

## Ashfield Heritage Study Inventory Sheets 2010

<b>Name of Item</b>	Pair of semi-detached houses. No 86, 'Tarana'; No 88, 'Roslyn'	<b>Reference N°</b> <b>10/20</b>																								
<b>Other Names</b>	Originally 'Petunia Cottage' (86) and 'Verbena Cottage', (88).																									
<b>Address</b>	86-88 Moonbie Street	<b>Land Title</b>																								
<b>Locality</b>	Summer Hill <span style="float: right;"><b>Postcode</b> 2130</span>																									
<b>Item Type</b>	Building	<b>Owner/s</b>																								
<b>Group Name</b>																										
<b>Statement of Significance</b>		<b>Condition as observed from street —</b> <input type="checkbox"/> Intact  <b>Minor alteration —</b> <input type="checkbox"/> Sympathetic <input type="checkbox"/> Unsympathetic  <b>Major alteration —</b> <input checked="" type="checkbox"/> Sympathetic <input type="checkbox"/> Unsympathetic  <b>Modifications —</b> No 88 has been re-roofed. Some brickwork appears to have been abraded.																								
<p>Two semi-detached houses in a most interesting collection of residences erected by the well-known speculator James Bartlett and now forming a significant part of Ashfield's history. Aesthetically they are part of a harmonious group which makes an excellent streetscape.</p>																										
<b>Summary of Significance</b>																										
	<table style="width: 100%; border: none;"> <tr> <td style="width: 33%;"></td> <td style="width: 33%; text-align: center;"><b>Rare</b></td> <td style="width: 33%; text-align: center;"><b>Associative</b></td> <td style="width: 33%; text-align: center;"><b>Representative</b></td> </tr> <tr> <td><b>Historic</b></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><b>Aesthetic</b></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><b>Social</b></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><b>Scientific</b></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><b>Other</b></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> </table>		<b>Rare</b>	<b>Associative</b>	<b>Representative</b>	<b>Historic</b>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<b>Aesthetic</b>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<b>Social</b>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<b>Scientific</b>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<b>Other</b>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
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Surveyed by

RI

Survey Date

11/3/2010

## Ashfield Heritage Study Inventory Sheets 2010

<p><b>Current Use</b> Residential</p>	<p><b>Reference N°</b> 10/20</p>
<p><b>Heritage Listing</b>    Ashfield Local Environmental Plan 1985, Schedule 7</p>	
<p><b>Themes : Local</b> Subdivision and consolidation</p>	<p><b>Themes : State</b> Towns, suburbs and villages</p>
<p><b>Historical Notes</b></p> <p>Like the others in the group, this pair was erected speculatively for the developer James Bartlett in 1880. <i>Sands Directory</i> lists tenants for the first time in 1883: H Tilly, accountant in 'Petunia Cottage' No 86, and Mrs Gordon in 'Verbena Cottage', No 88. There were several changes of tenancies until 1902, in which year Mrs Bartlett is recorded as owner of the pair. In 1907 she sold the seven houses at Nos 78 to 90 Moonbie Street. Nos 86 and 88 (and also No 90) were bought by George Cole, builder, of Dulwich Hill, and in 1908 he sold the pair to Mrs Elsie Wunderburg for £510. The following year, when their combined improved valuation was £550, Wunderburg sold to Throsby Joose. The building changed hands again in 1912 (to William Bate) and in 1914 (to Mrs Mary Wardell, of Henson Street). They were inherited in 1922 by Donald Wardell, of Blaxland. As far as is known, none of these owners lived in the houses. Then in 1937 William John Scriffin, estate agent of Lackey Street, bought the pair from the estate of Donald Wardell. In turn Mrs Flora May Haynes, of Lindfield, inherited them from William Scriffin's estate. Then in 1955 Frank Lincoln Harris, of Spencer Street, bought No 86, then called 'Tarana', from Mrs Haynes, who continued as owner of No 88. This was the time the property was divided into two ownerships.</p> <p>From 1961, No 86 was owned by Jean Louise Victoria Graham, of Bland Street, with an improved valuation of £3,250, while No 88 was still owned by Mrs Flora Haynes. (1)</p> <p><b>Note:</b> Refer also to the Inventory Sheet for the Group 74-90 Moonbie Street.</p>	
<p><b>Physical Description</b></p> <p>This brick single-storey pair has the same scale and form of those at Nos 78-80 Moonbie Street, though some of the details have changed. The front of No 88, 'Verbena Cottage', is laid in Flemish bond and appears to have been abraded to reveal the brickwork. It is presumed that, as the side walls are rendered and lined to simulate ashlar, the facades were similarly treated. The roof is of slates, No 88 having been re-roofed with modern slate. Chimneys are rendered, with moulded tops and terra cotta pots. The verandah fronting both houses has an ogee corrugated metal roof springing from below the main eaves and supported on three cast iron plate columns, one at each end and one at the centre, with iron brackets and fringe-and-frieze embellishment. There is no central gablet as in Nos 78-80.</p> <p>Both houses have side spaces with hard standing and No 88 has an attached carport and double gates. No 86 has a fence of brick piers and metal palisade panels, while No 88 has a modern metal palisade fence on a brick plinth.</p>	
<p><b>Information Sources</b></p> <p>(1) Information about ownership and tenancies for the given years (and many others) is found in the Valuer-General's records and Council rate books at Ashfield Council Archives, and in <i>Sands Directories</i>.</p>	