


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

Name of Item	Semi-detached pair of houses, part of a group of 11 houses,	Reference N°																								
Other Names	25-45 Dover Street	3 04 06																								
Address	37-39 Dover Street, 'Pemberton'	Land Title																								
Locality	Summer Hill Postcode 2130																									
Item Type	Building	Owner/s																								
Group Name																										
Statement of Significance		Condition as observed from street —																								
<p>This pair is part of a significant group of speculative cottages which, despite the changes evident in many, demonstrate the vigour, relevance and continuing interest of housing development before World War I in Ashfield. Originally 12 residences, it is an unusually large group to have been commissioned by one partnership. The group also encapsulates the transitional nature of cottage design at the turn of the 19th century, as seen by comparing Victorian-period elements, such as cast iron decoration, fireplaces and damp-coursing, with the Federation-period details such as turned timber posts, floor tiling and ventilated ceiling roses for suspended gas lights.</p>		<input type="checkbox"/> Intact																								
		Minor alteration — <input checked="" type="checkbox"/> Sympathetic <input type="checkbox"/> Unsympathetic																								
Summary of Significance <table style="width: 100%; border: none;"> <thead> <tr> <th style="width: 15%;"></th> <th style="width: 20%;">Rare</th> <th style="width: 20%;">Associative</th> <th style="width: 20%;">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 checked="" 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 checked="" type="checkbox"/>	Scientific	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Other	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Major alteration — <input checked="" type="checkbox"/> Sympathetic <input type="checkbox"/> Unsympathetic
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		Modifications — See description																								
																										
Photo Roll N°	36	Survey Date																								
Frame N°	9	19/7/02																								
		Surveyed by																								
		RI																								

Ashfield Heritage Study Review of Areas Zoned 2(a)

<p>Current Use Semi-detached pair of houses, 37-39 Dover Street, Summer Hill (Part of a group of 11 houses, 25-45 Dover Street)</p>	<p>Reference N° 3 04 06</p>
<p>Heritage Listing Recommended</p>	
<p>Themes : Local Subdivision and consolidation</p>	<p>Themes : State Towns, suburbs and villages</p>
<p>Historical Notes The general history of the group which includes these houses is outlined in the group Inventory sheet.</p> <p>The suite of twelve houses was built for J Adams and D Muir, from 1903.(1) Adams and Muir continued as owners for several years. This pair was acquired by John Cullen and was sold by his estate in about 1922 to Daniel McGoldrick, of 'Spencerleigh', Queen Street, Ashfield. Each half of the pair was then valued at £130 unimproved and £550 improved.(2) In 1928, McGoldrick was still the owner and the valuation figures were £214 unimproved and £750 for each house.(3) Daniel McGoldrick still owned the pair in 1943 and the valuations had declined to £176 unimproved and £600 improved.(4) The reason for this decline is not known, but it is possible that the Great Depression could have been an influence.</p>	
<p>Physical Description A general description of these houses is given in the Group Inventory sheet.</p> <p>Here the main roof has been re-done in concrete tiles, but the chimneys survive and the verandah roofs retain their bullnose metal profile. Iron decoration has been removed. Both houses have picket fences and gates.</p> <p>At No 37 the front windows have been converted to a single opening with metal framing. This house was inspected internally and the sketches given here are intended to give an idea of the form of what is understood to be a typical house in the group. Here there are Victorian-period elements, such as cast iron decoration, fireplaces and damp-coursing, and also Federation-period details such as turned timber posts, floor tiling and ventilated ceiling roses for suspended gas lights.</p>	
<p>Information Sources (1) Rate Book, East Ward, 1903, Nos 914-923, in Ashfield Council Archives. (2) Valuer-General's records, East Ward, 1922-25, Nos 421, 422, in Ashfield Council Archives. It is of interest that on the H E C Robinson map of the North-East Ward, undated but about 1912, the name of M Adams is inscribed on the site of No 37 and that of Adams & Muir on No 39. (3) Ibid, 1928, Nos 430, 431. (4) Ibid, 1943, Nos 435, 436.</p>	

