

Leichhardt Historical Journal 21

**Transport Shenanigans – How the Steam Tramway Came to Leichhardt
Balmain: From Adolphus Street to Gladstone Park – Final
Leichhardt South: The Excelsior Subdivision – Final**



Annandale Balmain Glebe Leichhardt Lilyfield Rozelle

ROBERT DAVID FITZGERALD

ROSALEEN TIDSWELL



Robert D FitzGerald II (1830-92)

My great-great-grandfather, Robert David FitzGerald I, who was a banker, was born in County Kerry, Ireland c1787, son of David FitzGerald and his wife Catherine (née Twiss) of Adra-val, a townland in Ballincuslane Parish. The family had strong connections with the Church of Ireland and FitzGerald held lay office in Tralee. Family folklore says he put his private fortune into the bank at the time of the potato famine, trying to save the bank. Certainly on 7 August 1860 the people of Tralee gave him a magnificent Bible and an Illuminated Address signed by the Residents on "the occasion of his departure to a foreign land".

He came to Australia in 1861 with his wife Mary Anne, nee Bell, who was born in the City of Cork, Ireland in 1791. They were married at Clonmel, Tipperary in 1824 and had three children, Eliza Bell (born c1827), Katherine Olivia (1828) and Robert David (1830).¹

On arrival in Australia he came to live in Balmain to be near his son and eldest daughter and he purchased a house in Vincent Street, Balmain. Later he built an attached weatherboard house next door, where he lived until his death in 1872.²

His wife Mary Anne died on 12 July 1863 and was buried in the Congregational Cemetery, Sydney, the burial was conducted by her son-in-law Rev T A Gordon. Robert David I, the banker, died in Hunter's Hill on 3 December 1872 and was buried in the Congregational Cemetery, Sydney, the burial being conducted by Rev W Slatyer(?). He left the cottages he owned in Balmain to his daughter Katherine Olivia Fox. Strangely, the executor of Robert David I's will was my husband's great-grandfather, Henry Earnshaw Tidswell, a significant Balmain freeholder!

My great-grandfather, Robert David FitzGerald II, was a surveyor, civil engineer, geologist, ornithologist, botanist and artist.³ He was born in Tralee, County Kerry, on 30 November 1830. He studied civil engineering at Queens College, Cork and was awarded a prize in the Senior Division, Civil Engineering in June 1853. It is probable that he left Queens College due to the change in the family's finances.

He came to Australia in 1856 and obtained a position on 1 August as draughtsman, (4th class with a salary of £240 per annum) with the Surveyor-General's Section of the NSW Lands Department. Promotion came steadily - 3rd class in 1858, 2nd class in 1859 and 1st class in 1863. In 1868 he was appointed Officer in Charge of the Roads Branch and on 1 January 1873 was appointed Deputy Surveyor-General of NSW, a position he held until he retired on 30 November 1887. After retirement he was recalled to be a member of the Public Service Enquiry Commission 1888-92.

Between 1874 and 1882 Robert David II was Chief Mining Surveyor and also served on the Department's Board of Examin-



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Editor Peter Reynolds

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*Adraville, 7 Fawcett St, Balmain
Built by R D FitzGerald II in 1860, the
house was possibly designed by
Edmund Blacket. (R Tidswell)*

ers for Licensed Surveyors and was an examiner of cadet surveyors entering the service. As Deputy Surveyor-General he sat on the commission appointed to make recommendations on the future working of the Lands Department after the Crown Lands Act 1884 decentralised the Department. His own office was one of those abolished.

Robert David II purchased land in Fawcett Street, Balmain in November 1859 and built a large brick detached house which he called Adraville after the family home, which is still standing in Strand Street, Tralee.

In July 1860 he married Emily Blackwell Hunt, the ceremony taking place in the living room of Hampton Villa, Balmain, the home of her father, Edward Hunt, the significant Sydney cabinetmaker. Of their eight children, two died at birth. Surviving children were Mary Ann (1861-1944), Hannah Paget (1862-1932), Robert David III (1864-1950), Eliza Bell (1866-1945), Edward Desmond (1867-1951), and Gerald (1873-1935).

During the 1860s Robert David II became interested in Australian orchids and as his interest and knowledge grew he

spent his spare time finding and describing the many varieties. His *Australian Orchids* is a monument of labour and research.⁴ He drew the first lithographs on stone, though later ones were drawn by Arthur Stopps. Robert David II hand coloured all the first prints himself. Later ones were hand-coloured by artists engaged to copy, under instructions, his colouring of sample prints. In 1874 Robert David II was elected a Fellow of the Linnean Society of London.

The family moved to Hunter's Hill c1872 to a house in Ferry Street which Robert David II again called Adraville. This was a prefabricated house of Baltic pine. It was originally erected in the grounds of the Paris Industrial Exhibition in 1854 by skilled Bavarian tradesmen and was re-erected in Hunter's Hill by German carpenters under instruction from Leonardo Etienne Bordier.⁵ No nails or screws were used in the whole construction – each upright fitted into its allotted place and each panel dovetailed exactly. It was first the home of Canon Bellingham and later purchased by Robert David II. He constructed a fernery there, a deep excavation in the sandstone with a glass roof, which became a treasure trove of about 300 Australian native plant species.

He died in Hunter's Hill in August 1892 and was buried in the Presbyterian Cemetery, Balmain, the burial being conducted by his brother-in-law, the Rev Samuel Fox, Croydon. His wife Emily died earlier in 1876.

His elder sister, Eliza Bell, was born in Tralee, County Kerry, in c1827 and married Rev Thomas Acheson Gordon at Church Hill, County Kerry, on 30 April 1850. She was probably the first member of the FitzGerald family to come to Australia c1852. Thomas Gordon was ordained in Plymouth in 1852 prior to embarking as chaplain on a large ship carrying emigrants to Australia. Their eldest child, Robert David, was baptised in Christ Church Congregational Church, Limerick on 29 February 1852. The later children were all born in Balmain, Jane Bell in 1854, Mary Ann (1857), Samuel John (1859), Gerald (1861) and Thomas (1864, died 1865).

Eliza Bell died at Balmain on 7 July 1864 and was buried on 9 July 1864 at the Presbyterian Ground Sydney, the burial being conducted by Rev D Steel.⁶ Rev Gordon was responsible for establishing the second Presbyterian Church in Balmain, and he worked in that parish for about 16 years.

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TRANSPORT SHENANIGANS

HOW THE STEAM TRAMWAY CAME TO LEICHHARDT

LESLEY MUIR

In the early 1870s, Sydney was still a small and tightly packed town, full of ramshackle buildings which had been there since before the goldrush. Suburban living was out of the reach of most people, because there was no system of effective public transport which would carry the breadwinner to work and back home again. Most wage-earners lived within walking distance of their place of work, and tiny houses clustered around the city's fringe in industrial areas like Blackwattle Bay, Surry Hills and Waterloo Swamps. West of Sydney, harbourside land was crowded with a mixture of factories, houses and industrial yards, where the environment was often rat-infested and full of factory waste which trickled down the creeks filling the air with vile odours. Even the broad acres of George Wigram Allen at Toxteth Park, Glebe, were cooled in summer by north-easterly breezes straight from the slaughterhouses and drafting yards of Glebe Island.

Beyond this industrial fringe, development peered out into a few small villages, serving a scattered population living on rural-urban fringe gardens, orchards and dairies. Businessmen, wealthy enough to keep carriages, built their villas in these peaceful and picturesque surroundings. Harbourside retreats like Hunter's Hill and Five Dock were served by ferry transport, while the railway line was available for those who could afford the high train fares and the cost of a hansom cab up the hill into the city from the railway terminus beyond Devonshire Street. Petersham was the only railway station between Newtown and Ashfield, and it stood in the centre of very sparsely developed countryside.

The Horse-Bus

Omnibuses competed successfully for custom with the trains: the train fare from Petersham to the Railway Terminus was eight pence first class or five pence second class, plus a hackney cab from the terminus at nine pence per half-mile; the bus fare for the whole distance along Parramatta Road into the centre of Sydney was three pence. The bus services were licensed and regulated by the Metropolitan Transit Commissioners, but they were widely said to be slow, overcrowded, dangerous, and no way for a lady to travel:

omnibus drivers form a class of people whom it is not safe to employ ... [one is] exposed while in the vehicles to the most debasing influences – to the spitting and smoking of drivers, who, if the 'buses were removed, would probably have higher means of employment and greater opportunities for mental culture'.¹

Given these constraints, it is not surprising that Sydney had become an overcrowded place, with 81,264 people (49 per acre) within its boundaries – a density only surpassed in the entire British Empire by Liverpool, Glasgow and Manchester.² Epidemics of typhoid fever, gastro-enteritis and other diseases frequently swept the city because the crowding put severe strain on the primitive drainage system which often broke down, allowing contamination of the water supply.

Many people believed that the only way to remedy the ills of overcrowding was to develop homes in healthy suburban garden settings, but, in order to achieve this, a public transport system had to be built which was cheap and reliable, and which could carry large numbers of people. In London, the extension of the Underground railway to the west of the city had brought about a property boom from Kensington to Hammersmith and beyond, and English and Australian developers could see the same potential in Sydney.

The City Horse-Tramway Proposals

During 1873, there were two rival proposals to build a network of horse-tramways in Sydney which would carry passengers from the Railway Terminus through the city to the harbour, and also out into areas ripe for subdivision like Darlinghurst, Paddington and Glebe. The London-based investors, led by an engineer named J D Larsen, and the Sydney United Omnibus Co argued for many months over the merits of their schemes, but no real progress was made. Both proposals included a tramline from Parramatta Road to Glebe, joining up with a line from the Quay to city boundary.³

The City Railway Scheme

In the next few years, there was little progress made on improving public transport. A new railway station was approved at Croydon in 1874, but this was for the convenience of businessmen who had land nearby. Other platforms at Redmire (Strathfield) and Auburn were approved in 1876, at the request of other land speculators. These people subdivided their land in the hope of making huge profits, but there was limited interest shown by buyers in these subdivisions, chiefly because the main difficulties of expensive fares and inconvenient break of transport into the city had not been solved.

James Squire Farnell, an Australian-born politician with subdivided land at Kissing Point, proposed a grand scheme to parliament for a city and metropolitan railway network in May 1877.⁴ His



John Young (1827-1907)
(Bulletin, 20 November 1880)

design included two interlocking circular railways, one south of the harbour "within a radius of ten miles of the city boundary", the other on the northern side "embracing Gladesville, Hunters Hill, Ryde, Lane Cove, North Shore proper, the Spit, and Manly Beach". There were to be new bridges built across the harbour at Iron Cove and Gladesville, and the terminus would be at Circular Quay.

Farnell's proposal for a survey met with a surprisingly good reception in parliament, and it was agreed by 25 votes to 1. In September, tenders were called in Britain for the construction of the necessary bridges, and the metropolitan railway scheme looked closer to becoming a reality. When, in December 1877, Farnell emerged from an election as the only parliamentary leader able to command a majority in the House, optimism grew that Sydney was at last to have a comprehensive suburban railway system.

John Young and North Annandale

On the Sydney side of the proposed new bridges, a syndicate led by John Young bought up the Johnston family's 280-acre North Annandale Estate for £120,996.1.11 in October 1877.⁵ He formed a new company, the Sydney Freehold Land Building & Investment Co,⁶ to subdivide and sell the land, and a further society, the North Annandale Building & Investment Society, to offer financial help to land purchasers to erect suitable buildings. Directors of both companies included some well-known names. The president was John Young, a local alderman and the best-known builder in Sydney. He was also chairman of the Sydney Tramway & Omnibus Co. Among the trustees and directors were S W Gray, MLA,

and Robert Wisdom, MLA, advocates of a railway line to the Illawarra coast from a terminus at Balmain, Henry Hudson of Hudson Brothers, holder of large government contracts for carpentry and supply of timber, and J B North and A W Gilles, rising developers.

On 22 December 1877, the directors advertised a competition with a prize of £200 to design the "best and most improved plan of subdivision"⁷ setting guidelines for the appearance of the new "model township".⁸ The competition was won by F H Reuss junior, with a plan that used the shape of the land to sort out the social classes, each to their right and proper place, following guidelines laid down by John Young. On the heights, the main street, Johnston Street, was 100 feet wide, where land was set aside for "villas and the better class of houses as much as possible by themselves". On the side of the hill, an area for clerks was set aside, and beside the creeks were "blocks for the erection of artizans' houses, the latter from 100 to 132 feet depth of allotment". Young and Reuss also advertised a house plan service to builders, in order to ensure as uniform an appearance of the estate as possible.

When the auction advertisement appeared, its claim, "the intention of the proprietors laying down a tramway", gave hope for the future. Certainly Young and North, through their membership of the Metropolitan Railway Extension Committee, showed investors that these intentions were genuine. The fortunes of the new estate went well. Within six months, John Young was able to report that the Company had made a return of £7268 on sales of allotments, the streets had been cleared and stumped, and that "suitable buildings for artizan's cottages" had been built by the Board "to enable them to secure and settle steady workmen upon the estate". The brickyard was in working order, and "rails for the tramway were *en route*, and tenders for sleepers to be procured on the property had been accepted".⁹

The City Steam Tramway Proposal

In early 1878, the Sydney Tramway & Omnibus Co, which controlled most of the major omnibus routes from the fringe suburbs into the city, re-introduced its Bill into parliament to enable it to construct tramways through the streets of Sydney.¹⁰ This proposal split the formerly united Metropolitan Railway Extension Committee. John Young¹¹ vehemently defended his company's plan, but many felt that, if it were approved, then parliament would shelve the building of a city railway network indefinitely. The *Herald*, in an exasperated editorial, declared:

We have been behind the age long enough ... It is a reproach to the metropolis that its inhabitants depend so largely upon horseflesh, instead of upon steam machinery, to move about from one place to another ... If a railway map of this metropolis were shown to an English cockney,



*Garden Palace, Sydney (James Barnet), in c1879
(SPF, Mitchell Library)*

he would conclude that we were wanting in intelligence and enterprise; he would think it impossible that an intellectual and wealthy people could waste its time in a miserably slow and uneconomic mode of travelling, when it had at its command the skill to construct and the money to pay for the most approved modern appliances.¹²

When the Bill reached parliament in March, it was accompanied by 19 petitions in favour and one against - this was from the freeholders and residents in George Street, who believed that it would be a "very dangerous experiment".¹³ This group was led by Edward Hordern, whose family members owned several stores in the Haymarket area near the Railway Terminus. They were alarmed that their trade might be harmed by customers being carried past their stores to the enticing new "red barn"¹⁴ of Farmer & Co in the city.

City and Suburban Railway Proposals

While Sydney debated whether it would insist on a government-built railway, or would settle for a privately-owned tramway, the government was persuaded to survey the routes of Farnell's circular railway proposal. There were lines through the Eastern Suburbs and to Botany, and, to cater for the needs of Balmain and the new suburbs at Glebe, Forest Lodge and Annandale, a trial survey was made from Redfern to the junction of the

Parramatta and Glebe Point Roads, thence to Glebe Point and North Annandale, passing over to Callan Park and across the sites of the new bridges to be built over Iron Cove Creek and Parramatta River. It was intended that the line be a double one, and it would form a convenient beginning to any link from Sydney to the Northern Line. On 10 September, at the opening of parliament, the governor announced that a new loan of £1,500,000, increasing to £3,000,000, would be raised in London, and new proposals would be submitted in this session of parliament for a very large extension of the railway system, including "the extension of the railway from Redfern to the Circular Quay and some of the more important suburbs of Sydney".¹⁵

In the meantime, the way had opened for closer settlement along the existing railway line. "Honest John" Sutherland,¹⁶ Farnell's Minister for Public Works, approved new railway platforms at Eveleigh, next to his own house and the site of Hudson Brothers' factory, and at Stanmore, beside the new houses of wealthy politicians and businessmen at South Kingston. The latter estate, which adjoined "Annandale" on the south had been subdivided by Thomas Holt, Thomas Ware Smart and Thomas Sutcliffe Mort, and was being rapidly settled. It was clear that, for North Annandale to be as popular, either Farnell's met-

ropolitan railway or John Young's tramway would have to be built.

