	Lot 1, DP 124155	Listed on Section 170 register. Purpose-built in 1921 by the Electricity Dept of the Sydney Municipal Council, replaced earlier substations built from 1915.	The substation is recommended for local heritage listing due to local historical significance as a 1921 substation representative of the small-scale substations constructed by Municipal Council of Sydney during the first suburban electricity network roll-outs in the 1920s and 1930s. The substation is also of local aesthetic significance as a purpose built structure with elements of the Inter-war California Bungalow style. Rare at a local level and representative across the Sydney metropolitan area.
			Figure 21: (Left) Electricity substation at 12 Floss Street	


Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment
<p>"Roslyn" - Federation Queen Anne style house. Not within any draft HCA.</p>	44 and 46A Floss Street (aka 46 Floss Street)	<p>Lot 11, DP 841930 (driveway No 44) Lot 1, DP 927664 (house No 46A)</p>	<p>Former Station Master's Residence. The building is a rare example of a privately-built station master's residence dating from 1907 built by the 1st station-master and later purchased (in 1911) by the Commissioner for Railways. It is illustrative of early 20th century railway staff accommodation arrangements, used by railway staff till 1930.</p>	<p>The house is recommended for local heritage listing for its historical significance as a rare privately-built station master's residence dating from 1907 built by the 1st station-master and later purchased (in 1911) by the Commissioner for Railways, illustrative of early 20th century railway staff accommodation arrangements, used by railway staff till 1930. The house has local historical association with early station masters and is of local aesthetic significance as a representative example of the Federation Queen Anne style, unusual for its return verandah with separate entry doors (one from the street frontage, one off the side verandah facing the railway station), and clearly designed to face both the street and the railway station (with gable ends to each of these elevations).</p>
			<p>Figure 22: (Left) Former Station Master's residence at No. 44 and 46A Floss Street</p>	



Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment
Federation House "Dalraida". Within draft Floss Street HCA.	79 Floss Street (corner Melford Street)	Lot 1 DP 981438	Fine Federation Queen Anne style house on corner of Floss & Melford Streets constructed in 1913 on a re-subdivision of part of the 1910 Jeffreys Estate No. 5 subdivision, by builder Joseph Hopkins of Hurlstone Park, illustrating the early development of the area and the process of early re-subdivision.	The house is recommended for local heritage listing for its: historical significance as a house constructed in 1913 on a re-subdivision of part of the 1910 Jeffreys Estate No. 5 subdivision, by builder Joseph Hopkins of Hurlstone Park, illustrating the early development of the area and the process of early re-subdivision; and for its aesthetic significance as a very fine representative example of the Federation Queen Anne style in a prominent corner garden setting, designed to address both street frontages.
			Figure 23: (Left) House at No. 79 Floss Street	

Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment
Ellesmere - Late Victorian period house. Not within any draft HCA.	42 Garnet Street	Lot 2, DP3 22881	Freestanding single storey late Victorian period house built 1899-1900 on an 1888 re-subdivision, representing early development of the area.	The house is recommended for local heritage listing for its historical significance as a house built 1899-1900 on an 1888 re-subdivision, representing early development of the area, and for its aesthetic significance as a representative example of a transitional style blending the Victorian Filigree style with Federation period features such as timber fretwork to verandah and gable end. Locally rare as an example of Victorian period development in the Hurlstone Park area.
			Figure 24: (Left) House at No. 42 Garnet Street	

Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment
Worked quarry faces. Not within any draft HCA.	76-80 Garnet Street	SP 21620	Former quarry site (now residential flat development) with remnant worked quarry faces. The site is the last physical evidence of early quarrying in the Hurlstone Park area.	The quarry faces are of historical significance as the only remaining physical evidence of the history of quarrying in Hurlstone Park, dating from the 1880s. The quarry faces are of aesthetic/technical significance as they provide evidence of the technical aspects of late 19 th century quarrying activity.
				
Figure 25: Worked quarry face, 76-80 Garnet Street			Figure 26: Worked quarry face, 76-80 Garnet Street	

Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment
<p>Pair of Federation semi-detached houses: "Hollis" (No. 15) and "Kelmscott" (No. 17).</p> <p>Within the draft Melford Street HCA.</p>	15-17 Gower Street (corner Melford Street)	<p>Lot B, DP 106262 (No. 15)</p> <p>Lot A, DP 106262 (No. 17)</p>	Unusual pair of asymmetrical Federation Queen Anne style semi-detached houses, single storey face brick with slate roof, on corner site.	<p>The pair of semi-detached houses are recommended for local heritage listing due to historical significance as residences constructed in 1915 by prominent local builder on the 1910 Jeffreys Estate 5th subdivision illustrating the early development of the area. The houses have historical association with prominent local builder William James Pendlebury who designed and constructed the dwellings. The residences are of local aesthetic significance a fine example of Federation Queen Anne style semi-detached residences designed to appear as a single dwelling, on a corner site with separate entrances off each street, and illustrative of both the style and the builder's work.</p>
			<p>Figure 27: (Left) Nos. 15-17 Gower Street</p>	

Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment
Inter War California Bungalow on large site. Within the draft Melford Street HCA.	21 Kilbride Street	Lot 1, DP 170536	A fine example of an Inter-war California Bungalow built in 1922 (first occupied 1923), on large prominent garden site with original fencing. Rare original garage (evidence first owner had a car prior to 1926). The house has a high level of integrity.	The house is recommended for local heritage listing due to its historical significance as a house constructed in 1922 by a local building contractor for his own occupation, as evidence of later re-subdivision and development of an 1893 subdivision, historical association with builder and owner/occupant Henry Wilson Jones, and of aesthetic significance as a fine, very intact example of an Inter-war California Bungalow with original front fence and original garage, unusual for its level of integrity.
			Figure 28: (Left) House at No. 21 Kilbride Street	

Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment
Hulrstone Park Uniting Church - Federation and Inter-War church buildings. Within the draft Melford Street North HCA.	8 Melford Street	Lot 4, DP 3738	Former Methodist Church opened in 1912 designed by architect Alfred G. Newman. Sunday School building at rear designed by architect Hugh Venables Vernon in 1923.	The site is recommended for heritage listing due to the historical significance of the former Methodist Church (1912) and the Sunday School building (1923) illustrating the early history of Methodists in the area. The buildings have historical association with the Methodist community in the area, and with architects Alfred G. Newman (designer of the church) and Hugh Venables Vernon (architect of the Sunday School building). The buildings are of local aesthetic significance as fine architect-designed buildings representative of the Federation Gothic style (church) and the Inter-war Romanesque style (Sunday School building) and of the work of the respective architects. The site has social significance for the Uniting Church community.
				
Figure 29: The Uniting Church, No. 8 Melford Street			Figure 30: The Uniting Church Hall fronting Wattle Lane at the rear of the church in 8 Melford Street	

Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment
Federation House "Fern Hill". Within the draft Melford Street HCA.	104 Melford Street	Lot 1, DP 311222	Fine Federation Queen Anne style house on corner of Kilbride & Melford Streets. Built 1914 on the 1912 Jeffrey's Estate 6 th subdivision.	The house is recommended for heritage listing due to its' historical significance as a house, built 1914 on the 1912 Jeffreys Estate 6 th subdivision and representative of the early development of the subdivision, and its' aesthetic significance as a fine representative example of the Federation Queen Anne style on a prominent corner site and designed to address the corner and both street frontages.



Figure 31: (Left) House at No. 104 Melford Street



Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment
<p>St Stephanos Greek Orthodox Church site including:</p> <ul style="list-style-type: none"> - former "St Stephens Anglican Church", - child-care centre - church hall <p>The listing does not include the former rectory building (now used as a child-care centre).</p> <p>Not within any draft HCA.</p>	648-668 New Canterbury Road - 4 separate buildings on the site - Rectory, Church Hall, Church and Child Care Centre	<p>Lot 2, DP 309070</p> <p>Lot 1, DP 309071</p> <p>Lot A, DP 448353</p>	<p>The site includes the Former St Stephens Anglican Church (1924 brick church designed by architects Burcham Clamp and CH Finch, with additions 1934 and 1984-1985), the original weatherboard church (1908) now a church hall; the former Rectory now used as a child-care centre (built 1919-1930), corner of Melford Street; and the St Stephanos Child Care Building (built 1927-1928).</p>	<p>The site and its collection of three significant church-related buildings – Church Hall, Church (1924), and Child care Centre, are of local historical significance as a collection of religious buildings originally built for the Anglican church, purchased for use by the Greek Orthodox Church in 1984, providing evidence for the growth and later decline of the local Anglican congregation. The conversion to Greek Orthodox use in 1984 is also of historical interest as evidence of the changing community of Hurlstone Park in the 1980s. The 1924 Church has historical association with architects John Burcham Clamp and C.H. Finch. The 1924 Church and the 1927-28 Child Care Centre (designer not known) are of aesthetic significance. The church buildings also have local social significance for the Greek Orthodox community.</p>
				
Figure 32: The former Rectory at St Stephanos – not considered a significant building due to alterations			Figure 33: The weatherboard former Church at St Stephanos – considered significant	



Figure 34: The main St Stephanos Church (built 1924, designed by architects Burcham Clamp and C.H. Finch)) with its 1980s brick collonade addition. This building is considered significant



Figure 35: The rear of St Stephanos Church (built 1924, designed by architects Burcham Clamp and C.H. Finch) as seen from Pearce Lane



Figure 36: 1927-28 Child Care Centre building at St Stephanos. This building is considered significant, however the interior has been substantially altered (noted on the State Heritage Inventory form).





