

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

Name of Item House, 'Uandi' Other Names	Reference N° 2 08 01																								
Address 16 Henry Street, corner of Richmond Avenue Locality Ashfield Postcode	Land Title																								
Item Type Building Group Name	Owner/s																								
Statement of Significance <p>A pleasing and evidently intact California Bungalow, part of the Richmond Avenue conservation area, which demonstrates the good quality of Ashfield's growth in the Inter-War period.</p>	Condition as observed from street — <input checked="" type="checkbox"/> Intact Minor alteration — <input type="checkbox"/> Sympathetic <input type="checkbox"/> Unsympathetic Major alteration — <input type="checkbox"/> Sympathetic <input type="checkbox"/> Unsympathetic Modifications —																								
Summary of Significance <table style="width: 100%; border: none;"> <thead> <tr> <th style="width: 15%;"></th> <th style="width: 20%; text-align: center;">Rare</th> <th style="width: 20%; text-align: center;">Associative</th> <th style="width: 20%; 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 checked="" 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 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 checked="" type="checkbox"/>	Aesthetic	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Social	<input type="checkbox"/>	<input 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"/>	
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Photo Roll N° 14	Frame N° 21	Survey Date 9/10/2001	Surveyed by RI
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Current Use House, 'Uandi' 16 Henry Street, Ashfield, corner of Richmond Avenue	Reference N° 2 08 01
Heritage Listing Recommended	
Themes : Local Subdivision and consolidation	Themes : State Towns, suburbs and villages
Historical Notes <p>The land in this part of Ashfield was originally Augustus Alt's 1810 grant of 280 acres. It was acquired by Joseph Underwood before 1820 and merged into his Ashfield Park Estate. By 1883, this site was part of a holding of more than an acre and a half labelled lot 47, Section 2 of that estate. It was bought by an entrepreneur named Bryan and incorporated into the Bryan Estate, which included Richmond Avenue.(1)</p> <p>This property, addressing Henry Street at the corner of Richmond Avenue, first appears in the Valuer-General's records in 1922-25, when it was bought by John Keage, bootmaker, of Haberfield, for £995. Keage appears in 1924 as the first occupant of the house which, according to <i>Sands Directories</i>, he named 'Uandi'. No building application has been found. In 1926 the valuation was recorded as £258 unimproved and £1,000 improved.(2) John Keage continued as occupier until at least 1933. In 1928 the valuation of the property had increased to £387 unimproved and £1,200 improved.(3)</p> <p>In 1943 'Uandi' was owned by Henry James Pierce, the Gatekeeper of Callan Park. Its valuation had by then been reduced to £344 unimproved and £1,100 improved, presumably reflecting one of the depressing effects of the financial crash of the early 1930s.(4)</p>	
Physical Description <p>A single-storey brick cottage of Arts-and-Crafts/California Bungalow style, featuring an interesting version of the triple layered gable motif. A broad gable expresses the main roof, and from this projects a bay with a secondary gable. Beside this, and at a lower level, a very low-pitched gable roof covers the verandah. The main gable has a perforated apex panel and the remainder and the other gables have the panel-and-batten treatment. The roof is terra cotta tiles, with small scroll ridge terminals. The base of the building is rendered and the facade walling is tuckpointed face brickwork of liver colour, roughcast rendered, with brick quoining, above door head height. Elsewhere the bricks are commons. The verandah piers have rendered caps and the outer ones support Tuscan colonettes, with exaggerated taper, on pedestals, . The windows are triple-light casements with canted sills, leaded glass sashes and the window in the bay has a narrow flat-roofed bracketted hood. The steps up from the garden to the verandah have terrazzo treads, tiled risers and low balustrading, with an added pipe railing on one side. There is a louvred screen at one end of the verandah. The garden is simple, with one mature tree, and the front fence is pickets cut to a curved profile between posts.</p>	
Information Sources <p>(1) <i>Ashfield Heritage Study 1993</i>, vol 1, pp 32, 36; Higinbotham & Robinson map of Ashfield, 1883; H E C Robinson map of Ashfield North Ward, undated but about 1912.</p> <p>(2) Valuer-General's records, North Ward, 1922-25, No 2345; 1926, No 1571; in Ashfield Council Archives. The house is not listed in <i>Sands Directories</i> until 1924.</p> <p>(3) Valuer-General's records, <i>ibid</i>, 1928, No 1674; <i>Sands Directories</i>.</p> <p>(4) Valuer-General's records, <i>ibid</i>, 1943, No 1791. In that record the property is called 'Uandi'.</p>	