The 1879 Exhibition and Steam Tramway
Sydney's public transport debate was settled by a completely unrelated event. The Agricultural Society of New South Wales had, throughout 1877-78, been trying to interest the politicians in holding an International Exhibition in Sydney. No government had been courageous enough to make the decision to allocate the required funds, so, in August 1878, Governor Sir Hercules Robinson, president of the society, made a personal appeal on its behalf. He had already sent invitations to the governors of other British colonies overseas in anticipation of the exhibition having government support, and it was unthinkable that he should have to withdraw them. Farnell's government prevaricated. Many politicians, representing country electorates, feared that if they agreed with the expenditure of funds for an exhibition in Sydney, they would be voted out of office.

In October 1878, John Young, who had worked on the building of Paxton's Crystal Palace for London's Great Exhibition of 1851 in his youth, brought forward a plan to construct a purpose-built hall in the Outer Domain.¹⁷ He commented to the Society that the choice of this site would make a difference of £5,000 to the receipts. The Agricultural Society had the project costed but, on hearing that it might be as much as £18,000, reluctantly agreed that they should just put up temporary sheds behind their Prince Alfred Park building. By this time the acceptances had begun to roll in and it became evident very quickly that the scale of the exhibition would be beyond the resources of the Society to handle. Sir Hercules Robinson announced in December that it would be a government-funded initiative, supported by a grant of £50,000, and Colonial Architect James Barnet was instructed to look over John Young's plans for the building and to design a structure of which Sydney could be proud.

The problem with the governor's announcement was that it was premature: the special grant had not been discussed by parliament, and Henry Parkes and John Robertson, from the opposition, used it as an excuse to harass Farnell's government, eventually causing his defeat in the parliament. Once defeated, Farnell asked the governor for a dissolution to try to win an election. Roberson, adamant that an election would not interfere with funding for his beloved exhibition, refused to grant Farnell's request and a deal was organised between the rival leaders in the opposition, Parkes and Robertson, in which Parkes would become Colonial Secretary and Robertson Leader of the government in the Legislative Council, and the new government would guarantee passage of the funds to stage the exhibition.

Within ten days of taking office, the new government had preparations for the exhibition organised. They confirmed the Inner Domain as the site for the building, Barnet's plans were approved, and John Young and Hudson Brothers were awarded the contract to build it. John Sutherland's Eskbank Iron Works were to supply the iron. No tenders had been called. To solve the problem of conveying visitors from the Railway Terminus to the exhibition, it was announced that the railway would be extended to Circular Quay, but, because the surveys and negotiations over land would take some time, a "temporary" steam tramway would be built along Elizabeth Street as an interim measure.

While the tramway was under construction, Parkes requested another survey of the city line. This survey by his order avoided Hyde Park, and the estimated cost of building the line was thus increased from £300,000 to over £1 million, most of the increase being taken up by compensation for land resumptions. This cost was obviously out of the question, and the project fell into abeyance. It appeared that the tramway was the best that the people could hope for. In July, when most of the members had left Sydney for their holidays, Parkes introduced into parliament a request for loan funds to construct several railway lines, including the city railway extension (at the higher price) and the metropolitan loop line. The time had been well chosen, and the motions for funds to construct both lines were defeated. The government had already given instructions that the bridges over Long Cove Creek and Parramatta River need not be strong enough to support a railway,¹⁸ and so the northern loop line appeared to be a lost cause. While the Parkes government held power, there would be no railway line through Annandale and Balmain.

The exhibition opened in September 1879 and the trams proved to be a most popular addition to the streets of Sydney. They carried an average of 4,182 passengers per day in the first three months of operation, and politicians began to think of extensions of the tramway as the solution to creating a transport system for the suburbs. As early as October 1879, John Lackey, Minister for Public Works, put forward a scheme for a network of lines to the east, west and south, which included a line via George Street to Glebe. John Young promptly put forward the services of his Sydney Tramway & Omnibus Co to build and operate the lines¹⁹ – it was rumoured that the engineer Larsen had offered them £250,000 if they could secure the contract and then sell out to English interests. But public feeling had turned against Young, chiefly because he had made over £10,000 profit in building the exhibition building, which was considered excessive, because it was more than four times the salary of the Premier.



*The Steam Tramway in Parramatta Road in c1890
(Photo by Henry King, SPF, Mitchell Library)*

City and Suburban Tramway Proposal

In March 1880, John Lackey, Minister for Public Works, announced a plan for a comprehensive network of tramways for Sydney and suburbs. There were six lines to the eastern suburbs and one through the city to be built immediately, and lines to the west and south, including one from the city boundary to Glebe Point, to be built later. The solution was cheaper to build and less extensive than a railway network, and was a decision made for expedient rather than far-sighted reasons. The Parkes government made no attempt to address the problem of conveying freight from the harbour to the railway terminus, and so heavy drays continued to clog the streets and break up the road surface through the centre of the city.

The first suburban line, to Randwick Racecourse, was built in time for the Spring Meeting in early September,²⁰ and the tram via Paddington to Woollahra was commenced soon after. The new services were a runaway success and there was a boom in land subdivision from Waverley to Randwick. The hillside at Paddington was quickly covered with terrace houses and landowners elsewhere began to press for "their" tramways to be built.

When the survey for the line from Circular Quay to Glebe via York Street and George Street south was announced in mid-1881, there were immediate objections from the shopkeepers on the city section of the route. Alderman Edward Hordern called a meeting of tradesmen and residents of Brickfield Hill to object in the strongest terms to the "destruction to trade, danger to life and

limb and ruinous consequences to property owners in George Street".²¹ He was supported by Alderman John Hardie, partner in Hardie & Gorman, estate agents. Henry Gorman, the other partner, was one of Henry Parkes's most reliable sources of emergency loans. After a deputation from the people of Glebe, the government decided to commence the line from the Railway Terminus to Glebe and Forest Lodge only, while it searched for a suitable route to the Quay which would not offend the shopkeepers. The decision also preserved the George Street route for the exclusive use of the Sydney Tramway & Omnibus Co's buses.

The Glebe Tramway

After a long delay, tenders were called for the Glebe tramway on 3 December 1881. Workmen appeared on the route soon after, and began to break up the road surface, in preparation for laying down the sleepers and rails. Businessmen along the route immediately began to complain of the loss of trade, as it was impossible for shoppers or vehicles to negotiate the uneven surface.²² It was said that only a token effort had been made on construction, to give the illusion that the government was doing something. There had been little progress by May 1882 and Sir George Wigram Allen, Speaker of the Legislative Assembly, wrote on behalf of the Glebe Tramway Vigilance Committee to hurry matters along. There had been some controversy over the route, many people believing that a line along Parramatta



George Wigram Allen (1824-1885)
(Bulletin, 24 April 1880)

Road would be the easiest to build, but Allen's influence had secured a branch through Forest Lodge as well as the main line to Glebe Point.

Tramway Extension Proposals

In the meantime, developers and householders further west had formed themselves into committees to agitate for tramway communication. On 22 April, there was a public meeting at Burwood for a tramway extension along Parramatta Road as far west as Burwood Road. One developer spoke with feeling that "he could easily conceive that Burwood, with its lovely air, would be the place above all others suitable for artizans and others who were now confined to Sydney, with its sewage and pestiferous air, and who would be able to get into a portion of the country where their health would be invigorated".²³

Leichhardt Extension Proposals

On 3 May, 150 people crowded into the Leichhardt Council chambers to demand a tramway as well. The Mayor, William Pritchard, an estate agent whose portfolio included allotments in North Annandale, observed that "they had seen that wherever a tramway had been taken it had given increased value to property, and had accommodated the poor as well as the rich at a reasonable cost".²⁴ The motion for a tramway was put forward by John Young, commenting "the government having taken the construction of tramways out of the hands of private companies who were willing to undertake the work, were bound to go on with them and extend the lines to every suburb in which there was a large and settled population like that of Leichhardt. They

had brought the line as far as Forest Lodge, and had no excuse for not extending it to Leichhardt". T R Smith MLA, another estate agent, seconded the motion, and it was carried unanimously.

There was less harmony when the question of route was considered. The government had let it be known that they intended to carry the Forest Lodge line along Parramatta Road to turn at Norton Street and terminate at Balmain Road, with a short loop line up Johnston Street. This "direct route" had its supporters. A counter-proposal was put forward at the meeting to extend the Glebe line to Johnston, Trafalgar or Nelson Streets, then via Collins, Johnston and Booth Streets to Balmain Road, with a branch from that point via Callan Park to Balmain, Drummoyne, Gladesville and Field of Mars (via the new bridges), and a second branch to Leichhardt, Elswick and Whaleyborough. Discussion at the meeting grew more and more rowdy, with many people clamouring to put their own variations, and it took some time before the chairman could restore order. Eventually the "centre route" of the counter-proposal won the evening.

The debate over the rival tramway proposals highlighted the competing interests of the subdividers of Annandale versus the subdividers who were active in Leichhardt. In 1880, John Sutherland's business partner, John Wetherill, had sold his Elswick House estate of 52 acres to a group of speculators, who formed the Excelsior Land Investment & Building Company to subdivide and sell the estate. Among the directors were the Mayor of Glebe, William Cary, the temperance advocate, John Roseby, MLA, the architect, Ambrose Thornley junior, and George Renwick, political supporter of Henry Parkes. The company planned to manage the occupation of the subdivision in the way that had been proved at Annandale. Ambrose Thornley and his partner John Smedley were asked to build a range of one-storey cottages and two-storey villas in Norton and Renwick Streets to tempt the buyers.

Members may choose their allotments and a plan of building - the merchant his mansion, the mechanic his cottage - and if approved of by the Board, the Company will erect the building and place him in possession on payment of 19 per cent of the value of the property. The balance of the purchase money may be spread over a period of twelve years in the shape of rent.²⁵

Leichhardt's Rapid Growth

The activities of subdivision companies like Excelsior changed the population structure of Sydney within a very short time. In mid-1882, the *Herald* ran a series of articles called "Old and New Sydney" which commented on the rapid changes taking place in the city and suburbs. On 24 and 31 July the author described the growth in rateable property in the suburbs around the city.

The established suburbs of Balmain, Woollahra, Redfern, the Glebe and Paddington headed the list for value of land, but particular attention was drawn to the growth of Leichhardt, which had jumped from seventeenth to sixth in the list between 1875 and 1881, and the value of its rateable land had gone from £150,000 to £830,000.

The Opening of the Glebe Tramway

The tramway to Glebe opened on 17 August 1882, on the same day that the city extension from Hunter Street to Bridge Street was completed. The attention of the public was taken up that day by the triumphant return of Henry Parkes from an extended overseas tour, so there was no official celebration of the improvement in public transport. By this time, the public had time to observe some of the problems associated with tramways and this day was no exception. The *Herald* commented:

The opening of the tram line to the Glebe yesterday was not permitted to pass without what might now be called "the time-honoured ceremony" of blood-spilling being performed. This grim observance was carried out between 10 and 11 o'clock in the evening. A man named Robert Yeomans, aged 28 years, residing at the Glebe, returning home from Sydney, stepped off the tram whilst it was in motion, and cut and bruised himself about the head, but fortunately did not suffer any serious injury.²⁶

The Garden Palace Fire

On the morning of 22 September 1882, the Garden Palace burned down in mysterious circumstances. The disaster was the final straw for a government whose reputation was already damaged by rumours of corrupt land deals and scandals over public works contracts. During October, Parkes lost several divisions in parliament and was eventually forced to recommend to the governor that parliament be dissolved. John Lackey's last action as Minister for Public Works took place on 22 November 1882, when he opened the newly completed Iron Cove Bridge.

The Parkes government was resoundingly defeated in the election of 1882. Parkes himself lost his seat of East Sydney, and was only rescued from total humiliation by the people of Tenterfield, who invited him to take up their seat unopposed. The new government was led by Alexander Stuart, who had been a prominent member of the Metropolitan Railway Extension Committee from its early days. He was also a land and mining speculator, with vast estates on the North Shore, and coal mining leases on the south coast in partnership with John Robertson and W B Dalley. One of his Ministers, Francis Augustus Wright, the Postmaster-General, was a carrying contractor, and also a director of the Anglo-Australian Investment, Finance & Land Co, the subdivider of the Helsarmel Estate, Leichhardt.



Sydney Punch's comments on the trams.

(27 May 1882)

Trams to Leichhardt but which Route?

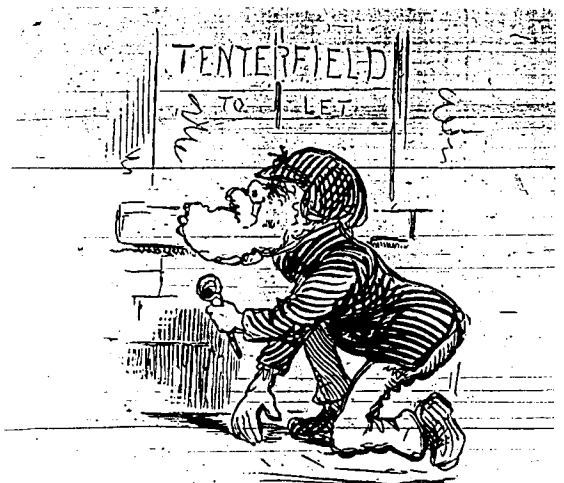
The new government brought new life to many groups who hoped for extensions of the tramlines, and deputations beat a path to the door of the new Minister for Works, Henry Copeland. On 20 February 1883, the Mayor of Leichhardt, Thomas V Madge, convened a meeting at Leichhardt Town Hall, to organise a petition for the extension of the tramline along Parramatta Road. He was supported by G R Whiting, a business partner of John Wetherill. The hall was uncomfortably crowded with ratepayers, and it soon became evident that a large contingent from Annandale had come along to oppose the petition, and to insist on the "central route" through Annandale and the Whaleyborough Estate to Five Dock. This group was led by the previous Mayor of Leichhardt, William Pritchard, with Alderman John Young in support.

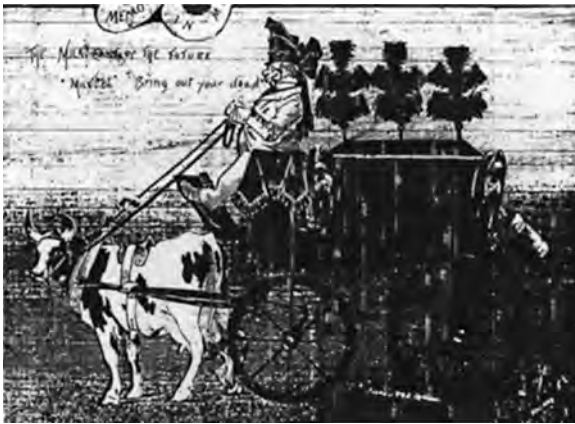
Throughout the meeting, speakers had great difficulty making themselves heard in the face of the continuous hooting, and the uproar became

Sir Henry Parkes: Breaking In

"There's no one about. I'll sneak in here [Tenterfield]"

(Bulletin, 9 December 1882)





Murder in the Milk
The milk carter of the future. "Milk-oh. Bring out your dead". (Phil May's cartoon, Bulletin, 15 May 1886, p 13)

deafening. Eventually Whiting and Pritchard began a dispute over their right to be heard, and:

while it was in progress a fight was started at the back of the hall. In a few minutes the whole meeting was on its feet, and everything was in hopeless disorder. The Mayor then declared the meeting terminated. When our reporter left, one-half of those present appeared to be either engaged in the row, or cheering the combatants.²⁷

On 30 March, a deputation representing the borough council of Leichhardt waited upon Alexander Stuart to urge him to approve the Norton Street route. Stuart read them the report of the Department's surveyor, which suggested a strong preference for Johnston Street, because the grades were better, the distance was shorter, and the landowners had promised to give land at the corners in order to make the curve from Parramatta Road without difficulty. "Norton Street is built upon at both corners of the street where it junctions with the Parramatta Road, and consequently land could not be obtained except at great cost for making the curve easier".²⁸ Stuart promised to inspect the routes personally the following day. Two weeks later, John Young and William Pritchard led a deputation demanding that the Johnston Street route be chosen. They were told that Stuart was of the opinion that the larger population would be served by building the Norton Street route. His mind was now made up.

The Opening of the Leichhardt Tramway

On 30 May 1883, Stuart appointed F A Wright as Minister for Public Works.²⁹ The construction of the tramway proceeded rapidly under his administration, and opened as far as Johnston Street on 18 June. Land sales in North Annandale boomed. By 1 May 1884, the line was built as far as the corner of Norton and Short Streets, just past the Excelsior Co's estate. The peak years for house building in Leichhardt were 1884 and 1885 – the tramway had opened up the suburbs at last.