Figure 37: Detail, front courtyard wall of the 1927-28 Child Care Centre building



Table 2 sets out the potential items analysed which are not recommended for heritage listing and the reasons for the recommendation.


During fieldwork, it was noted that in some cases there were similar houses in the same street as the potential items analysed which were not heritage listed. For consistency, a potential item should not be recommended for heritage listing unless there are significance values which sets the potential item apart from other similar buildings in the area – for example on aesthetic or historical significance criterion.



Table 2: Potential Heritage Items analysed which are NOT recommended to proceed to heritage listing


Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment	Recommendation & reasons
Weatherboard cottage "Lydia". Within the draft Melford Street HCA.	40 Acton Street	Lot 21, DP 623455	The cottage was constructed by a local builder, John James Jacob, in 1915, who immediately onsold the house but leased it back from the new owners. The cottage is a single storey detached weatherboard house with terracotta-tiled roof, bullnose corrugated iron front verandah.	The house is a good example of a speculatively built Federation Queen Anne weatherboard cottage. The cottage appears relatively intact, however the terracotta tile roof is likely a later addition.	The cottage is considered to be a "Contributory" building within the draft Melford Street Heritage Conservation Area. It is not considered to be of a level of significance, historically or aesthetically, that would warrant local heritage listing as an individual heritage item.
			Figure 38: (Left) The weatherboard house at 40 Acton Street, Hurlstone Park		

Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment	Recommendation & reasons
Federation weatherboard House "Mandilla". Within the draft Melford Street HCA.	4 Canberra Street	Lot 2, DP 503010	Federation period weatherboard House "Mandilla". Weatherboard house with corrugated iron roof, return bullnose corrugated iron roofed verandah, single storey detached. The house was constructed in 1915, making it the oldest house in Canberra Street.	The house appears highly intact, and it is considered a good representative example of its type however it has no specific historical associations with prominent persons in the history of the area.	The house is considered to be a "Contributory" building within the draft Melford Street Heritage Conservation Area. It is not considered to be of a level of significance, historically or aesthetically, that would warrant local heritage listing as an individual heritage item.
			Figure 39: (Left) the weatherboard house at 4 Canberra Street		

Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment	Recommendation & reasons
Pair of houses "Trevona" or "Catherine" (22); "Glenelsie" (24) Within the draft Melford Street HCA.	22 and 24 Canterton Street	Lot 13, Sec 2 DP 5100 and Lot 14, Sec 2, DP 5100	Both Federation Queen Anne style brick houses, single storey detached. No. 24 has similar detailing to Nos. 1-3 Melford Street (may be same builder). The house at No. 22 Canterton Street was constructed in 1910. The house at No. 24 Canterton Street was constructed circa 1913-1914, speculatively built, likely by builder Charles Coombes and rented out after construction.	Both houses are good examples of Federation Queen Anne style, however are not considered to reach a threshold of significance on either aesthetic or historical criteria to warrant local heritage listing.	The houses are considered to be "Contributory" buildings within the draft Melford Street Heritage Conservation Area, and are not considered to be of a level of significance, historically or aesthetically, which would warrant local heritage listing as individual heritage items. It was noted that there are other similar houses in the street (for example Nos. 26 and 28) which are not heritage listed.
					
Figure 40: 22 Canterton Street			Figure 41: 24 Canterton Street		

Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment	Recommendation and reasons
Weatherboard Cottage. Not within any draft HCA.	49 Church Street	Lot 1, DP 945901	Narrow fronted freestanding weatherboard cottage with hipped and gabled corrugated iron roof, freestanding, detached. The cottage was built in 1913-14 by Arthur Genders, a well-known local builder, on land originally part of the 1884 Sugar Estate subdivision. The house was first purchased by Albert Charles Hockings, a painter in 1914, however was acquired in 1920 by the War Service Homes Commissioner, who in 1921 transferred it back to Hockings, who had served in World War 1.	The house is a modest example of its type, which now lacks context. It is apparent the reclad neighbouring house to the left (north) was once identical to this house.	Not considered to be of a level of significance, historically or aesthetically, which would warrant local heritage listing as an individual heritage item.
				Figure 42: (Left) The weatherboard cottage at 49 Church Street	

Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment	Recommendation and reasons
Pair of Federation period shops with early shopfronts. Within the draft Crinan Street Shops HCA.	13 and 15 Crinan Street	Lot 9, DP 6091 Lot 10, DP 6091	The shop/residence at No. 13 Crinan Street was built 1913 on a 1911 subdivision, the Fernhill Station Estate, and was operated initially as a shoe store with residence above 1913-1941. The shop/residence at No. 15 Crinan Street was built 1915 on a 1911 subdivision, the Fernhill Station Estate, by local builder Frederick Rossiter, and was initially leased out. The shop was sold in 1922 to Frederick Skelton. In 1927 the Skeltons moved the Hurlstone Park post office agency and drapery to No. 15, where it operated until 1950. The shopfront at No. 15 appears to date from 1927 when the Skeltons moved the Post office agency and drapery store into the premises, as it features painted gold signage in the top hamper over the recessed entry reading "Drapery and Mercery".	The shops both have alterations to 1 st floor facades. While distinctive for retaining early shopfronts, there are shops within the HCA which also retain early shopfronts and which are not listed as heritage items. For consistency, it is considered these shops should be regarded as "Contributory" within the HCA.	The shops are considered to be "Contributory" buildings within the draft Crinan Street Shops Heritage Conservation Area, but not considered to be of a level of significance, historically or aesthetically, which would warrant local heritage listing as individual heritage items.
					
Figure 43: Shop/residence at No. 13 Crinan Street. Note changes to 1 st floor façade, early ground floor shopfront.			Figure 44: Shop/residence at No. 15 Crinan Street. Note altered window to 1 st floor façade, early ground floor shopfront (circa 1927).		

Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment	Recommendation and reasons
Former corner shop. Not within any HCA.	81 Crinan Street	Lot 1, DP 3383	Part of an 1897 subdivision of the north side of Crinan St between Melford & Dunstaffnage Streets. The shop was built in 1912 (date on parapet) as a shop and residence for grocer Joseph John Pattison, however Pattison let out the shop initially to a series of grocers. The Pattison family retained ownership of the site into the 1970s.	The shop is an example of a corner shop from the early 20 th century, of which few remain in Hurlstone Park, and retains it's 1897 subdivision pattern backing onto Wallace Lane. However, the shop has also been substantially altered including cement rendering of external walls and the installation of aluminium framed windows. The alterations are considered to result in the fabric of the shop not being capable of reflecting the history of the building.	The shop at 81 Crinan Street is not considered to be of a level of significance that would warrant local heritage listing as an individual heritage item. The level of alteration of the building is considered to have diminished aesthetic significance.
				Figure 45: (Left) shop at No. 81 Crinan Street	



Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment	Recommendation and reasons
Federation Queen Anne style houses group (5 houses). Within the draft Melford Street HCA.	Nos. 38 to 46 Dunstaffenage Street	Lots 1 and 2, DP 123813 (No. 38) Lot 1, DP 124110 (No. 40) Lot 1, DP 947077 (No. 42) Lots 1 and 2, DP 123818 (No. 44) Lot 1 DP 950133 (No. 46)	Group of Federation Queen Anne style houses, single storey, detached, slightly elevated above street level. The houses are angled and staggered in relation to the street alignment. Originally part of the 5 th Jeffreys Estate subdivision of 1910 (which included Euston Street and Gower St) however this area was later resubdivided by builder William Pendlebury to create extra lots. No. 38 "Lenray" was built by Pendlebury in 1911. No. 40 "Caloola" was also built by builder William Pendlebury in 1911. Nos. 42, 44 and 46 were built by builder Clement Witheford, also a prolific builder in the area, with No. 42 constructed in 1912, No. 44 also built in 1912, and No. 46 constructed by 1911.	Some of the group have been altered (roller shutters to windows of No. 44, aluminium framed windows and modern awnings and fencing to No. 46).	The group of houses are considered Contributory within the Melford Street Heritage Conservation Area, but are not considered to be of a level of significance which would warrant local heritage listing as individual heritage items. While having historical association with prominent local builders, aesthetic significance has been comprised via alterations.
					
