

AD 2001 Ashfield Heritage Study Review of Areas Zoned 2(a)

Name of Item	House, one of a group of two adjacent houses	Reference N°	2 10 04																								
Other Names	‘Cassilis’																										
Address	12 John Street	Land Title																									
Locality	Ashfield	Postcode																									
Item Type	Building	Owner/s																									
Group Name																											
Statement of Significance	<p>These two simple cottages have been severely altered, though they retain their original form. Their significance is in their historical association with an important and colourful citizen of Ashfield who was mayor at the time of Federation, and in their streetscape value by virtue of traditional modest scale and form.</p>	Condition as observed from street —	<input type="checkbox"/> Intact Minor alteration — <input type="checkbox"/> Sympathetic <input type="checkbox"/> Unsympathetic Major alteration — <input type="checkbox"/> Sympathetic <input checked="" type="checkbox"/> Unsympathetic																								
Summary of Significance	<table style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="width: 15%;"></th> <th style="width: 15%; text-align: center;">Rare</th> <th style="width: 15%; text-align: center;">Associative</th> <th style="width: 15%; text-align: center;">Representative</th> </tr> </thead> <tbody> <tr> <td>Historic</td> <td style="text-align: center;"><input type="checkbox"/></td> <td style="text-align: center;"><input checked="" type="checkbox"/></td> <td style="text-align: center;"><input type="checkbox"/></td> </tr> <tr> <td>Aesthetic</td> <td style="text-align: center;"><input type="checkbox"/></td> <td style="text-align: center;"><input type="checkbox"/></td> <td style="text-align: center;"><input checked="" type="checkbox"/></td> </tr> <tr> <td>Social</td> <td style="text-align: center;"><input type="checkbox"/></td> <td style="text-align: center;"><input checked="" type="checkbox"/></td> <td style="text-align: center;"><input type="checkbox"/></td> </tr> <tr> <td>Scientific</td> <td style="text-align: center;"><input type="checkbox"/></td> <td style="text-align: center;"><input type="checkbox"/></td> <td style="text-align: center;"><input type="checkbox"/></td> </tr> <tr> <td>Other</td> <td style="text-align: center;"><input type="checkbox"/></td> <td style="text-align: center;"><input type="checkbox"/></td> <td style="text-align: center;"><input type="checkbox"/></td> </tr> </tbody> </table>		Rare	Associative	Representative	Historic	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Aesthetic	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Social	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Scientific	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Other	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Modifications —	Main roof covering has been replaced. Facade stucco has been removed. Verandah roof has been altered and filigree removed.
	Rare	Associative	Representative																								
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Photo Roll N° 27	Frame N° 11A	Survey Date 26/2/2002	Surveyed by RI
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Current Use	Reference N°
House, 'Cassilis', 12 John Street, Ashfield, one of a group of two adjacent houses	2 10 04
Heritage Listing Recommended	
Themes : Local	Themes : State
Subdivision and consolidation Boom years	Towns, suburbs and villages
Historical Notes	
<p>The house 'Cassilis' was one of two houses built by John Mills, alderman and later Mayor of Ashfield, after Mills had subdivided his land at the corner of Alt and John Streets. The two became Nos 10 and 12 John Street. 'Cassilis' first appears in Sands Directory in 1882, occupied by Henry Pattle sometimes recorded as Pattell), a tea taster and commercial traveller.(1) Pattle was tenant until 1887, after which there was a quick, almost annual, succession of occupiers, including Albert Mardardy, George Mortimer, Alexander Jenkyns, Mrs J Kidd, William Boulton, the Rev Ewing Thompson. In 1907 both 'Cassilis' and its neighbour were acquired by Arthur Henry Case, stationmaster, possibly of Glen Innes. Their valuation was then £80 unimproved and £450 improved.(2) Many other tenants followed, until Theodore Wolfe became owner-occupier in 1922; he was succeeded by his widow Mary Isabella Wolfe, who continued as owner and occupier until at least 1933.(3)</p> <p>Refer also to the separate Inventory sheet for the group</p>	
Physical Description	
<p>These two simple Victorian Georgian cottages survive alongside one another in original identical form, though they have been severely altered in their detail. Built of brick, each has a hipped roof of terra cotta tiles, probably originally of slate. In each case a three-bay verandah runs across the facade, between firewalls whose coping is curved, indicating that the verandah roof was originally concave corrugated iron. No 10 now has a metal skillion, while No 12 has a tiled skillion extending over the firewalls. There are recessed arched panels on the inside faces of these end walls. The facade fenestration comprises a centre door flanked by single double-hung windows. No 10 has timber verandah posts with stop-chamfers suggesting that there was once an iron bracket-and-frieze ensemble; it now has only a light fringe, while No 12 has no trace of the original format except the beams. No chimneys remain at No 10 but one survives at No 12; it is finished in stucco with a corniced top. Because it was common to treat chimneys to match facades, this suggests that the fronts of the cottages were originally stuccoed. The front of No 10 has been abraded to expose the brickwork, while the facade of No 12 has been colour-washed and tuckpointed.</p> <p>The cottages are close to the front building line, making their front gardens minimal, but a picket fence now extends across both frontages.</p>	
Information Sources	
<p>(1) Chris Pratten, 'John Mills . . .', in <i>Ashfield at Federation</i>, p 76 et seq; <i>Sands Directories</i>. (2) Rate Book, North Ward, 1907, Nos 292, 293, in Ashfield Council Archives. Valuer-General's records, <i>ibid</i>, 1908-10. Case's address is unclear in the records. (3) <i>Sands Directories</i>; Valuer-General's records, North Ward, 1928, Nos 1781, 1782.</p>	