Health Matters in Leichhardt

Was life any healthier for those who were persuaded to move out of Sydney's overcrowded alleys into the fresh, green fields of the Excelsior or the Helsarmel estate? By the summer of 1885-86, it had become apparent to all that suburban living was not as much of a paradise as the estate agents claimed. Sydney by this time was enduring one of a long series of droughts, and many of the houses in Leichhardt were still dependent for their water on wells and tanks. New residents were alarmed to find that the number of deaths from typhoid fever rose every day, and, by May 1886, deaths exceeded births in Leichhardt, a fact almost unexampled in Sydney's history in such a rapidly growing suburb.

The typhoid outbreak was traced back to a well on the Anglo-Australian Co's Helsarmel estate, where water had been used to adulterate milk from the local dairy, and which, when analysed, had been found to contain "organic matter".³⁰ The Board of Health's Medical Inspector concluded that the well was in a direct line to receive the sewage from 1500 houses on the Excelsior and Helsarmel Estates, and the drainage from two cemeteries, one of which contained 9000 bodies. It was only after the major water and sewerage projects of the 1880s and 1890s were completed that suburban living came close to matching the claims of the developers.

The Contribution of the Tramway

The construction of the tramline network set the pattern of Sydney's suburban growth for the next 40 years. The popularity of trams as a method of mass transportation could be easily understood – fares were cheap, carriages were comfortable in comparison with the horse-buses, and people could be picked up and set down at every street corner. On the negative side, the frequent stopping and starting made long journeys very slow, so most people thought it highly desirable to live only a short tram ride from their place of work.

It was inevitable that development should take the form of terraces, villas and semi-detached housing crowded on tiny allotments in a tight ring around the city, with rows of shops along either side of the tram routes to attract the passing trade. King Street, Newtown, Parramatta Road, Annandale, and Norton Street, Leichhardt all became important centres, drawing shoppers from far and wide. In the city, tenement houses were demolished as people moved out to the new areas, and, in their place, rose grand new buildings of sandstone and brick: the headquarters of the banks and building and investment companies which financed the suburban development. Sydney had been transformed from a Georgian into a Victorian city.

FROM ADOLPHUS STREET TO GLADSTONE PARK - PART 5

A W YOUNG'S SUBDIVISION: 1847

PETER REYNOLDS

Precinct 6 in this series covers the area from the western side of Adolphus Street, along the high water mark of White Bay, then up from the bay along the boundary line of Old Balmain (an extension of the eastern alignment of Eaton Street), and then down the southern side of Darling Street to the Adolphus Street corner.

A W Young's 13-section subdivision occupies the whole precinct. Parts 1-4 of the series cover Young's Sections 1-9 and appear in Leichhardt Historical Journal Nos 17-20.

Part 5, the concluding article in the series, contains Sections 10-13 which, takes the study from the western side of Adolphus Street, along the south side of Darling Street Street to the eastern side of Eaton Street, then down the northern side of Gladstone Street Street to Adolphus Street.

This final article is a study of the domestic and commercial buildings in Sections 10-13.

PART 5 BEGINS ON PAGE 13

FIGURE 1: KEY PLAN SECTIONS 10-13

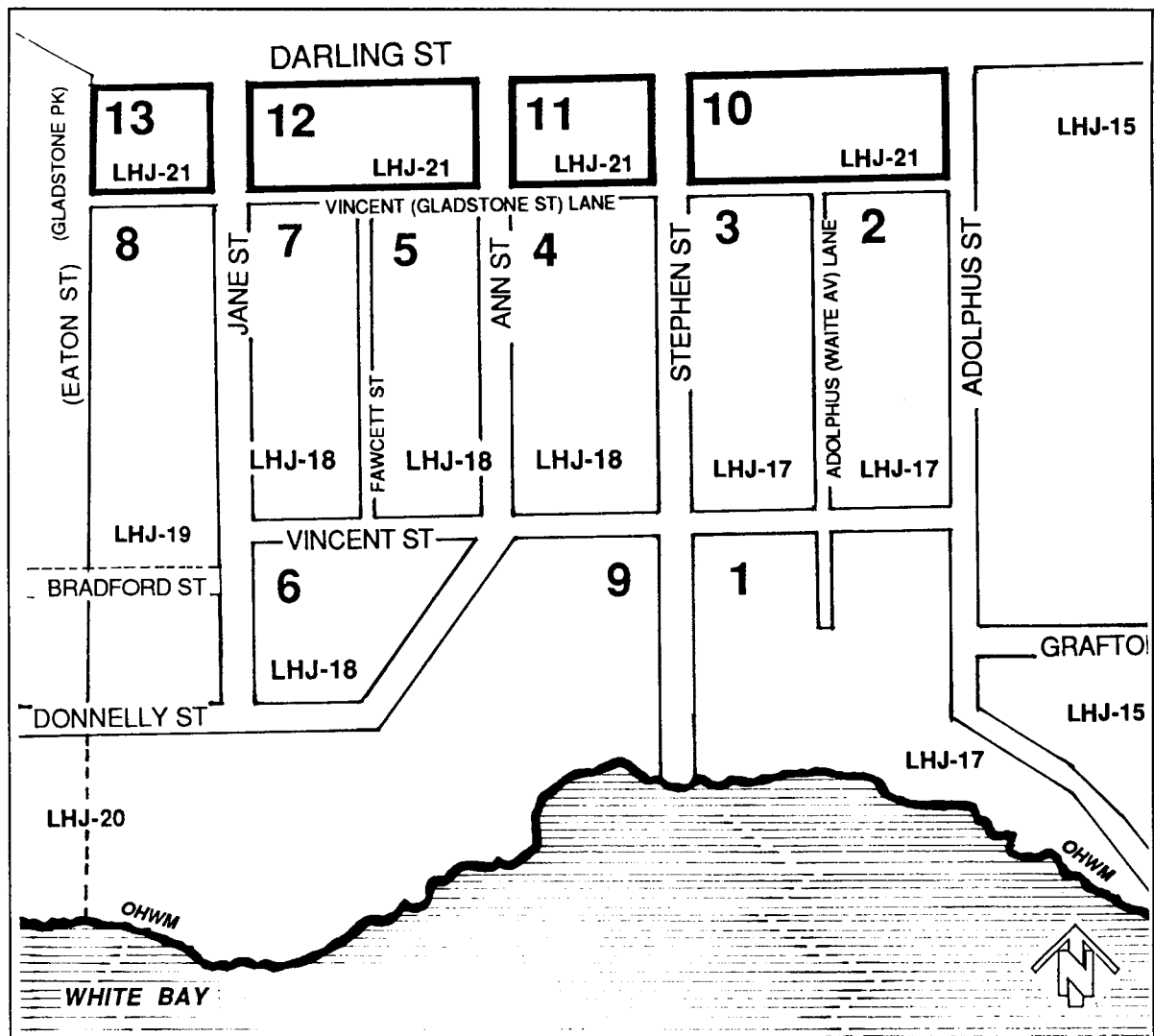


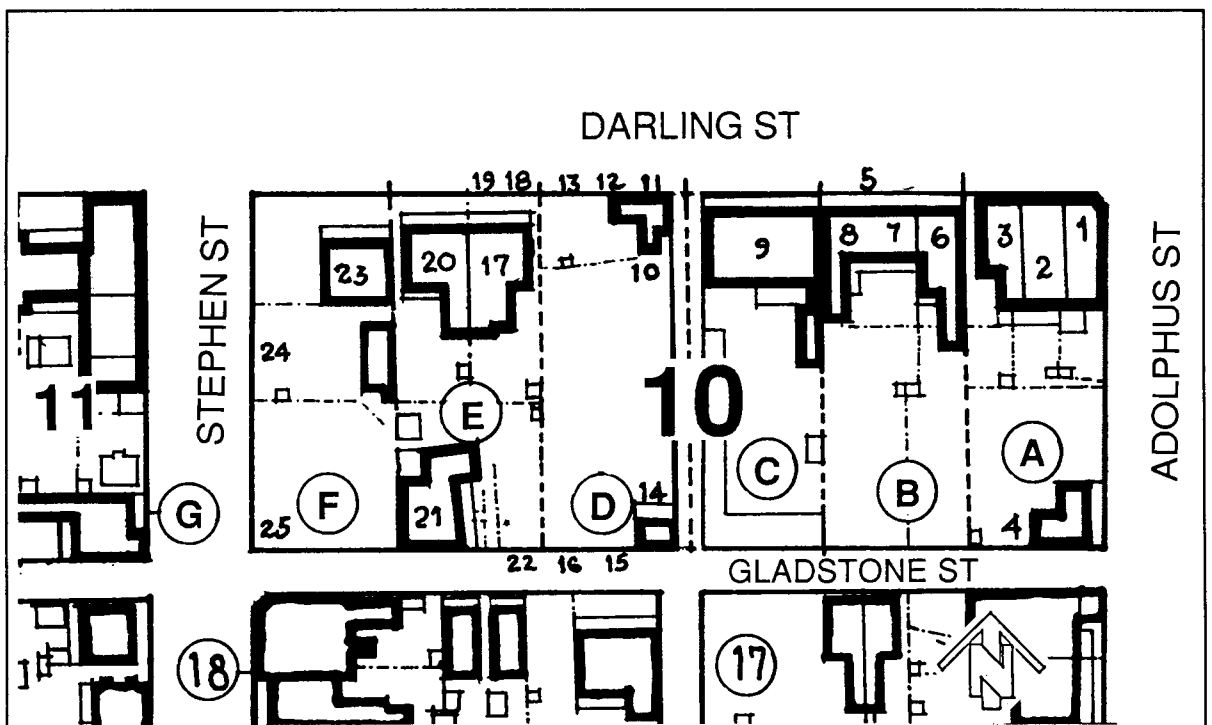
FIGURE 2
SECTION 10 IN 1886-96
A W YOUNG'S SUBDIVISION
BALMAIN
 (SECTION 10 BEGINS ON OPPOSITE PAGE)

KEY No	BUILDING TYPE	HOUSE No	BUILT
Darling Street South Side			
1	Attached shop/dwelling	168	1861
2	Attached shop/dwelling	170	1862
3	Attached shop/dwelling	172	1862
Adolphus Street West Side			
4	Detached house	1	c1855
Darling Street South Side			
5	Detached house	176-8#	c1855*
6	Attached shop/dwelling	174	1864
7	Attached shop/dwelling	176	1881
8	Attached shop/dwelling	178	1881
9	The Balmain Hotel	180	1848-54
10	Detached house	182#	c1860*
11	Terrace house	182	1904
12	Terrace house	184	1901
13	Terrace house	186	1899

Gladstone Street North Side			
14	Detached house	1#	c1860#
15	Terrace house	1	1898
16	Terrace house	3	1898
Darling Street South Side			
17	Attached house	188#	c1857*
18	Attached shop/dwelling	188A	c1857, 1896
19	Attached shop/dwelling	188	c1857, 1896
20	Attached house	190	c1857
Gladstone Street North Side			
21	Stephen Cottage	7	1853-54
22	Detached house	5	1908
Darling Street South Side			
23	Detached house	192	c1854*
Stephen Street East Side			
24	Detached house	2	c1931*
25	Detached shop	2A	1909*

* Date of original structure, later demolished or altered
 # Original or previous number in street

FIGURE 2: SECTION 10
 Buildings shaded were added in 1886-96 (Based on Balmain Sheet 24 of PWD Metrop Detail Series, ML, WB)
 Lot numbers are encircled.
 Boundaries of original lots - - - - -
 Secondary boundaries



SECTION 10

YOUNG'S LOTS A-F

DARLING STREET

SOUTH SIDE

(ADOLPHUS STREET TO STEPHEN STREET)

ADOLPHUS STREET

WEST SIDE

(DARLING STREET TO GLADSTONE STREET)

GLADSTONE STREET

NORTH SIDE

(ADOLPHUS STREET TO STEPHEN STREET)

STEPHEN STREET

EAST SIDE

(DARLING STREET TO GLADSTONE STREET)

Lot A

Thomas Cohen, the Balmain butcher, was listed in Darling Street in 1850.¹ He offered a ten-shilling reward for the return of his bay pony in May 1853.² He bought lot A from A W Young in February 1854 for £116.17.0.³ The sale included the Section 2 lot 17 at the corner of Adolphus and Gladstone Street.⁴ By September 1861, Cohen had built "two shops or houses" (168 Darling Street and 1 Adolphus Street).⁵ He built two more stone shops and houses (170-172 Darling Street) before his death in 1862.⁶

Thomas, the son of Matthew and Ann Cohen, married Elizabeth Nash at St Philip's Church, Sydney, in 1844.⁷

William Nash and Ann Hubbard

Elizabeth Nash Cohen was the daughter of William Nash and Ann (or Anne) Hubbard (born in the colony, 1790) who married at St Matthew's, Windsor, in 1810.⁸ Ann seems to have been the daughter of First Fleet convict William Hubbard who arrived on the *Scarborough*.⁹ At the 1814 Muster, William Hubbard was a landholder in the Windsor district where he lived with his wife Mary Ann Goulding who arrived as a convict in the Second Fleet transport *Lady Juliana*.¹⁰ William Hubbard died in September 1829.¹¹

Born in about 1783 and sentenced to seven years transportation, William Nash arrived from England with 184 other convicts aboard the *Barwell* on 18 May 1798.¹² William and Ann Nash baptised their children, at St Matthew's, Windsor, Thomas (1812), and Sarah (1813), at St Philip's, Sydney, Samuel (1816), William (1817), Jane (1820), Charles (1823?) and Elizabeth (1826), at Sackville Reach, George (1829) and at the Lower Hawkesbury, twins Henry and John (1831).¹³ At

the 1814 Muster, William Nash was a landholder in the Windsor district where he lived with his wife Ann.¹⁴ In 1828 he was a labourer at Little Portland Head, near Windsor.¹⁵

Thomas and Elizabeth Cohen

Thomas and Elizabeth Nash Cohen's children baptised at St Philip's, Sydney, were William Thomas (1845, m. Emily Louisa Lewis), Elizabeth Ann (1847, m. George Chidgey II), Mark Last (1848) and at St Mary's C of E Balmain, Caroline Sarah (1850), Eliza Jane (1853), Matthew Henry (1854), Henry Goldsbrough (1856), Charles Cowper (1858), Adolphus (1860, died 1861) and Clement George (1862).¹⁶

Thomas Cohen died on 3 September 1862 and left his property to his widow Elizabeth and children.¹⁷ Elizabeth Cohen died at Balmain on 30 October 1903.¹⁸

10.01 ATTACHED SHOP/DWELLING

168 Darling Street (1)

In October 1853 Cohen advertised a house and shop to let "in a most commanding position in the centre of Balmain, corner of Adolphus Street".¹⁹ No 169, a one-storey stone corner shop and house, later attached to Nos 170-172, was Cohen's butcher shop until he died there in 1862. After her husband's death, Elizabeth and her family lived at 8 Stephen Street in 1862-67.²⁰

Tenants are not identifiable for No 168 in 1862-64 but Mrs Cohen let the shop to Michael Collins, bootmaker in 1865-70; then Robert Patterson, pastrycook and confectioner, 1872-79; but not listed 1881.²¹ Boot and shoemaker William Todd was there in 1882.

In July 1882 Mrs Cohen sold the corner shop to Balmain baker William Edward Dance²² He let it to J F Richardson, glassmaker, 1883; Mrs Major, draper, 1884; Frederick C Newcombe, draper, 1885; grocers, L Latcham 1886, William Connor 1887-88, and Mary Connor 1889-90; not listed 1891-92; then grocers, William Connor 1893-1913, George H Roberts 1914-22, and Charles Roberts 1923-32.

The shop remained in the Dance family until June 1972 and was sold on a separate lot in August 1973.²³

Description

In 1989 No 168 acquired a corrugated-iron roofed painted-brick upper storey with cantilevered balconies. The building still retains the straight-headed corner doorway with a later rectangular transom light. The shop window has been bricked up leaving a row of highlight windows.