Figure 46: The house at 38 Dunstaffenage Street			Figure 47: The house at No. 40 Dunstaffenage Street		




Figure 48: The house at No. 42 Dunstaffenage Street




Figure 49: The house at No. 44 Dunstaffenage Street



Figure 50: (Left) the house at No. 46 Dunstaffenage Street

Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment	Recommendation and reasons
Federation Queen Anne style house. Within the draft Duntroon Street HCA.	29 Duntroon Street	Lot 1, DP 952563	Freestanding single storey Federation Queen Anne style brick house with slate roof.	The front windows of the house have been altered circa 1950s, compromising the aesthetic significance.	The house is considered Contributory within the Floss Street Heritage Conservation Area, but is not considered to be of a level of significance that would warrant local heritage listing as an individual heritage item.
				<p>Figure 51: (Left) The house at No. 29 Duntroon Street</p>	

Federation Queen Anne style house. Within the draft Floss Street HCA.	109 Duntroon Street	Lot 5, DP 4448	Federation Queen Anne style brick freestanding house with an original slate roof. Built circa 1910 on a 1904 subdivision, operated as a private commercial college by lessee/tenant Hugh Thomas Williamson 1911 to 1920s, in 1924 Williamson purchased the site.	The house has had circa 1930s alterations including brick posts added to the front verandah. Aesthetic significance has been compromised by later alterations to the façade. There are other houses of similar quality in the street that are not heritage listed.	The house is considered Contributory within the Floss Street Heritage Conservation Area, but is not considered to be of a level of significance that would warrant local heritage listing as an individual heritage item.
				Figure 52: (Left) The house at No. 109 Duntroon Street	



Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment	Recommendation & reasons
"Glenleith". Federation Queen Anne style house. Within the draft Floss Street HCA.	113 Duntroon Street	Lot 3, DP4448	Federation Queen Anne style brick freestanding house with an original slate roof. Built circa 1908 on a 1904 subdivision.	A very intact Federation Queen Anne style house, however no particular historical associations and there are other similar houses in the vicinity which are not heritage listed (including No. 115 adjacent).	The house is considered Contributory within the Floss Street Heritage Conservation Area, but is not considered to be of a level of significance, which would warrant local heritage listing as an individual heritage item. It is similar to other houses in the HCA which are not heritage listed.





Figure 53: "Glenleith", House at 113 Duntroon Street



Figure 54: House at 115 Duntroon Street adjacent (not heritage listed)

Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment	Recommendation and reasons
Pair of Federation Queen Anne style houses: "Corinda" (44) & "Clarburn" (46) Within the draft Duntroon Street HCA	44 and 46 Duntroon Street	Lot 1, DP 236096 (No. 44) Lot 2, DP 236096 (No. 46)	Houses have original slate roofs. Both houses built on a single lot (Lot 5) of an 1899 subdivision, by Marrickville bricklayer Arthur Howard Davies, owner/occupant of Corinda (44) from 1903. In 1920 Davies constructed the house at No. 46 and he and his wife then moved into it. The house at No. 46 is therefore a rare example of a Federation period house built in 1920.	Largely intact pair of modest narrow-fronted Federation Queen Anne style houses associated with a local builder. Carport in front of No 44 detracts from the streetscape appearance.	The pair of adjacent houses are considered Contributory within the Duntroon Street Heritage Conservation Area, but are not considered to be of a level of significance which would warrant local heritage listing as individual heritage items. While their building history is somewhat interesting the houses have lost context, and the carport in front of No 44 reduces aesthetic significance.
					
Figure 55: House at 46 Duntroon St				Figure 56: House at 44 Duntroon Street (with No. 46 left)	

Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment	Recommendation and reasons
Federation Queen Anne style house. Within the draft Duntroon Street HCA.	58-60 Duntroon Street	Lot 20, DP 558840	1912 Broadhurst postcard shows development in Duntroon Street at this time. The house has an original slate roof. This is a modest narrow-fronted Federation Queen Anne style house built 1904 by local builder Frederick Robert Rossiter on an 1893 subdivision.	The building is a typical local building that while relatively intact is not outstanding.	The house is considered Contributory within the Duntroon Street Heritage Conservation Area, but is not considered to be of a level of significance which would warrant local heritage listing as an individual heritage item.
			Figure 57: (Left) House at 58-60 Duntroon Street		

Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment	Recommendation and reasons
Pair of Federation Queen Anne style semi-detached houses. Within the draft Hampden Street HCA.	82 and 84 Duntroon Street	Lot 1, DP 577971 (No. 82) Lot 2, DP 577971 (No. 84)	House has an original slate roof. Built between 1915 and 1919 on a single lot (Lot 17 DP 3268) of an 1894 subdivision as speculative housing for rental, possibly by local builder Frederick Robert Rossiter junior, who with his father had built several Duntroon Street houses and was the first occupant of No. 82. New separate titles were issued in 1973.	One of the pair has had brickwork painted; both have had windows to façade replaced with circa 1950s timber framed windows. While the history is of local interest, the houses are not considered to reach the threshold of significance for local heritage listing due to their level of alteration.	The houses are considered Contributory within the draft Hampden St HCA. Alterations have reduced aesthetic significance.
				Figure 58: (Left) Pair of semi-detached houses at 82 & 84 Duntroon Street	