10.02 ATTACHED SHOP/DWELLING

170 Darling Street (2)

Built by Thomas Cohen in 1862, the stone shop's early tenants are not identifiable but Mrs Cohen let No 170 to John H Hunt, bootmaker, in 1867-70; Sarah Tucker, milliner, 1872; but not listed

1874-82. Mrs Cohen sold No 170 with No 168 and No 172 to W E Dance in 1882 and he let No 170 to grocers, F Lashford 1883, E Cambridge 1884, Thomas Melton 1885, and Charles Cleave 1887; Mrs William Connor, dressmaker, 1886; —Johnson 1888; not listed 1889; William Connor, boatbuilder, 1890; not listed 1891; W Clarke, fruiterer, 1892-93; not listed 1894; George Welsh 1895; not listed 1896-1901; and bootmakers, Joseph Cherry 1902; M E Johansson 1903; not listed 1904; and John A Haines, bootmaker, 1905-06.

Not listed in 1907-15, the shop may have been rented as extra space for William Connor's grocery in No 168. Mrs Mary Morton had her bookshop in No 170 in 1916 and Thomas E Ryan was there in 1917-18.

Not listed in 1919-32, the shop seems to have become part of the grocery conducted in No 168 by the Roberts family. Following the same ownership as No 168, No 170 was sold on a separate lot in August 1973.²⁴

Description

The medium-pitch narrow-eave hipped corrugated iron roof has the ridge parallel to the street. No 170's front has been altered and the shopfront window rebuilt as six rectangular fixed windows. The entry is now set in a straight-headed recessed porch. An upper storey with cantilevered balcony was added in the early 1990s.

10.03 ATTACHED SHOP/DWELLING

172 Darling Street (3)

Also built by Thomas Cohen in 1862, early tenants are not identifiable but Mrs Cohen let the premises to Patrick McGuirk, greengrocer, in 1870; not listed 1872; Patrick Deviere, bootmaker, 1874-79; but not listed 1881-82.

Mrs Cohen sold No 172 with Nos 168-172 to W E Dance in 1882 and he let No 172 to Mrs Major, draper, 1883; A Webster, fruiterer, 1884; not listed 1885; Mrs William Conner 1886; Mrs Johnson, draper, 1887; Mrs Cassell, dressmaker, 1888; not listed 1889; Mrs H Arden, fruiterer, 1890-92; J Hickey, fruiterer, 1893; not listed 1894; George Hobbs, tailor, 1895; George Welsh 1896; not listed 1897-1899; and J M Muir, 1900-02. Jabez Horton had a confectionery there in 1903-05.²⁵ Not listed 1906-07; Mrs Hannah McQuade, confectioner, 1908-13; Ernest H Griffiths 1914; and not listed 1915. Mrs Morton's bookshop overflowed from No 170 into No 172 in 1916, as did Thomas E Ryan in 1917-18.

Not listed in 1919-32, No 172 seems also to have become part of Roberts's grocery located in No 168. No 172 had the same fate as No 168, being sold on a separate lot in August 1973.²⁶

Description

The medium-pitch hipped corrugated iron roof has the ridge parallel to the street. Now with side entrance, No 172's original doorway is now a

straight-headed box-frame window with rectangular sashes. A pair of similar windows complete the front elevation. No 172 also acquired an upper storey with cantilevered balcony in the early 1990s.

DETACHED HOUSE

10.04 1 Adolphus Street (4)

Built by Thomas Cohen on lot A by 1855, on the corner of Gladstone Street, No 1 was let to blacksmith and shipsmith John Thiering to 1860; then James Farrelly, blacksmith and farrier, 1862-70; and Thomas McQuade, blacksmith, 1871-82.

Mrs Cohen sold No 1 with 168-174 Darling Street to W E Dance in 1882 and, although it was not listed in 1883-84, Dance let the house to William Taylor 1885; Mrs A Singleton 1886-87; H Williams 1888; and Frederick E Schweikle 1889-90; George Drake, sawyer, 1891-99; A Ashe, 1900-01; Mrs A Ashe 1902-03; William Wilson 1904-10; and Patrick Murphy 1911-22. There were no occupants listed in 1923-32.

Following the same chain of ownership as No 168 Darling Street, No 1 was sold on a separate lot in August 1952.²⁷

Description

The medium-pitch terracotta tile hipped roof has the ridge parallel to the street. Walls are now of textured face-brick with later door and windows. So much alteration has taken place that the building may have been completely rebuilt.

Lot B

Shoemaker John Eddington II of Balmain bought lot B from A W Young in February 1853 for £65.12.8.²⁸ His stone house, the first 176-178 Darling Street, was "in course of erection" in April 1855.²⁹

John Eddington II's grandfather, Thomas, was born in the Parish of Bray, Berkshire, in 1758.³⁰ He was convicted at the Berkshire Assizes at Abingdon in July 1785 and sentenced to seven years transportation to Botany Bay for stealing two silver tablespoons (value 12 shillings), one wooden dish (one penny), four copper farthings (one penny) and 20 copper halfpence (ten pence), these goods and other money stolen amounting to £6.

He arrived at Sydney in the First Fleet transport *Alexander*, whose (assistant) surgeon was William Balmain. Emancipated at Sydney in 1788, he arrived as a settler at Norfolk Island on 17 March 1790. On this date, convicts and supplies and settlers arrived at Norfolk Island aboard the First Fleet ships *Supply* and *Sirius*.³¹

While landing stores, the *Sirius* was wrecked in Sydney Bay.³² At the settlement there were 191 male convicts and 100 female convicts and 37 children plus free persons and members of the crew of the *Sirius*.³³ Eddington worked there as a stonemason, receiving an original grant of 12 acres on 13 March 1793.

Thomas Eddington and Elizabeth Thomson

On 19 March 1794 Thomas Eddington married the 47-year old Elizabeth Thomson (born 1747), who arrived in the Second Fleet ship *Lady Juliana* on 3 June 1790 with 221 other female convicts.³⁴ Elizabeth was sentenced at Newcastle-on-Tyne in 1788. She arrived at Norfolk Island on 3 August 1790 in the *Surprise*. Their children born at Norfolk Island were, Adam (1791), Margaret (1793) and John I (1795). Thomas died at Norfolk Island on 18 January 1798. The Norfolk Island settlement failed and in 1804 most of the convicts were withdrawn to the new colony in Van Diemen's Land.³⁵ Settlers, such as the Eddingtons, were reluctant to leave their land until finally being persuaded to go in 1808.³⁶

Elizabeth, a free person since 1805, and her son John I and daughter Margaret went to Hobart where Elizabeth prospered as a cattle owner and died aged 92 in 1839.³⁷ She lived in a hut at Government House with John I and looked after "young John" (born 1807, Norfolk Island), Margaret's child by Captain John Piper when she was his 14-year old mistress.³⁸ Piper later formed an alliance with 15-year old Mary Anne Shears, a convict's daughter, and when Piper sailed for Britain in 1811 he took his two sons by her as well as Sarah, the daughter of an earlier liaison.³⁹ While away with John in England, Mary Anne bore him two sons and, after Piper married her at Sydney in 1816, she gave him nine more.

At Hobart, Margaret Eddington became Lt-Governor David Collins's mistress and lived at Government House where their daughter Eliza was born in 1808.⁴⁰ Another child followed in 1809 before Collins death on 24 March 1810.⁴¹ In 1811 Margaret married George Watts and had a daughter Mary. Margaret later married Charles Connolly in 1819 and a daughter Annie soon arrived but Margaret died in 1822.

John Eddington I prospered in Van Diemen's Land, marrying Elizabeth Cannon in 1821 at Hobart, having a family in Hobart, and another family up country, unknown to each other, until after his death at Hobart in 1869.

Adam Eddington and Grace Johnson

Thomas and Elizabeth Eddington's first-born son, Adam, married Grace Johnson (born 1794) and they left Norfolk Island in the schooner *Mercury* to arrive at Sydney on 19 May 1811.⁴² Grace was widowed in 1811 when fisherman Adam was drowned off Pinchgut.⁴³

Adam and Grace's son, John II, later to purchase A W Young's lot B, was born while the *Mercury* was still at sea on 17 May 1811⁴⁴. In 1818 Grace married John McFarlane and, known as Grizzle McFarlane, applied, as a poor woman, for seven-year old John to enter the Male Orphan School on 11 August 1818.⁴⁵ At the appropriate age, John was apprenticed to shoemaker James James of George Street, a free settler who arrived on the *Atlas* on 22 July 1816.⁴⁶



Alexander Parrott, Mary Stella Parrott (l to r) and Margaret Eddington Parrott (seated).

In 1882 Margaret married John Parrott, the father of Alexander. Mary Stella Peters (b. 1882) married Ernest Owen Griffiths in 1899 and had Frances Eddington as her mother-in-law. Ernest died in 1902 and Mary married Albert Parrott in 1904 and had Margaret Eddington as her mother-in-law, Margaret and Francis, the daughters of John Eddington, were sisters (See footnote 49). (Courtesy of J Peters)

John Eddington II and Margaret Riley

In 1840 at St Andrew's Scots Church, Sydney, John Eddington II married Margaret Riley, also known as Mary or Margaret Hughes.⁴⁷ Baptised in 1812 at St Philip's Church, Sydney, Margaret was the daughter of John and Sarah Hughes who arrived as convicts on the *Neptune* on 28 June 1790.⁴⁸ John and Margaret's children were, baptised at St Andrew's Scots Church, Sydney, Helen (1842), Margaret (1843, bapt. not known), at St Philip's, Sydney, Mary Ann (1846), at St Mary's C of E, Balmain, Frances Harriet (1847), at St Andrew's Scots Church, Sydney, Matilda (1849), William J (1851, bapt. not known), Arthur (1852, bapt. not known), at Congregational St Laurence's, Sydney, Emma (1854), and at St Mary's, Rebecca (1856) and Flora (1858).⁴⁹

Robert Griffiths and Catherine Byrnes

In 1865, at Balmain, John and Margaret Eddington's daughter Frances Harriet married Balmain lighterman William Robert Griffiths (born 1845).⁵⁰ William was the son of Robert Griffiths (born 1807, Holyhead, Wales) who arrived at Sydney on 17 October 1827 aboard the *Champion* with 126 other convicts and clothing for the 39th

and 57th Regiments.⁵¹ Robert was sentenced at Carnarvon for life for "Robbing a dwelling House" but was pardoned in 1840.⁵² When pardoned he was described as a labourer, 5 feet 8¹/₂ inches tall, fair and freckled, with brown hair and hazel eyes with a "Mark of inoculation on left-arm".⁵³ Robert was an assigned convict labourer to William Balcombe junior at Goulburn Plains.⁵⁴ Balcombe was the son of the Colonial Treasurer of New South Wales and brother to the famous Lucia Elizabeth (Betsy), an attachment of Napoleon I on St Helena where her father was purveyor to Napoleon's establishment.⁵⁵

Not to be confused with shipwright Robert Griffiths, ex-convict Robert Griffiths became a carpenter and lived at Balmain in St Andrew's Street (1865-1867), Little Hampton Street (1868) and Fawcett Street (1870).⁵⁶ In 1838 he married Catherine Byrnes (born 1815?), the daughter of James Byrnes at St Andrew's Scots Church.⁵⁷ Catherine arrived at Sydney as a Bounty Migrant aged 15? on 25/26 October 1834 aboard the *David Scott* from London with other female immigrants, and 200 sheep.⁵⁸

Robert and Catherine Griffiths children were, David (died 1873) and Robert baptised at Windsor Wesleyan Church (1842, died 1842) John (1843), William Robert (1845) and Mary Jane (1848).⁵⁹ Catherine died at Balmain on 27 March 1864.⁶⁰ Robert died on 17 April 1873 aged 64 at Campbell Street, Balmain, most likely the home of William and Frances Eddington Griffiths.⁶¹

William Roberts and Frances Eddington

William and Frances Griffiths' children born at Balmain were, Robert David (born 1865), Catherine Margaret (1867), William John (1869), Arthur William (1870), Robert Arthur (1872, died 1885), Ernest Owen (1874), Matilda Emily (1877), Francis Eddington (1879), Alexander Thomas (1882), Gladys Ellen (1882), Harold James (1884), and Flora Elizabeth (1887).⁶²

John Eddington in Darling Street

John Eddington was listed as a boot and shoemaker in Darling Street, Balmain, in 1843 and at 602 George Street North in 1850.⁶³ He can positively be identified in Balmain in 1847, the year of his daughter Frances Harriet's birth, so this has John trading in Balmain in that period. He was still in Balmain in 1848, the year of Frances Harriet's baptism at St Mary's Anglican Church there. In 1858, however, John was living at Chippendale where his wife Margaret died.⁶⁴ In 1860 he was making and repairing footwear in Cooper Street, Balmain, where, in 1843, he had owned the Section 1 lot 8 of the Waterview Estate.⁶⁵ He was in Paddington in 1862, however.

After the birth of their youngest child Flora in 1858, and his wife Margaret's death in the same year, it seems likely that John lived for the rest of his life with his daughter Frances and her

husband William Griffiths.⁶⁶ This could explain why John is not listed as living in Balmain, or as a shoemaker anywhere in Sydney, in 1863-90.

William and Frances Griffiths are listed first at Vincent Lane (Gladstone Street) in 1867, then at Wortley Street 1869-70, and then on the north-west side of Campbell Street from 1872 to at least 1900. William Griffiths is not listed in 1889-90 in Campbell Street, where John Eddington died on 28 February 1891, aged 80. He does appear, however, in 1892-93 in Campbell Street as "manager, timber yard". Francis Harriet Eddington Griffiths died at Balmain on 29 November 1917 and William Robert Griffiths at Ryde on 10 August 1932, aged 87.⁶⁷

10.05 DETACHED HOUSE

First 176-178 Darling Street (5)

John Eddington sold the stone house, later to be numbered 176-178, that he built on lot B in 1855 to Patrick Hugh O'Brien of Balmain in June 1856 for £550.⁶⁸ Eddington possibly remained as a tenant but O'Brien is listed there in 1868-69 and probably William Simpson, grocer, 1879-80, but the house was not listed in 1881-82.

In 1853 O'Brien lived at his house called Strathean on lots 10-12 and 19-21, Section 8, of the Strathean Estate which would now be opposite the former Forth & Clyde Hotel, corner of Mort and Trouton Streets.⁶⁹ In about 1881 O'Brien, something of a developer, added an upper storey to Eddington's house which was later divided as Nos 176-178 Darling Street.⁷⁰ Born in Ireland and described as a labourer, O'Brien died aged about 70 at his home in Broadstairs Street (Colgate Avenue) on 4 January 1889.⁷¹

10.06 ATTACHED SHOP/DWELLING

174 Darling Street (6)

In April 1864 O'Brien mortgaged lot B and built No 174 adjoining the first 176-178.⁷² He let No 174 to Heilbut & Jones, fancy goods store, 1883; not listed 1884; William H Brown, bootmaker, 1885-86; and Edward Teston, grocer, 1887. Not listed in 1888-92, the building was bought by Balmain grocer Francis McKeon from O'Brien's mortgagee in July 1889.⁷³

After McKeon died in 1892, his estate let No 174 to Gustave Johnson, milk vendor, 1893-95; not listed 1896; John McInnes, laundry, 1897-98; Mrs McInnes, laundry, 1899; Mrs J Middleton, laundry, 1900-02; J Hayman, bootmaker, 1903; not listed 1904; William Kingston, fruiterer, 1905; not listed 1906; David McGowan confectioner, 1907.⁷⁴

In October 1907 McKeon's estate sold No 174 to Sydney rent collector Frederick Gately Stuart.⁷⁵ Savary Trebartha Rodd, a Sydney estate agent, became the next owner in April 1908.⁷⁶ Although No 174 was not listed in 1908, Rodd let it to Mrs N Dears, greengrocer, 1909, when it was listed for the last time as a shop.

In March 1911 Rodd sold to Balmain manufac-

turer Leslie Mitchell who sold to Mary Ann McCrabb, widow, Sydney, in December 1911.⁷⁷ Mrs McCrabb let No 174 to John Maydom; then Mrs Jane Maxwell 1913; Joseph Serio 1914; Mrs C Wigmore 1915-16; Mrs Eva Norleth 1917-18; Mrs Lydia Bourne 1919; George R Foggo 1920; and Thomas H Turner 1921-23.

Mrs McCrabb died on 1 February 1924 and her family let No 174 to Charles Casey in 1924-25; Albert Twist and William Craney 1926; M Hall 1927-28; not listed 1929; Thomas W Lawrence 1930; and not listed 1931-32.⁷⁸

The McCrabb estate sold No 174 to Linda Mildred, wife of Norman Riedel, bank manager, Wagga, in April 1942.⁷⁹ She sold to William Warren in August 1947 and he sold No 174 on a separate lot to the tenant in September 1955.⁸⁰

Description

The medium-pitch narrow-eave corrugated asbestos cement roof has a ridge parallel to the street. A triangular-top main firewall with plain projection above a bold square corbel appears on the eastern end. Verandahs are missing but there is evidence that there was once a verandah firewall. The stucco wall has a later upper balcony with French doors set in a straight-headed opening. In what was probably the original shop window, a pair of box-frame windows have rectangular six-pane sashes.

10.07 ATTACHED SHOP/DWELLING

176 Darling Street (7)

No 176 comprised with No 178 Eddington's original stone house (First Nos 176-178) and the brick upper storey added by O'Brien in about 1881. He let the building to plumber Henry Hillman in 1882; then not listed 1884; Henry W Scurrah, cabinetmaker, 1885-87; and A Clarke, hairdresser, and Clarke & Co, carpenters, 1888.

When Francis (Frank) McKeon bought the second Nos 176-178 in 1889, with No 174 next door, he moved in and was a grocer and produce dealer there until he died on 31 October 1892.⁸¹ M E A McKeon continued the grocery in 1893; not listed in 1894-95; W McKeon, grocer, 1896-1901; and Miss Mary Ann McKeon, 1902-06.

No 176-178 were sold to Frederick Gately Stuart in October 1907 and to Savary Trebartha Rodd in April 1908 in the same way as No 174. Not listed 1907-08, the building was let to Miss M G Wood, dealer, and Frederick Wood, fuel merchant, 1909-10.

In March 1911 Rodd sold the building to Balmain manufacturer Leslie Mitchell with No 174. Mitchell moved in and was there until 1912 – the last time that Second 176-178 was used a shop.

In 1913 Mrs McCrabb, who bought from Mitchell, divided the building vertically into No 176 and No 178. She let No 176 to Josiah Smith in 1913-14; Francis Dudman 1915; Alexander McIntosh 1916; William Hill 1917-18; Miss Annie

Matthias 1919-20; and Charles Casey 1921-23.

After Mrs McCrabb's death, her family sold No 176 and No 178 to Sydney accountant Raymond Spencer Goward in August 1924.⁸² Goward sold to Carlingford orchardist John Albert Fury and his wife Sarah Virginia in September 1924.⁸³ Not listed 1924-25, the Furys let No 176 to William Conlon 1926; not listed 1927; Frederick Brown 1928; not listed 1929; and William E Lawrence 1930-32.

In July 1935 the Furys' mortgagee sold No 176 and No 178 to Chatswood investor Sydney John Soutter who sold to Mrs Riedel in November 1936.⁸⁴ Mrs Riedel sold both half-houses to William Warren at the same time as No 174. He sold No 176 on a separate lot in June 1955 to an investment company who sold the house to the tenants on the same date.⁸⁵

Description

In later years, Nos 176-178 became one house again until 1994 when they were divided and renovated as separate terrace houses.

10.08 ATTACHED SHOP/DWELLING

178 Darling Street (8)

No 178 was the western half of the second Nos 176-178. Mrs McCrabb lived in No 178 in 1913-24. After her death in 1924, No 178 was let to George Stretton in 1925-26; then not listed 1927; J Stirton 1928-30; and not listed 1931-32. Rejoined to No 176, No 178 in June 1955 was sold to the tenants in the same way as No 176.⁸⁶

Description

No 178 has been renovated as a terrace house.

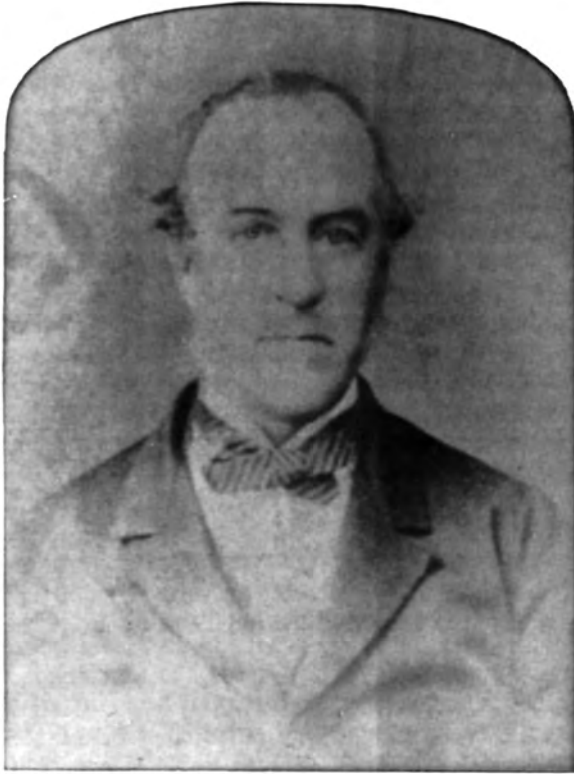
Lots C-D

Michael Hyland, settler, Village of St Anne purchased lots C-D from A W Young in March 1855 for £125.⁸⁷ By 1872 Hyland was to own three acres at St Anne's, a development at present-day Enfield by Father J J Therry containing a grid of streets and large allotments with, at its centre, a village square in which St Anne's R C Church was built.⁸⁸ In 1843 Michael "Hylan" was a boot & shoemaker at Waterview Bay where he owned lot 1 of Section 1, and lots 28 and 44 of Section 2, of the Waterview Estate.⁸⁹ Lot 44 fronted Darling Street, almost opposite lots C-D on which he was to build the Balmain Hotel.⁹⁰

Born in Ireland in 1816, Michael Hyland was the son of farmer Patrick Hyland and Catherine McGenall.⁹¹ In about 1838-40 he married 18-year old Mary Ann (also known as Anne Garty), the daughter of clerk Thomas Garrity or Geraghty and Rose Ann (née Kilroy).⁹²

Michael Hyland and Mary Ann Geraghty

Michael and Mary Ann arrived at Sydney in about 1841.⁹³ Their children were, Patrick, known as Pat (1841), Thomas (1843, bapt. St



Frederick Vale

Born 1822 Warwickshire, died 1882 Boat Harbour, now Bellingen, 1882, licensee of the Balmain Hotel in 1855-58, and other hotels in Balmain. (Courtesy of S Sharpe)

James's RC, Sydney), John (1844, bapt. St Mary's RC, Sydney), Michael (1846, bapt. St James's), Catherine (1848, bapt. St James's), James (1850, bapt. St James's), Matthias A (1852), and baptised at St Augustine's R C Church, Balmain, Edward J (1854), William R, known as Robert, and Mary Anne (1857, twins bapt.) and Joseph (1859).⁹⁴

10.09 THE BALMAIN HOTEL 180 Darling Street (8)

Michael Hyland held the license for an inn at Balmain in 1848-54 and it was probably the hotel on Young's lots C-D.⁹⁵ Young's conveyance to Hyland was not issued until March 1855.⁹⁶ Hyland built the inn of stone and by March 1858 it was "known by the sign of the Balmain Hotel", a name it was to keep until 1902.⁹⁷

Balmain's pubs were important meeting places and in June 1857 an inquest was held into the death of Michael Hyland's 39-year old sister Catherine, the wife of James Flood at the Balmain Hotel.⁹⁸ The inquest found that "Death from Intemperance" was the cause of Mrs Flood's demise, Dr Harpur having been in attendance.⁹⁹

Hyland went to St Anne's in c1855 and let the hotel in 1855-58 to Frederick Vale.¹⁰⁰ Charles Read followed in 1860, then John Dick in 1862-64. Michael Hyland took over the Balmain Hotel again from 1865 until he died aged 63 there on 13 June 1879.¹⁰¹ His widow Mary Ann continued as licensee in 1879; she died aged 67 on 6

April 1887 and was buried at Balmain Roman Catholic Cemetery, Elwick Street, Leichhardt, with her husband and sons Patrick, John, Michael, James and Edward.¹⁰²

Matthias Hyland was the licensee in 1881-89; he died in 1925 at Balmain.¹⁰³ In Michael's will made two days before his death, he appointed, as executors, his sons Pat and Matthias.¹⁰⁴ Pat died on 1 March 1880 but Matthias withdrew from the appointment and Michael's second son Thomas became the new executor.¹⁰⁵ Thomas, a miner, died at Newcastle on 29 April 1903.¹⁰⁶

Michael had heavily mortgaged the hotel since 1855 and his family could not repay the debt.¹⁰⁷ The hotel was sold for £1280 to stonemason William Burt of Jane Street in June 1890.¹⁰⁸ Burt leased the Balmain Hotel to George J Phillips for ten years with the right to purchase.¹⁰⁹ Phillips ceased to be the licensee in 1899 and in October of that year Burt sold to J & J Toohey Ltd.¹¹⁰ Tooheys leased to Daniel O'Connell in 1900-02.

The Boilermakers Arms

The hotel became the Boilermakers Arms in 1903 when James Quinn was the licensee; then Fred Barnes in 1904. John Tribolet continued the name in 1905-08. In 1909 Frederick Wood, fuel merchant, used the old hotel.¹¹¹

The hotel was closed under the Reduction Vote and Tooheys sold it to Charles Mitchell, manufacturer, Balmain, in March 1910.¹¹² He leased it to the Leceite Co Ltd, under Leslie Mitchell, in 1910-16.¹¹³ Charles Mitchell had sold to James Taylor Austin, a Sydney pastrycook, in May 1911, and he renewed Leslie Mitchell's lease in April 1913.¹¹⁴ Mitchell's company was the occupant until 1916.

Not listed in 1917-19, No 180 was sold by Taylor to Elizabeth McDonald, widow, Balmain, in August 1919 and she let it to Thomas Day in 1920-21.¹¹⁵ After the death of Mrs McDonald at Balmain on 18 December 1921 No 180 passed to spinsters Margaret Hourihan, of Sydney and Catherine Hourihan, Darlinghurst.¹¹⁶ The Misses Hourihan continued Day's tenancy until 1922 and let it to Frederick Pendered in 1923-28. No 180 was not listed in 1929-32. When Catherine Hourihan died at Darlinghurst on 11 October 1935, the property passed to Margaret.¹¹⁷ She sold to Freedom Pty Ltd in June 1956.¹¹⁸ The hotel had been demolished by 1951.¹¹⁹

Description

A one-storey brick factory now occupies the site.

10.10 DETACHED HOUSE

First 182 Darling Street (10)

Michael Hyland had a private road from Darling Street to Gladstone Street on the west side of the Balmain Hotel, giving access to his yard and stables. The stables occupied the Gladstone Street frontage at the rear of the hotel and so the only access was via this lane. Hyland's road was

sometimes called Adolphus Lane (Waite Avenue) because it was an extension, although a private one, of that lane.

On the corner of the lane and Darling Street Hyland built a small weatherboard cottage or shop. Early tenants of the building are difficult to identify but perhaps Patrick Devere was a bootmaker there in 1867-70. Other possible tenants were Richard Llewellyn, teacher, 1871-75; not identifiable 1876; William Leslie, confectioner, 1878-79; not listed 1881-84; Mrs M Quigley 1885; not listed 1886-88; and Mrs Booth 1889.

Not listed in 1890, First No 182 was bought by William Burt at the same time as the Balmain Hotel in 1890, but it was not listed to 1897.¹²⁰ Burt let the building to Arthur L Moses 1898; but it was not listed in 1899-1903. In 1899 the sale of the Balmain Hotel to Tooheys included First No 182 but the building was probably demolished in 1904 to make way for the second No 182.¹²¹

Description

The site is now occupied by the second No 182.

10.11 TERRACE HOUSE

Second 182 Darling Street (11)

William Burt sold the land between the Balmain Hotel and No 184 to William Winn in July 1902.¹²² Winn sold to Sydney stevedore Maurice Tracey in July 1903.¹²³ In 1904 Tracey built the second No 182 as the third in a terrace of three two-storey brick houses, the other two, Nos 184-186, were built by Mrs Millard. He let No 182 to Frederick W Copeland in 1904; then Henry Hatton 1905-06; Bernard Cramer 1907; and Charles Davidson 1908.

After Tracey's death on 12 February 1909, the house passed to Balmain clerk John Clarke and Annandale grocer David Furlong.¹²⁴ They continued to let No 182 to Davidson until 1917; not listed 1918; let to Ernest Yates 1919; Mrs Lydia Bourne 1920; and Thomas W Keller, 1921-27

Furlong died in about 1927 and Clarke continued Keller's tenancy until at least 1932.¹²⁵ Clarke sold to Five Dock spinsters Mary and Nora Healy.¹²⁶ They sold to Arthur James Thackway, retired storekeeper, Sylvania, in August 1948.¹²⁷ In September 1954 he sold to Mrs Jane Margaret Walton of Greenwich and she sold to an investment company in June 1963.¹²⁸ The company sold the second No 182 on a separate lot to December 1964.¹²⁹

Description

Set between plain-face round-top main firewalls, the medium-pitch terracotta tile roof has the ridge parallel to the street. A large chimney with mouldings rises from the eastern firewall. Round-top verandah firewalls contain the bull-nose corrugated iron verandah roof. The upper projections of the firewalls are plain above moulded corbels. The lower projections are striking in that the plain-face projections sit



Sarah Crane Vale
Born Warwickshire 1833, Sarah married Frederick Vale in 1855 and produced 12 children, five of whom died in infancy. Sarah died aged 44 at Booth Street, Balmain.

(Courtesy of S Sharpe)

above corbels moulded in the same way as the upper corbels. A long ogee curve leads down to another moulded corbel. Below this the firewall edge is set back from the remainder of the lower storey. This set-back causes the lower arched recess to be narrower than the upper. There is no recess in the western lower-level firewall, probably because the house was built later than Nos 184-186. The upper verandah has been enclosed but the cast-iron railing and brackets survive, while the lower has its cast-iron fringe and brackets.

Walls are of stucco and on the lower level, two semicircular-headed box-frame windows separated by a narrow pier have semicircular top sashes. Moulded archivolt is stilted to follow the curve of the window heads and terminate on moulded imposts. Necking mouldings occur just below impost level. Window sills are square and unbracketed. The semicircular-headed doorway with a semicircular transom light is similarly decorated but the archivolt is not stilted. No 182 is an example of the Federation Filigree style.

10.12 TERRACE HOUSE

184 Darling Street (12)

William Burt sold the westernmost portion of Young's lot D to Balmain widow Laura Letitia Millard in March 1897.¹³⁰ She built Nos 184-186 on this land which with No 182 form a ter-



Herbert Emil Adolfson in Mort Street in 1920
 Born in Gotenborg, Sweden, in 1861, he came to Australia as a young seaman when "ships were made of wood and seamen of iron". He married Louisa Gedge at Sydney in 1894 and seven of their ten children were born in Balmain. During World War I, when German-sounding names meant unemployment, he was forced to change his surname to Adolphsen despite having a son in the AIF. The family lived at 3 Gladstone Street in 1919-25. Herbert died aged 81 at Camperdown in 1942. (Courtesy of B Davidson)

race of three houses. Mrs Millard built No 184 in 1901 and lived there in that year. In May 1901 Mrs Millard mortgaged to Newcastle draper William Winn and, on her default, Winn let the house to boilermaker Leslie Hole in 1902.¹³¹ In July 1903 Winn sold to Maurice Tracey who let it to Mrs C McQuade in 1903-09.¹³²

After Tracey's death on 12 February 1909, the house passed with No 182 to John Clarke and David Furlong.¹³³ They let No 184 to Alexander McIntosh in 1910-27. Furlong died in about 1927 and Clarke sold to the Misses Healy.¹³⁴ They continued to let the house to McIntosh until 1932. The Misses Healy sold to A J Thackway in August 1948.¹³⁵ In September 1954 he sold to Mrs Walton and she sold No 184 on a separate lot to the tenant in December 1958.¹³⁶

Description

The medium-pitch terracotta tile roof has the ridge parallel to the street. A large chimney with mouldings rises from the plain-face round-top main firewall separating the house from No 182. There is no visible main firewall separating No 184 from No 186. Round-top verandah firewalls contain the bullnose corrugated iron verandah roof. The upper projection of the eastern firewall is plain above moulded corbels and is increased in height to allow for the change in level

between the house and No 182. The lower projections are striking in that the plain-face projections, similarly increased in height, sit above corbels moulded in the same way as the upper corbels. Then a long ogee curve leads down to another moulded corbel. Below this the firewall edge is set back from the remainder of the lower storey. This set-back causes the lower arched recess to be narrower than the upper. The firewall separating the verandah of the house from that of No 186 does not rise above the verandah roof and has no upper projection. The upper verandah has cast-iron brackets and railing while the lower has a cast-iron fringe and brackets.