Potential item description	Address	Property Description (Lot and DP No)	Historical or descriptive details and comments	Comment	Recommendation and reasons
Former Children's Home on large site with high circa 1920s brick fence, formal gardens, 4 buildings Not within any draft HCA.	50 Garnet Street	Lot 1, DP 2906	Former Protestant Federation Children's Home opened in 1921. Now a yoga centre.	The history of the site is interesting and the remnants of 2-storey house "Tinonee" constructed in 1904 remain, built into a later (circa 1930s) building. However, overall the buildings on the site, largely dating from the 1920s-1950s are extensively altered, not considered to be of aesthetic significance. and due to fabric changes do not reflect the history of the site well.	Not recommended for heritage listing, due to extensive alteration of buildings. The buildings no longer provide evidence of the history of the site.
					
Figure 59: Recent satellite view of the site at 50 Garnet Street (shaded yellow). Source: NSW Land & Property Information Six Maps			Figure 60: 1943 aerial photo of the site at 50 Garnet Street (shaded yellow). The building in the north-east corner was the house "Tionee" built 1904. Note radical changes to roof form since 1943. Only a remnant of the house remains incorporated into a later building. Source: NSW Land & Property Information Six Maps		



Figure 61: (Left) remnant of the 1904 house “Tionee” at 50 Garnet Street, now incorporated into a later (circa 1930s) building.

3.0 HERITAGE CONSERVATION AREAS SHI FORMS

The Stage 1 report for this Study concluded that seven (7) areas within Hurlstone Park be recommended as potential Heritage Conservation Areas, listed as follows:

- Crinan Street Shops HCA
- Duntroon Street HCA
- Floss Street HCA
- Hampden Street HCA
- Melford Street HCA
- Melford Street North HCA
- Tennent Parade HCA.

Attachment 2 of this report contains the State Heritage Inventory (SHI) forms prepared for each of these proposed Heritage Conservation Areas (HCAs). All heritage conservation areas identified in the Stage 1 report for this study have been previously recommended for inclusion in *Schedule 5, Part 2: Heritage Conservation Areas* of a Local Environmental Plan.

Note that Stage 3 of this project involves the preparation of appropriate Development Control Plan heritage controls relating to these HCAs. This is being undertaken concurrently with Stage 2.

4.0 RECOMMENDATION

That Council:

- Exhibit a Planning Proposal in relation to heritage listing the recommended sites listed in this report in Table 1 as local heritage items to be added to Schedule 5 of the Canterbury LEP, and adding the seven (7) recommended Heritage Conservation Areas to Schedule 5 of the Canterbury LEP.

ATTACHMENT 1:

LIST OF POTENTIAL HERITAGE ITEMS ANALYSED IN THIS REPORT

LIST OF POTENTIAL ITEMS ANALYSED IN THIS REPORT

Potential Item	Address	Lot & DP	Detailed Description/Comment
Weatherboard cottage "Lydia". Within the draft Melford Street HCA.	40 Acton Street	Lot 21, DP 623455	Single storey detached weatherboard house with terracotta-tiled roof, bullnose corrugated iron front verandah.
Edgeware School (Special purpose public school) Not in any draft HCA.	6 -20 Burnett Street	Lot 105, DP 8865	Public school buildings constructed prior to 1943 (from 1943 aerial photo).
Federation weatherboard House "Mandilla" Within the draft Melford Street HCA.	4 Canberra Street	Lot 2, DP 503010	Federation weatherboard House "Mandilla". Weatherboard house with corrugated iron roof, return bullnose corrugated iron roofed verandah, single storey detached.
Pair of houses "Trevona or "Catherine" (22); "Glenelsie" (24) Within the draft Melford Street HCA.	22 and 24 Canterton Street	Lot 13, Sec 2, DP 5100 and Lot 14, Sec 2, DP 5100	Both Federation Queen Anne style brick houses, single storey detached. No. 24 has similar detailing to Nos. 1-3 Melford Street (may be same builder).
Weatherboard Cottage Not within any HCA.	49 Church Street	Lot 1 DP 945901	Narrow fronted freestanding weatherboard cottage with hipped and gabled corrugated iron roof, freestanding, detached.
Pair of Federation period shops with original shopfronts Within the Crinan Street Shops HCA.	13 & 15 Crinan Street	Lot 9, DP 6091 Lot 10, DP 6091	Pair of Federation period shops with rare original shopfronts.
Former corner shop. Not within any HCA.	81 Crinan Street	Lot 1, DP 3383	Shop built in 1912 (date on parapet); Part of an 1897 subdivision of the north side of Crinan St between Melford & Dunstaffenage Streets.
Weatherboard house Not within any HCA.	101 Crinan Street	Lot 9, DP 3383	Part of an 1897 subdivision of the north side of Crinan St between Melford & Dunstaffenage Streets.
Group of late Victorian and Federation period Houses. Not within any HCA.	Nos. 66, 68, 70, 72, 76 and 78, Crinan Street	Lot 5, DP 3342 Lot 4, DP 3342 Lot A, DP 365662 Lot 2, DP 700041 Lot 1, DP 931430 Lot 1, DP 915598	No. 66 - Victorian Filigree freestanding single storey, narrow fronted rendered brick house No. 68 - Victorian Filigree freestanding single storey, narrow fronted rendered brick house No. 70 - freestanding single storey narrow fronted Federation Filigree style house No. 72 - freestanding single storey Federation Queen Anne style brick house No. 76 - freestanding single storey Federation Queen Anne style brick house No. 78 - Victorian Italianate style freestanding single storey rendered brick house
House "Toorak" Within the draft Melford Street HCA	96 Crinan Street	Lot 5, DP 5924	Freestanding single storey Federation Queen Anne style brick house with slate roof, original front fence.