Walls are of stucco and the upper verandah has two pairs of French doors with rectangular transom lights set in straight-headed openings. The top panes of each leaf are divided into two semi-circles. On the lower level, two semicircular-headed box-frame windows separated by a narrow pier have semicircular top sashes. Moulded archivolt is stilted to follow the window heads and terminate on moulded impost. Necking mouldings occur just below impost level. Window sills are square and unbracketed. The semicircular-headed door-way with a semicircular transom light is similarly decorated but the archivolt is not stilted. No 184 is an example of the Federation Filigree style.

10.13 TERRACE HOUSE

186 Darling Street (13)

In 1899 Mrs Millard built the first of the terrace of three two-storey brick houses, Nos 182-186, and let it to Thomas Childs and to William Childs in 1900-01. Mrs Millard's mortgagee, William Winn, let the house to Mrs B Brown in 1902.¹³⁷ In July 1903 Winn sold to Maurice Tracey who let it to James Kirk in 1903-09.¹³⁸

After Tracey's death on 12 February 1909, No 186 passed with Nos 182-184 to John Clarke and David Furlong.¹³⁹ They continued to let No 186 to Kirk in 1910-15; then Francis Brennan 1916; Mrs Blanch Cremin 1917; Mrs L Bourne 1918; James Day 1919-24; and Thomas Day 1925-27.

Furlong died in about 1927 and Clarke sold to the Misses Healy.¹⁴⁰ They let the house to Philip McKeown in 1928-30 but it was not listed in 1931-32. The Misses Healy sold to A J Thackway, in August 1948.¹⁴¹ In September 1954 he sold to Mrs Walton and she sold to an investment company in June 1963.¹⁴² The company sold No 186 on a separate lot in July 1965.¹⁴³

Description

The medium-pitch terracotta tile roof has the ridge parallel to the street. A large chimney with mouldings rises from the plain-face round-top main western firewall. Round-top verandah firewalls contain the bullnose corrugated iron verandah roof. The upper projection of the western firewall is plain above moulded corbels. The lower projections are striking in that the plain-



face projections, similarly increased in height, sit above corbels moulded in the same way as the upper corbels. Then a long ogee curve leads down to another moulded corbel. Below this the firewall edge is set back from the remainder of the lower storey. This set-back causes the lower recess to be narrower than the upper. The upper verandah has cast-iron brackets and railing while the lower has a cast-iron fringe and brackets.

Walls are of stucco and the upper verandah has two pairs of French doors with rectangular transom lights set in straight-headed openings. On the lower level, two semicircular-headed box-frame windows separated by a narrow pier have semi-circular top sashes. Moulded archivolt is stilted to follow the window heads and terminate on moulded impost. Necking mouldings occur just below impost level. Window sills are square and unbracketed. The semicircular-headed doorway with a semicircular transom light is similarly decorated but the archivolt is not stilted. No 186 is an example of the Federation Filigree style.

10.14 DETACHED HOUSE

First 1 Gladstone Street (14)

A weatherboard structure (rear of 182 Darling Street), built by Michael Hyland in about 1860, stood on the Gladstone Street boundary. Hyland was there in 1863-64, but it was not listed in 1865-1879; then let to Henry McLaughlin 1870; Mrs Ann Agett 1872; not identifiable 1874-75; Charles Horgan 1876-79; Margaret Booth 1881; Miss Elizabeth Grey; and Mrs Grey 1884. There are no further occupants listed although a similar weatherboard structure was still standing there in 1958.¹⁴⁴ Following the same chain of ownership as No 182 Darling Street, first 1 Gladstone Street was sold with No 182 in December 1964.¹⁴⁵

182-184 Darling Street

An example of "build one, let one". No 186 was built first in 1899, No 184 in 1901 and No 182 in 1904. (B Crosson)

Description

The first No 1 has been demolished.

10.15 TERRACE HOUSE

Second 1 Gladstone Street (15)

The rear of Nos 182-186 and part of No 182 Darling Street was developed by Mrs L L Millard who built a terrace of two one-storey brick houses in 1898. Edward E Lording was the first tenant in 1898-99; then Frederick Bevill, who called it Harlesden, 1900-01; Mrs Gregory 1902; William Hatton 1903; Hubert Wymark 1904-07; William Finlayson, motor engineer, who called it Dot, 1908-14; Arthur Fisher continued to call it Dot in 1915-16; John Erickson 1917; Gladstone S Shaw 1918-21; and Frederick Cotter 1922-32.

Following the same change of owners as 184-186 Darling Street, No 1 was sold on a separate lot in November 1964.¹⁴⁶

Description

The medium-pitch corrugated iron roof has the ridge parallel to the streets. A chimney with stucco mouldings rises from the plain-face round-top eastern main firewall. There is no visible main firewall separating the house from No 3. Round-top bullnose curved firewalls contain the verandah of straight corrugated iron. The upper projections are plain faced above moulded corbels but the verandah firewall has been reduced in height for reasons of weathering. Walls are of textured render and contain a single straight-headed box-frame window with rectangular sashes and a square unbracketed sill. The doorway is straight-headed with a rectangular transom

light. No 1 has minimal Victorian-period classically derived detailing carried forward into the Federation era.

10.16 TERRACE HOUSE

3 Gladstone Street (14)

Also built by Mrs Millard in 1898, No 3 was let to William Garland in 1898; Henry Hare 1899-1901; George Partridge 1902; Walter Reynolds 1903-06; John O'Toole 1907; William Roberts 1908-10; Allan D Hamilton 1911; Arthur Harris 1912-14; Ernest R Millett 1915; Thomas McCoy 1916; John Gray 1917-18; Herbert Adolfsen, 1919-25; Mrs Ethel Hatton 1926-27; Mrs Elsie Craif 1928; George Hatton 1929; and Cyril Keller 1930-32. Following the same change of ownership as 182-186 Darling Street, No 3 was sold separately in January 1966.¹⁴⁷

Description

The medium-pitch corrugated iron roof has the ridge parallel to the streets. A chimney with stucco mouldings rises from the plain-face round-top western main firewall. Round-top bullnose curved firewalls contain the verandah of straight corrugated iron. The upper projections are plain faced above moulded corbels but the firewall separating the verandahs has been reduced in height for reasons of weathering. Walls are of textured render and contain a single straight-headed box-frame window with rectangular sashes and a square unbracketed sill. The doorway is straight-headed with a rectangular transom light. No 3 has minimal Victorian-period classically derived detailing carried forward into the Federation era.

Lot E

In June 1853 Balmain stonemason William Hitchings or Hitchens bought lot E from A W Young for £65.¹⁴⁸ By June 1857 he had built three houses, 188-190 Darling Street and 7 Gladstone Street.¹⁴⁹ In March 1858 he sold the three for £1,000 to Matthewman Twentyman who bought them as an investment for his wife Susannah Elizabeth (née Clarke).¹⁵⁰

10.17 ATTACHED HOUSE

First 188 Darling Street (17)

Built by William Hitchings before June 1857, early tenants are not identifiable but Mrs Twentyman let No 188 to Mrs Elizabeth Walford in 1868-70; Gertrude Currey, dressmaker, 1872-75; not identifiable 1876-78; John Davies, painter, 1879; and William Todd, bootmaker, 1881.

In November 1884 Mrs Twentyman sold the First No 188 and No 190, a pair of attached one-storey stone houses on lot E.A (the Darling Street portion of Lot E), to Balmain builder Edward Holding.¹⁵¹ When Edward Holding bought the houses he had already been living in the first No 188 since 1882 and was still there in 1896. He is

shown as Edwin Holding in 1890-98 and 1909-18. His listing for 1893 shows "electrician and violin maker". In 1893-96 William Holding, builder, is shown at the same address. In 1896 Holding converted the house into two shop dwellings, the eastern half became No 188A and the western, No 188.

Description

The first No 188 is now two houses, Nos 188A and the second No 188.

10.18 ATTACHED SHOP/DWELLING

188A Darling Street (18)

Converted into a half shop/dwelling in 1896 for his own use, Holding was there in 1896-1918, with Horace Kent also there during 1915-16. Holding lost Nos 188A and 188 through debt in December 1917 to Elizma, wife of Frederick Ginn, railway employee, Glebe.¹⁵² She let the house to William Williams in 1919 and Mrs Ada Williams in 1920-26.

Mrs Ginn sold to Stella Rubina, wife of Frederick Steadman, a Balmain estate agent, in November 1926.¹⁵³ She continued Mrs Williams tenancy in 1927-28; then Harry Lot 1929; Bernard G Molloy 1930; but not listed 1931-32.

In June 1937 Balmain horsehair drafter Albert Piper bought No 188A.¹⁵⁴ After his death on 18 February 1938, his estate sold to Mosman draftsman James Clayton in September 1950.¹⁵⁵ He sold to Balmain widow Jeune Clarke-Barnes in July 1951 and after her death on 19 September 1952 her estate sold to Rockdale labourer John Norman Allen in April 1958.¹⁵⁶ He sold No 188A separately to the tenants in July 1961.¹⁵⁷

Description

The medium-pitch hipped corrugated iron roof is shared by Nos 188A and second No 188. A corrugated iron skillion roof covers No 188A. The weatherboard front wall contains a box-frame window with rectangular sashes and a doorway with a low rectangular transom light. All openings are straight-headed.

10.19 ATTACHED SHOP/DWELLING

Second 188 Darling Street (19)

Converted into a half shop/dwelling by Holding in 1896, and having the same changes of ownership as No 188A, No 188 was let to watchmaker Arthur Smith in 1896-97; then not listed 1898-1900; John Gourlie, baker, 1902; James Schmidt 1903; John Steedman, hairdresser, 1904-07; William Burton 1908-09; not listed 1910; Mrs E A Thomas, confectioner, 1911; David G Egan 1912; Simpson Mitchell and Joseph Kelly 1913; Joseph Kelly 1914-17; not listed 1918; Thomas Pender 1919; George Harris 1921-23; not listed 1924-26; Mrs M Foggo 1927-28; Charles Williams 1929; Mrs W Williams 1930; and Mrs Nelson 1931-32. Second No 188 had the same fate as No 188A, being sold to the tenant in September 1969.¹⁵⁸



*Stephen Cottage, 7 Gladstone Street
Built by stonemason William Hitchings between 1853 and
1854, the cottage was the home of auctioneer Matthewman
Twentyman and his wife Susannah (née Clarke).
(S Mitchell)*

Description

The shared medium-pitch hipped roof is covered with corrugated iron. A corrugated iron skillion roof covers No 188. The weatherboard front wall contains a box-frame window with rectangular sashes and a doorway with a low rectangular transom light. All openings are straight-headed.

10.20 ATTACHED HOUSE

190 Darling Street (20)

Built by William Hitchings before June 1857, the one-storey stone house attached to the first No 188 had early tenants that are not identifiable but Mrs Twentyman let the house to James Kinsela, brushmaker, and Catherine Kinsela, midwife, in 1870-72; then Samuel Boyd 1879; and James O'Rourke, policeman, 1881-84. In November 1884 Mrs Twentyman sold No 190 with First 188 Darling Street to Edward Holding and he continued O'Rourke's tenancy until 1885.¹⁵⁹

Not listed in 1886, the house was let by Holding to George Retford in 1887-88; John Peterson, compositor, 1889; Malcolm McDonald, shipwright, 1890; not listed 1891; Mrs Hayes 1892; Charles Hayes, boatbuilder, 1893-96; not listed 1897; Charles Boyd 1899; not listed 1900; Alexander Smith 1901; Thomas Leonard 1902; David Hennessy 1903; not listed 1904; John H King 1905-08; Thomas Swenser 1909-10; William Wolstonholme 1911; Joseph Kelly 1912; Donald McInnes 1913; Edwin Hutchinson 1914-15; Mrs Grace Kirtz 1916; but not listed 1917.

Holding lost Nos 190 through debt in December 1917 to Elizma Ginn.¹⁶⁰ She let the house to Henry Wallace in 1918; Thomas King 1919; and Alexander R O'Keefe 1920-26.

Mrs Ginn sold to Stella Rubina Steadman in November 1926 and she let the house to O'Keefe until at least 1932.¹⁶¹ No 190 was sold on a separate lot in October 1962.¹⁶²

Description

The medium-pitch hipped concrete tile roof has the ridge parallel to the street and is broken backed over the verandah which sits on later wrought-iron grille columns. Walls are of textured render and contain the central doorway which has a rectangular transom light. A box-frame window with rectangular sashes and square unbracketed sills is placed on either side of the doorway. All openings are straight-headed. No 190 was probably a utilitarian version of the Victorian Georgian style.

10.21 STEPHEN COTTAGE

7 Gladstone Street (21)

William Hitchings, stonemason, built the one-storey stone house between 1853 and 1854 on lot E.B (the Gladstone Street portion of lot E). Auctioneer Matthewman Twentyman bought No 7 from Hitchings in March 1858 with First No 188 and No 190 Darling Street.¹⁶³

At Scots Church, Sydney, in 1854 Matthewman Twentyman married Susannah Elizabeth (baptised at St Philip's Sydney, 1829), the daughter of John Clarke II and his wife Charlotte (née Webster).¹⁶⁴ They lived in the detached house, which they called Stephen Cottage, from the time of

their marriage. Susannah's mother Charlotte died there on 2 October 1856, aged 62.¹⁶⁵

Matthewman and Susannah Twentyman's children baptised at Scots Church, Sydney were, John H (1855, died 1858), Joseph C (1857, died 1864), at Balmain Mary F (1860, died 1865) and at Queanbeyan Rachel Lilla (1862).¹⁶⁶

Matthewman, a merchant's clerk, died aged 48 at Stephen Cottage on 23 August 1875 and was buried in the Church of England section of Balmain Cemetery.¹⁶⁷

Rachel Twentyman & Ambrose Fitzpatrick

After Matthewman's death, Susannah and Rachel, the only child to survive infancy, moved to Hunter's Hill.¹⁶⁸ In 1878 Susannah and the 16-year old Rachel jointly operated the Hunter's Hill Post Office in Alexander Street.¹⁶⁹ Rachel was the postmistress when she married Ambrose A Fitzpatrick at Sydney in 1886.¹⁷⁰ Rachel's husband was the son of builder Ambrose Fitzpatrick and his wife Julia (née Maher) – this marriage, celebrated on 24 April 1851, was the first at St Augustine's Church, Balmain.¹⁷¹

Rachel and Ambrose Fitzpatrick's children were, born at Maitland, Charles A (1889, died at Parramatta 1889) and, at Petersham, Lilla M F (1887) and Frederick (1888).¹⁷² They lived at Milling Street, Hunter's Hill, where Ambrose died in 1894, aged 42.¹⁷³

Rachel became the postmistress at Parramatta North Post & Telegraph Office in 1892 where she was to remain until 1920.¹⁷⁴ The post office was on the east side of Church Street just south of Pennant Hills Road.¹⁷⁵ Rachel ceased to be postmistress when she married Joseph Rinaldi at Sydney in 1920 and they lived at Madeline Street, Hunter's Hill.¹⁷⁶ She died there on 7 December 1925.¹⁷⁷

Susannah Twentyman probably lived with Rachel from 1879 until she died aged 78 years old at Parramatta and was buried beside Matthewman at Balmain Cemetery on 30 June 1908.¹⁷⁸

Stephen Cottage

In 1876-79, after Susannah left Stephen Cottage, she let the house to tenants who are now not identifiable with certainty but Charles Morgan was possibly there during that period. She sold lot E.B (the Gladstone Street portion of Lot E) with No 7 to Balmain painter John Alexander Davies in October 1885.¹⁷⁹ He had been there since 1881, when he began calling it Meade Cottage.¹⁸⁰ Working as a gatekeeper in his last years, Davies died there on 21 October 1912.¹⁸¹

In 1913 his widow Annie Mead Davies moved to the smaller house at No 5 Gladstone Street next door and let No 7 to Joseph H Lett in 1913; Laurence and Peter Karney 1914; Hercules W Rowe 1915; and Frederick Gray 1916-1918. In 1919 Mrs Gray moved back to No 7 and lived there until 1927 when she moved again to No 5. She let No 7 to Thomas Grieve in 1928-32.

Mrs Davies died in 1935 and left Nos 5-7 to her son Frederick Philip Davies, carrier, MacDonalddown.¹⁸² He died on 20 September 1935 and his estate sold to Balmain engineer Walter Leonard Adams in April 1936.¹⁸³ After Adams' death on 17 August 1972, his family sold Nos 5-7 in July 1973 and the new owner sold No 7 on a separate lot in August 1974.¹⁸⁴

Description

The corrugated iron medium-pitch roof has a gable to the street and a gabled projecting rear wing. A hipped corrugated iron roof covers the verandah which sits on square posts. The brick portion of the street wall has a segmental-headed box-frame window with rectangular sashes. The verandah stone wall has a central straight-headed doorway with a rectangular transom light.

On either side of the doorway is a straight-headed box-frame window with rectangular sashes and square unbracketed sills. A straight-headed doorway in the projecting wing is without transom light. No 7 was probably a utilitarian version of Victorian Georgian.

10.22 DETACHED HOUSE

5 Gladstone Street (22)

In 1908 J A Davies built the one-storey weatherboard house on the easter portion of Lot E.B and let it to William Johns, blacksmith, in 1908-09 and John McBay 1910-12. After her husband's death, Mrs Annie Davies moved from No 7 to No 5 in 1913-18. She moved back to No 7 and let No 5 to Frederick E Gray in 1919-26. Mrs Davies moved back to No 5 in 1927 and died there on 8 April 1935.¹⁸⁵ The house was sold on a separate lot at the same time as No 7.¹⁸⁶

Description

The medium-pitch corrugated iron roof shows a hipped-end to the street. Straight corrugated iron covers the verandah which is without hips and is supported by square timber posts. Walls are of rusticated weatherboards and the front contains a straight-headed box-frame window with rectangular sashes and a plain sill. The entry doorway has a rectangular transom light.

Lot F

Hunter's Hill cabinetmaker John Clarke II bought lot F from A W Young in October 1847 for £66.¹⁸⁷ By the time of his death on 16 April 1854 he had built a stone house, with verandah facing Darling Street, and a detached kitchen at the rear,¹⁸⁸ He left the house to his daughter Susannah Elizabeth Twentyman.¹⁸⁹

10.23 DETACHED HOUSE

192 Darling Street (23)

Mrs Twentyman let the house to tenants that are not identifiable up to 1868 but she let it to William Marshall in 1869-72. Tenants up to



1877 are also not identifiable. In January 1876 Mrs Twentyman sold to Balmain agent Roger Mackel for £600 and he sold to Balmain widow Catherine O'Grady in November 1877.¹⁹⁰ She let No 192 to A Emanuel, dentist, 1878-79 and lived there herself in 1881.

Mrs O'Grady let No 192 to Harold Perdriau, engineer, in 1882-83; then J Moore and J Stewart 1884; Robert Smith 1885; James W Marshall, boilermaker, 1886-87; George Smith 1888-89; and Robert Smith 1890. Commission agent John O'Grady was there in 1891-92 and his wife Mary in 1893-94. Catherine O'Grady mortgaged No 192 in November 1877 and after she died on 9 November 1881, the family could not redeem the debt.¹⁹¹ In January 1893 grocer Andrew Thomas Lown and blacksmith Hugh Patrick McQuade, both of Balmain, bought the house for Mary, wife of Balmain timber dealer John Gerald Bede O'Grady.¹⁹²

The O'Grady's lived there in 1890-93 but let No 192 to Thomas Roberts 1895-96; J Griffiths, fuel merchant, 1897; not listed 1898; R W Adcock 1899-1901; Thomas Wallace 1902; James Ireland 1903; William Fowler, ham and beef shop, 1904; and Frederick Foyler, fuel merchant, 1905-17. Mary O'Grady returned in 1918 and after she died there on 15 December 1929, the property passed to her husband J G B O'Grady and to spinster Mary Ellen O'Grady.¹⁹³ Mary Ellen lived in No 192 from 1931 and after she

Corner Shop, 2A Stephen Street, in about 1943 Built by the O'Grady family in 1909, Miss Mary O'Grady had a confectionery there in 1909-25. The shop was still standing in 1951.

(Noel Butlin Archives Centre, ANU, Tooth & Co Ltd, N60 (Neg 3718), Yellow Cards, Pacific Hotel, Balmain, c1943).

died there on 20 August 1941, her share passed to J G B O'Grady on 29 May 1961.¹⁹⁴ His estate sold in July 1962 to Balmain contractors Arthur and Leslie Dance who sold in July 1967 to a developer who demolished the house.¹⁹⁵

Description

No 192 has been replaced by two-storey brick home units with the same address.

10.24 DETACHED HOUSE 2 Stephen Street (24)

In about 1898 an addition made to the rear of John Clarke's stone house by Mrs Mary O'Grady was numbered 2 Stephen Street and she lived there in 1899-1917. Mary O'Grady let it to James McGinn in 1918; Jessie Nichols 1919-21; Mrs Louisa Power 1922; David E Taylor 1923-24; Francis O'Farrell 1925; and Mrs Kate Connell 1926-29. After Mrs O'Grady's death in 1929, her husband John Gerald Bede O'Grady and Mary Ellen O'Grady continued Miss Connell's tenancy until at least 1932.

After 1931 a new house was built fronting Stephen Street which became the new No 2. It had the same fate as No 192 Darling Street.¹⁹⁶

Description

No 2 was demolished to make way for the two-storey brick home units, No 192 Stephen Street.

10.25 DETACHED SHOP

2A Stephen Street (25)

In 1909 the O'Grady family built a weatherboard shop on the corner of Stephen and Gladstone Streets. Miss Mary O'Grady had a confectionery there in 1909-25; then A E Laurence, grocer and

confectioner, 1926-28; and J McGovern, grocer and confectioner, 1929. On 8 August 1930 Mary Ellen and John Gerald Bede O'Grady leased the shop at fifteen shillings per week for three years to Catherine Murphy who had the grocery to at least 1932.¹⁹⁷ No 2A had the same fate as No 192 Darling Street.¹⁹⁸

Description

No 2A had the same fate as No 2 Stephen Street.

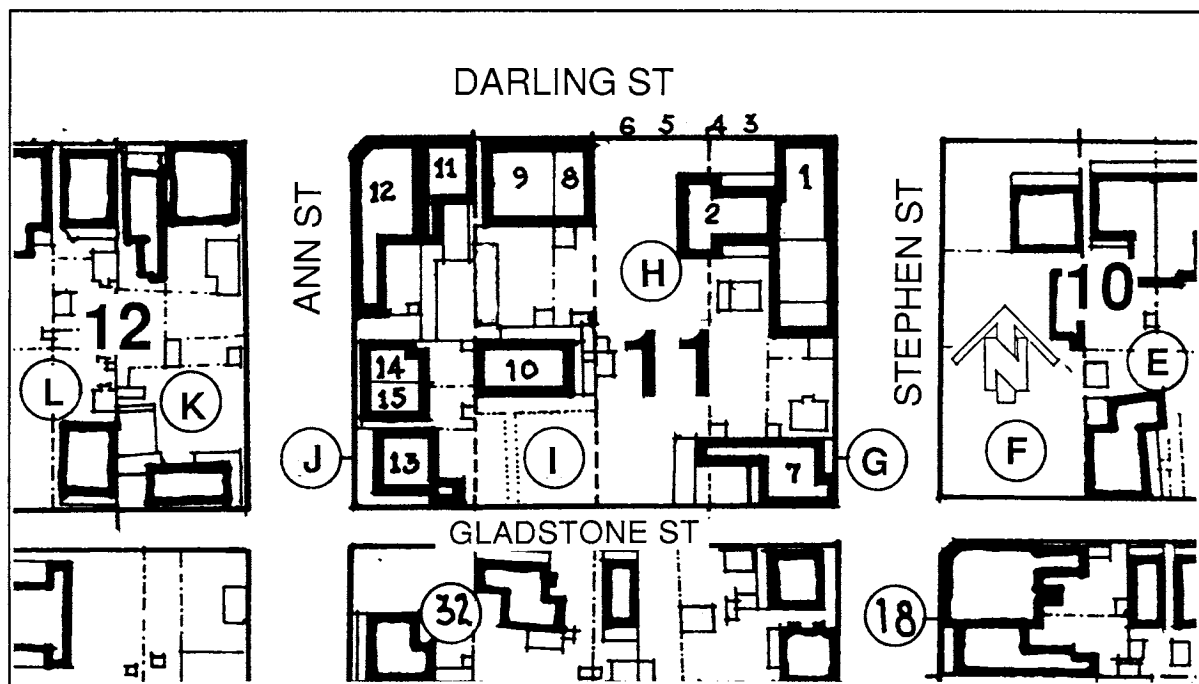
FIGURE 3
SECTION 11 IN 1886-96
A W YOUNG'S SUBDIVISION
BALMAIN
(SECTION 11 BEGINS ON OPPOSITE PAGE)

KEY No	BUILDING TYPE	HOUSE No	BUILT
Darling Street South Side			
1	Detached shop/dwelling	196	1853-60
2	Detached house	198#	c1852*
3	Terrace house	198	1907
4	Terrace house	200	1907
5	Terrace house	202	1907
6	Terrace house	204	1907
Stephen Street West Side			
7	Detached shop	1	1852*

* Date of original structure, later demolished or altered
Original or previous number in street

Darling Street South Side			
8	Attached shop/dwelling	206	c1853-60
9	Attached shop/dwelling	208	c1853-60
Gladstone Street North Side			
10	Detached house	7A	1852-57*
Darling Street South Side			
11	Jung's Bakery	210	1853
12	Albion Hotel	212	c1854-57
Ann Street East Side			
13	Hope Cottage	6	18554-57
14	Attached house	2	c1879
15	Attached house	4	c1879

FIGURE 3: SECTION 11
Buildings shaded were added in 1886-96 (Based on Balmain Sheet 24 of PWD Metrop Detail Series, ML, WB)
Lot numbers are encircled.
Boundaries of original lots - - - - -
Secondary boundaries -



SECTION 11

YOUNG'S LOTS G-J

DARLING STREET

SOUTH SIDE

(STEPHEN STREET TO ANN STREET)

STEPHEN STREET

WEST SIDE

(DARLING STREET TO GLADSTONE STREET)

GLADSTONE STREET

NORTH SIDE

(STEPHEN STREET TO ANN STREET)

ANN STREET

EAST SIDE

(DARLING STREET TO GLADSTONE STREET)

Lots G-H

In April 1853 James Richard Clarke bought lots G-H from A W Young for £108.¹ Between 1852 and 1860 Clarke built two detached buildings facing Darling Street, No 196 and first No 198. In 1852 he built a detached weatherboard shop, 1 Stephen Street, on the corner of Stephen Street and Gladstone Street.

11.01 DETACHED SHOP/DWELLING

196 Darling Street (1)

Eighteen days before he died on 25 May 1860 Clarke borrowed £600 to finance the development, by mortgaging lots G-H and Nos 196-198, excepting 1 Stephen Street.² After Clarke's death his family could not discharge the debt and the mortgagee subdivided the land.³ In April 1864 Sydney auctioneer Josiah Richard Treeve bought the corner lot with the two-storey stone shop, No 196, built by Clarke between 1853 and 1860.⁴ Early tenants are not identifiable but Treeve let No 196 to draper John Murray in 1863-69.⁵

Treeve sold to Francis George Austen, esquire, Vincent Street, Balmain, in December 1869, for £1030.⁶ Austen continued Murray's tenancy but died on 6 June 1877.⁷ His widow Eliza let No 196 to Murray in 1878; then A J Gandon 1879; C Moynan & Co, drapers, 1881-92; Mrs Edmondson, dressmaker, 1893-94; Emanuel Gershon 1895; and William Clark, grocer, 1896-98.

The shop had a change of business when chemist James Currie Dickson paid rent to Mrs Austen from 1899. Eliza Austen died on 20 October 1904 and her son, Croydon accountant Francis William Austen, sold to Dickson in May 1905.⁸

Dickson was the chemist there until 1915 but in December 1912 he settled the property on his wife, Catherine Flora Jane.⁹ She let No 196 to

chemist Oswald John Eden from 1916 but in July 1919 Eden bought the premises from Mrs Dickson.¹⁰ Eden remained as sole chemist until 1922 when he took Robert J Flynn into partnership and Kirby & Flynn were the chemists until 1923. Eden sold No 196 to Sydney restaurant keepers John and Nicholas Psaltis in September 1923.¹¹ The Psaltis partnership let the building to Flynn in 1924-25, and chemist L J Jagers in 1926-32.

John Psaltis became sole owner in November 1937 and he sold to Cremorne garage proprietor Hector Muston Harman in December 1946.¹² Harman sold to Balmain shopkeeper Carlo Musumeci and his wife Maria in April 1955.¹³ They sold to the tenant, shopkeeper Carlo Loreto, in August 1955.¹⁴

Description

The moderately steep narrow-eave corrugated iron roof shows a hipped-end to the street. A suspended awning replaces any previous shelter. Two dormers with decorative bargeboards look out over Stephen Street. Walls are of stucco but the upper level balcony has been removed. The straight-headed central box-frame window was once a pair of French doors leading on to the balcony. The opening below the sill level has been bricked up but the original threshold is still visible. On either side of this opening is a box-frame window with straight-headed openings and rectangular sashes. Sills are square and unbracketed. Three upper windows on the Stephen Street elevation are the same as those on Darling Street. Nothing of the original shopfront remains.

No 196 as built was probably a utilitarian version of the Victorian Georgian style.

11.02 DETACHED HOUSE

First 198 Darling Street (2)

In about 1852 James Richard Clarke built a large weatherboard house (site of 198-204 Darling Street) and lived there with his family.¹⁵ James was the son of John Clarke I (born 1781) who arrived in Sydney aboard the *Harvey* from London on 27 August 1827.¹⁶

John Clarke I and Susannah Butcher

On 9 September 1800 John I married spinster Susannah Butcher (born 1777), Lowestoft, Suffolk.¹⁷ Their children were John II (1801), Susan (1803), William (1810), James Richard, the builder of Nos 196-198 Darling Street, 1 Stephen Street, (1814), Charles George (1818) and Edward Thomas (1822).¹⁸

The Arrival of John Clarke I at Sydney

Shipwright John Clarke I did not make a sudden decision to take his family to the colonies. On 22 December 1826 he wrote to Earl Bathurst, Secretary of State for the Colonies, about qualifications required to receive a land grant. Bathurst's secretary replied on 30 December 1826:

The printed memorandum which I enclose, will explain to you the conditions upon which persons are permitted to hold land at New South Wales and Van Diemen's Land, and if in such circumstances you should think it advisable to proceed to either of those settlements, with a view to agricultural objects, the Governor will, on your making the necessary applications to him for the purpose, and provided that he shall be satisfied of your possessing sufficient capital to enable you to fulfil these conditions, make you a grant of land accordingly.

I am directed further to acquaint you, that the general instructions with which the Governor has been furnished, will render it unnecessary for you on proceeding to the Colony, to be provided with any other letter from the Colonial Department than this.¹⁹

The reply was addressed to "John Clarke at Mr Thomas Stokes', 11 Rotherhythe [sic] Street". To receive such a prompt reply could indicate that either John I or Stokes was the recipient of an unknown benefactor's patronage. Stokes's identity will be revealed later.