Potential Item	Address	Lot & DP	Detailed Description/Comment
Federation Queen Anne style houses group (5 houses). Within the draft Melford Street HCA.	Nos. 38 to 46 Dunstaffnage Street	Lots 1 and 2, DP 123813 (No. 38) Lot 1, DP 124110 (No. 40) Lot 1, DP 947077 (No. 42) Lots 1 and 2, DP 123818 (No. 44) Lot 1 DP 950133 (No. 46)	Group of Federation Queen Anne style houses, single storey, detached, slightly elevated above street level. The house are angled and staggered in relation to the street alignment. Originally part of the 5 th Jeffreys Estate subdivision of 1910 (which included Euston Street and Gower St) however this area later resubdivided to create extra lots. Nos. 38 and 40 at the south end of this group are known to have been built by builder William Pendlebury in 1911 (see History). The three northern houses all have fin walls at the southern ends of the front verandahs and would appear to have been built by a single (unknown) builder.
Federation Queen Anne style houses with original slate roofs. Within the draft Duntroon Street HCA.	27 & 29 Duntroon Street	Lot 1 DP7126 (No. 27) Lot 1 DP952563 (No. 29)	1912 Broadhurst postcard shows development in Duntroon Street at this time.
Federation Queen Anne style pair of semi-detached houses. Within draft the Duntroon Street HCA.	37 and 39 Duntroon Street (No. 37 on corner of Barton Avenue)	Lots 1 and 2 DP 1069398	1912 Broadhurst postcard shows development in Duntroon Street at this time. Houses have original slate roof.
Federation Queen Anne style house . Within the draft Floss Street HCA.	109 Duntroon Street	Lot 5, DP 4448	1912 Broadhurst postcard shows development in Duntroon Street at this time. House has an original slate roof.
Federation Queen Anne style house "Glenleith". Within the draft Floss Street HCA.	113 Duntroon Street	Lot 3, D P4448	1912 Broadhurst postcard shows development in Duntroon Street at this time. House has an original slate roof. House built in 1905-1907 on the 1904 Starkey Estate subdivision.
Pair of Federation Queen Anne style houses. Within the draft Duntroon Street HCA.	44, 46 Duntroon Street	Lot 1, DP 236096 (No. 44) Lot 2, DP 236096 (No. 46)	1912 Broadhurst postcard shows development in Duntroon Street at this time. Houses have original slate roofs. House has an original slate roof.
Federation Queen Anne style house. Within the Duntroon Street HCA.	58-60 Duntroon Street	Lot 20, DP 558840	1912 Broadhurst postcard shows development in Duntroon Street at this time. House has an original slate roof.
Pair of Federation Queen Anne style semi-detached houses. Within the draft Hampden St HCA.	82-84 Duntroon Street	Lot 1, DP577971 (No. 82) Lot 2, DP577971 (No. 84)	1912 Broadhurst postcard shows development in Duntroon Street at this time. House has an original slate roof
Victorian Italianate style House "Glenairlie" or Gwen Villa". Within the draft Hampden St HCA.	90 Duntroon Street	Lot 1, DP 972451	Victorian Italianate style house, one of an adjacent pair, freestanding single storey, rendered or painted brick,
Victorian Italianate style House "Broomhill". Within the draft Hampden St HCA.	92 Duntroon Street	Lot 20, DP 3268	Victorian Italianate style house, one of an adjacent pair, freestanding single storey, rendered or painted brick, No. 92 has a slate roof.

Potential Item	Address	Lot & DP	Detailed Description/Comment
Federation Queen Anne style house - "Orville" – former dairyman's house. Within the draft Floss Street HCA.	128 Duntroon Street	Lot 1, Section 1, DP 3849	1912 Broadhurst postcard shows development in Duntroon Street at this time. House has an original slate roof, with 2 chimneys, and is on an original subdivision lot. Lot 1, Section 1 of the Jeffreys Estate No. 1 subdivision and initially built by a dairyman.
"Euston Reserve" Federation period urban park. Within the draft Floss Street HCA.	2C Euston Road	Lot 2, DP 611627 and closed-off street to the west	Historically significant public park which includes Ficus trees and a war memorial.
Federation house. Within the draft Duntroon St HCA.	29 Fernhill Street (corner Barre Street)	Lot 2, DP 309332	Federation Queen Anne style single storey freestanding face brick house with original slate roof on corner site.
Federation house. Within the draft Duntroon St HCA.	31 Fernhill Street (corner Barre Street)	Lot 1, DP 124160	Federation Queen Anne style single storey freestanding face brick house with original terracotta tiled roof on corner site. Federation Queen Anne style single storey freestanding face brick house with original terracotta tiled roof on corner site.
Electricity Substation No. 57 Not within any draft HCA.	12 Floss Street	Lot 1, DP 124155	Listed on Section 170 register.
"Roslyn" - Federation period house. Not in any draft HCA.	46A Floss Street (aka 46 Floss Street)	Lot 1, DP 927664	Former Station Master's Residence,
Federation House "Dalraida" Within the draft Floss Street.HCA.	79 Floss Street (corner Melford Street)	Lot 1, DP 981438	Fine Federation Queen Anne style house on corner of Floss and Melford Streets.
Late Victorian period house. Notwith in any draft HCA.	42 Garnet Street	Lot 2, DP 322881	Freestanding single storey late Victorian period house.
Former Children's Home on large site with high circa 1920s brick fence, formal gardens, 4 buildings. Not within any draft HCA.	50 Garnet Street	Lot 1, DP 2906	Former Protestant Federation Children's Home opened in 1921.
Worked quarry faces Not within any draft HCA.	76-80 Garnet Street	SP 21620	Former quarry site (now residential flat development) with remnant worked quarry faces.
Pair of Federation semi-detached houses. Within the draft Melford Street HCA.	15-17 Gower Street (corner Melford Street)	Lot B, DP 106262 (No. 15) Lot A, DP 106262 (No. 17)	Unusual pair of asymmetrical Federation Queen Anne style semi-detached houses, single storey face brick with slate roof, on corner site.
Inter War California Bungalow on large site Within the draft Melford Street HCA.	21 Kilbride Street	Lot 1, DP 170536	Fine example of Inter-war California Bungalow built in 1922 (first occupied 1923), on large prominent garden site with original fencing. Rare original garage (evidence first owner had a car prior to 1926).
Federation and Inter-War church buildings Within the draft Melford Street North HCA.	8 Melford Street	Lot 4, DP 3738	Former Methodist Church opened in 1912. And later Sunday School building at rear
Federation House "Fern Hill". Within the draft Melford Street HCA.	104 Melford Street	Lot 1, DP 311222	Fine Federation Queen Anne style house on corner of Kilbride and Melford Streets.

Potential Item	Address	Lot & DP	Detailed Description/Comment
St Stephanos - Former "St Stephens Anglican Church", Federation and Inter-War period church buildings Not within any draft HCA.	648-668 New Canterbury Road — 4 separate buildings on the site — Rectory, Church Hall, Church and Child Care Centre	Lot 2, DP 309070 Lot 1, DP 309071 Lot A, DP 448353	Former St Stephens Anglican Church (1924 brick church), including original weatherboard church (1908). Brick church designed by architect John Burcham Clamp.
Total properties in list	51 (includes groups, pairs of adjacent buildings, and St Stephens Anglican Church which includes 3 allotments)	Total potential items or item groups	35

ATTACHMENT 2:

DRAFT STATE HERITAGE INVENTORY FORMS FOR
POTENTIAL HERITAGE ITEMS RECOMMENDED
FOR LISTING AS HERITAGE ITEMS

ATTACHMENT 3:

DRAFT STATE HERITAGE INVENTORY FORMS FOR THE SEVEN DARFT HURLSTONE PARK HERITAGE CONSERVATION AREAS

Crinan Street Shops HCA
Duntroon Street HCA
Floss Street HCA
Hampden Street HCA
Melford Street HCA
Melford Street North HCA
Tennent Parade HCA.