On what was to become an eventful voyage, John I, Susannah and four of the sons sailed from London on 1 January 1827 in the 300-ton *Harvey* under Captain George Findlay.²⁰ Captain Daniel Peach, acting as supercargo (cargo sales manager), was also on board.²¹ Springing a leak in the channel, however, the *Harvey* put into Plymouth for repairs. Resuming the voyage on 2 February, after a month's delay, the *Harvey* made Cape Town on 21 May where extensive merchandise was unloaded and took on. Affairs of honour festering on board on the voyage were satisfied without fatality at Cape Town when three duels were fought on the one day – all involving the same gentleman. In another duel Lieutenant Barose of the 35th Regiment was not so fortunate being "killed by a ball in the forehead".²²

After the *Harvey* entered the Derwent on 9 July 1827, John I let it be known in the *Sydney Gazette* that "Mr and Mrs Clarke and four children" had arrived safely at Hobart and would soon be in Sydney.²³ On 27 August 1827 the *Harvey* with John I, his wife Susannah, and their sons William, James Richard, Charles George, and Edward Thomas, arrived at Sydney.²⁴

The Arrival of John Clarke II at Sydney

The purpose of John I's *Sydney Gazette* notice was to alert his cabinetmaker son John II who had arrived earlier at Sydney in the *Harvey* under Captain Peach on 17 June 1825.²⁵ This first trading voyage of the *Harvey* began at London on 5 January 1825 and came to Sydney, via Hobart Town, with John II, very likely with the blessing of Captain Peach, working his passage.²⁶

On arrival John II evidently wrote to his father of his safe arrival and of the opportunities that

Sydney or Hobart could offer. It seems most likely that such a letter would have spurred his father to make the approach to Earl Bathurst mentioned above.

Evidence for John II being the first member of the Clarke family to arrive can be found in his letter to the Colonial Secretary, dated 27 July 1834, applying to purchase land in the Parish of Hunter's Hill:

10 acres at the point, at the mouth of Lane Cove, opposite Cockatoo Island ... I am free, and arrived in the Colony by the ship *Harvey* Captain Peach from London in the Month of June 1825.²⁷

The application is signed "John Clarke" and places him in Sydney 26 months before his father. After his paying £75 purchase price, the deed for the land was executed on 7 Feb 1835.²⁸

There has been confusion between signatures of the father and the son. In correspondence with the Colonial Secretary's office concerning land, the son always signed "John Clarke" and the father, "John Clarke Sen". J B Dally in his *Original Land Grantees of Hunter's Hill* (1989) adds to the confusion by quoting the signatory to the above application as "John Clarke Snr".²⁹ At the time of John II's letter his father was the landlord of the Shipwright's Arms in Windmill Street, Sydney.³⁰

Furthermore, of the two voyages of the *Harvey*, Peach captained the 1825 voyage, with John II aboard: Captain Findlay commanded the 1827 journey which brought John I and the four sons.

How did John II come to Sydney? A hint of the means by which the son arrived before the father is to be found in a later death notice, which also could explain why John Clarke I's daughter Susan did not come to Sydney. On 8 October 1856 the *Sydney Morning Herald* announced:

At his residence, Bury St Edmunds, England, William Clarke, esquire, brother [of John Clarke I]; and at Rotherhithe, London, Thomas Stokes, esquire; son-in-law to the late John Clarke, Esquire, of Windmill Street, Sydney. Also at his residence, Greenwich, Captain Peach, nephew to the above [John Clarke I] formerly a trader between this port and England.³¹

The notice identifies Captain Peach as a member of the Clarke family and so the notion that John II worked his passage with the captain on the first voyage of the *Harvey* is not out of the question. Secondly, as John I, having the one daughter Susan could have but one son-in-law, it seems certain that Susan married Thomas Stokes and consequently remained at Rotherhithe. In addition, the relationship is proved between John Clarke I and Thomas Stokes, the addressee of the reply from Earl Bathurst quoted above.



First 198 Darling Street, c1852

Built by James Richard Clarke for his family home, the house became the fourth temporary Balmain Council Chambers in 1860, and a branch of the Bank of Australasia in 1875.
(P Reynolds Collection)

J B Dally also states that according to the census of 1828, John Clarke II, "a cooper, arrived in 1825 in the ship *Wanstead*".³² It is true that the Census of 1828 does have a "John Clark [sic]" arriving on the *Wanstead* in that year.³³ The *Wanstead*, however, arrived on 25 June 1828 from London and Hobart and John II had been in Sydney for three years by then.³⁴ The only previously recorded arrival of the *Wanstead* was on 8 January 1814.³⁵ Furthermore, John Clarke II was a cabinetmaker, a trade unrelated to that of cooper.

Further confusion arises from the Clarke family entry in the Census of 1828. There is no mention of John Clarke I but John II is shown as aged 28 and coming free on the *Harvey* in 1825.³⁶ Grouped with John II are his wife Charlotte Webster I, her daughter Charlotte (aged 7, surname listed as Clarke) and his younger brother James Richard. It is in the entry for James Richard Clarke, the only son of John I to be listed, that a clue is to be found for the later arrival of John I and family – aged 14, arrived in the *Harvey* in 1827.

There is confusion about the number of children that arrived with John Clarke I in the *Harvey* on 27 August 1827. In his letter of 19 June 1828 to the Colonial Secretary, seeking a grant of land as advised by Earl Bathurst, John I wrote:

Having lately emigrated from England with wife and five children and finding the expenses of the voyage far exceed my calculations together with the present depression of the times has induced me to solicit His Excellency [the Governor] for a small portion of land situated on the west side of Darling Harbour in

Major Johnson's [sic] Bay, known by the name of William Balmain's Land".³⁷

As John I writes, five children did "emigrate" but not all at the same time: the son arrived before the father to view and report on opportunities. Four of the sons arrived with the father, not five.

John I's petition to the Governor could not have succeeded because, many years before, grantee William Balmain had conveyed the land that bears his name to John Gilchrist who was the legal owner at the time of Clarke's letter.³⁸ After becoming the licensee of the Shipwright's Arms, Windmill Street, in 1833-36, shipwright John I died aged 57 "after a short and painful illness" at Windmill Street on 20 July 1838.³⁹ The date and place of death of his wife Susannah Butcher Clarke (born 1777) has not been found.

John Clarke II and Charlotte Webster I

Cabinetmaker John Clarke II was a man of some property. On 7 December 1839, from his house at 22 Castlereagh Street, he wrote to the Colonial Secretary applying for the deed to his property "situate on the west side of Castlereagh Street between King and Market Streets".⁴⁰ The deed was duly executed on 31 January 1840.⁴¹

On 19 May 1827 Dr J D Lang officiated at the marriage by special license of John II and widow Charlotte Webster I, of George Street, at Scots Church, Sydney.⁴² Charlotte was born in c1794 the daughter of Robert Pike, malster of Cheviorthorne, Devonshire, and his wife Elizabeth.⁴³

William and Charlotte Webster

Charlotte Pike married William Webster in about 1820 and, if the Census of 1828 is correct, had a daughter Charlotte in about 1821.⁴⁴

On 28 September 1822 William Webster and seven other passengers with two children arrived at Sydney on the *William Shand* which sailed from London and Hobart Town, under Captain Kenn, with "sundry consignments to individuals".⁴⁵ There is no mention of Charlotte I or her daughter in the advertised passenger list of the *William Shand* but it seems likely that they would have settled with William at Sydney where he set up his business.⁴⁶ On 4 October 1822 Webster, probably a merchant, announced his intention to leave the colony "by an early opportunity", perhaps on a trading voyage, but he remained at Sydney for a further year.⁴⁷

Webster next voyage was planned for the *Zenobia* which put into Port Jackson on 28 March 1823 en route from Manilla and China to Peru with a cargo of sugar and quicksilver.⁴⁸ The *Zenobia*, however, lost anchors and cables in the Torres Strait and Captain Lihou brought her to Sydney at the beginning of April 1823, with two 24-pounder cannon as makeshift anchors. On 16 April after being repaired, the *Zenobia* sailed for the west coast of America but Webster again remained in Sydney.⁴⁹

On 28 September 1823 Webster sailed in the *Henry* for Batavia (Djakarta) under Captain Thatcher with "sundry Colonial timber per Export Manifest".⁵⁰ There is no account of Webster's fortunes at Batavia or of his return to Sydney. Webster's next journey was again connected with the *William Shand* in which he may have had shares. On 12 March 1825 the *William Shand* under Captain Kenn sailed from London.⁵¹ The ship made Hobart on 22 July where William and Charlotte Webster joined the voyage as cabin passengers to arrive at Sydney on 3 August 1825.⁵²

Webster hosted meetings of the Australian Social Lodge No 260 which opened "in the Lodge Room" at his George Street premises on 27 December 1825.⁵³ Webster was not to prosper further in the colony. His death was registered at St Philip's, Sydney, in 1826 at age 39.⁵⁴

John Clarke II Settles at Balmain

By 1850 John Clarke II fulfilled his father's desire to own land on the Balmain peninsula when he bought lot 6 of Section 1 of A W Young's subdivision.⁵⁵ On the rocky hillside above the water, he built Bankside a good-sized stone house on the waterfront at the foot of Adolphus Street.⁵⁶ He is listed as a cabinetmaker in 1850 in Balmain where he advertised his grocery shop to let in Darling Street in the *Sydney Morning Herald* on 21 July 1852.⁵⁷

John and Charlotte's children were, Susannah Elizabeth (1829, bapt. St Philip's Church, Sydney) and, Mary Ann (1831, bapt. St Andrew's Scots Church, Sydney).⁵⁸ Susannah Elizabeth

married Balmain auctioneer Matthewman Twentyman on 13 July 1854 at Scots Church, Sydney.⁵⁹ On 1 October 1850, the *Sydney Morning Herald* carried the announcement of Mary Ann's marriage to Balmain storekeeper John James Wright, also at Scots Church.⁶⁰

John Clarke II died on 16 or 17 April 1854 at Bankside, and his wife Charlotte died on 2 October 1856, aged 62, at Susannah Twentyman's home, Stephen Cottage, 7 Gladstone Street, Balmain (see 10.21).⁶¹

James Richard Clarke & Lavinia Woodley

Before settling at Balmain, John Clarke II built the stone house Viewforth at Woolwich and it was there that his brother William married Charlotte Webster II in August 1838, about one month after the death of his father, John Clarke I.⁶² The occasion was a double wedding because another brother, James Richard, married Lavinia Matilda Woodley, the marriage was registered at St Andrew's Scots Church, Sydney.⁶³

Lavinia Matilda was baptised in 1823 at St Andrew's Scots Church, Sydney, the daughter of Robert and Elizabeth Woodley.⁶⁴ Robert Woodley arrived as a convict in the *Larkins* from London on 22 November 1817 with 247 other prisoners and stores for the colonial detachments of the 46th and 48th Regiments.⁶⁵ His wife Elizabeth and sons Richard (1813?) and Henry (1816?) later came free on the *Providence* from England, arriving at Sydney on 7 January 1821.⁶⁶ Lavinia Matilda was born at the end of 1822, also Robert C (1824), Augustus Frederick (1825), William W (1827), Charles T (1829) and Ann A (1830).⁶⁷

James Richard and Lavinia Matilda Clarke's children baptised at St Philip's Church, Sydney, were, Henry Thomas (1839), James R (1841, died 1841), Matilda Eliza (1842), Emmaline Jane (1844), and Edward Robert (1845), at St Mary's Church, Balmain, Francis John (1848), Amelia Elizabeth (1850), and at Scots Church, Sydney, Alfred James (1855), James R (1857, died 1857) and Wilmot Woodley (1859).⁶⁸ They lived at 198 Darling Street from about 1852.

Death of James Richard Clarke

James Richard Clarke died on 25 May 1860 at 198 Darling Street.⁶⁹ He left the remaining land fronting Darling Street, excluding 1 Stephen Street, to his widow Lavinia and surviving children, who in 1881 were, Henry Thomas, block turner and storekeeper, Sydney; Matilda Eliza (married Sidney Samuel Henry, bookkeeper, Sydney); Emmaline Jane (married Charles Frederick Bourne, salesman, Sydney); Amelia Elizabeth (married John Isaac Henry, warehouseman, Sydney); Edward Robert, grocer's assistant, Wagga; Francis John, collector, Sydney; Alfred James, grocer's assistant, Hunter's Hill; and Wilmot Woodley, who turned 21 on 8 June 1880, grocer's assistant, Hunter's Hill.⁷⁰

Death of Lavinia Woodley Clarke

In July 1853, James Richard Clarke became the initial purchaser of lot 3 Section 10 of the Balmain Estate for £282.2.6.⁷¹ This land, situated on the north side of Mansfield Street, fronted White Bay.⁷² Between 1853 and 1860, either James Richard, or his eldest son Henry Thomas, built a house looking out over the bay.⁷³ After James Richard's death in 1860, Lavinia lived there in 1862-63.⁷⁴ Henry Thomas was listed there as a blockmaker (as in block and tackle) in 1862, and in 1865 and 1867 as a storeman.⁷⁵

James Richard Clarke's younger brothers, Charles George and Edward Thomas, are also listed in the White Bay area. In 1862-63 Charles George was a cabinet maker in Parker Street (Palmer Street) and again in 1862-63.⁷⁶ Edward Thomas was a shipwright in Rankin Street and a mast maker in Reynolds Street 1862-65.⁷⁷ Lavinia Clarke was possibly at 397 Bourke St in 1866-67 but died on 19 April 1870, very likely at the White Bay house.⁷⁸

After his mother's death in 1870, Henry Thomas Clarke, by then a ship's chandler, lived in 1876-85 at Woodstock, the stone house at Woolwich which his father James Richard probably built before 1841.⁷⁹ When his brother Wilmot Woodley reached 21 in 1880, Henry Thomas purchased his siblings' interest in Woodstock.⁸⁰

Council Chambers at 198 Darling Street

About six weeks after James Richard Clarke's death, Lavinia, through her nephew-in-law Matthewman Twentyman as agent, offered No 198 for lease at £1.3.6 per week for "one year certain with option for renewal for one or two years at same rate".⁸¹ On 4 July 1860 the recently incorporated Balmain Council took advantage of the offer for temporary Council Chambers.⁸²

In the growing Balmain area, the newly elected Council had its first meeting on 5 April 1860 in rudimentary accommodation "in Captain Rowntree's store" on the waterfront below Stack Street.⁸³ On 4 May, seeking a more comfortable venue, Council met "at the Temporary Council Chamber in Adolphus Street".⁸⁴ Heber G Loten offered Council the use of a room in his Maitland House (11 Adolphus Street) at the rent of fifteen shillings per week "including use of furniture and supply of food and light".⁸⁵ Loten's offer was accepted for a three-month period.

Mrs Loten, however, refused to allow the Council Chamber door to be left open during meetings.⁸⁶ Council had no alternative but to seek other premises because the door was required to be kept open under the relevant Act.⁸⁷ On 18 May St Mary's Schoolroom (7 Adolphus Street) became the next venue.⁸⁸

Because the Schoolroom was required for teaching purposes in the daytime, Council sought a more permanent home and on 29 June Alderman Palmer successfully moved that Council seek premises in Darling Street.⁸⁹ Lavinia Clarke's

offer came at that time and on 4 July Council met for the first time at "the permanent office" at 198 Darling Street.⁹⁰ The Council Clerk/Surveyor resided there and, since his presence made him caretaker as well, he lived there free of charge.⁹¹

Soon No 198 became inadequate for Council's purposes and Alderman Elliott successfully moved that a report be sought on "what means could be devised to secure to this Municipality a more commodious place for the meetings of their Council".⁹² From 1 August 1863, Council rented at £45 per annum the hall and front office at the newly completed School of Arts (site of 142-142A Darling Street) where meetings were held on Monday evenings.⁹³

The School of Arts continued to house the Council Chambers until 31 December 1875.⁹⁴ A new site had been found on high ground nearer the centre of the expanding municipal area. On the site of the present town hall, timber merchant John Booth offered land having a frontage to Darling Street of 150 feet with cottage for £1500.⁹⁵ On 27 July 1875 Council's Town Hall Committee advised that the offer be accepted because it was "an opportunity the Council may never meet with again ... having in view the vital importance of at once securing a suitable site for a future town hall".⁹⁶

On 1 February 1876 the first meeting took place in the cottage, already referred to as "the Town Hall", when ratepayers met to nominate aldermen for the coming election.⁹⁷

Bank of Australasia at 198 Darling Street

The next identifiable tenant of Lavinia Clarke's No 198 was Miss Elizabeth Millar who had her ladies school there in 1865-70. After Mrs Clarke's death her family let No 198 to Caroline McLachlan, hairdresser, in 1872.

Although tenants are not identifiable for all of 1874-76, in June 1875 the Bank of Australasia opened a branch in No 198 "for a few months but closed not being able to make a business".⁹⁸

On 29 June 1875 Balmain Council resolved to transfer its business from the Commercial Bank at Sydney to the new Bank of Australasia branch at Balmain.⁹⁹ Unsuccessful in competing with the Bank of NSW, which opened at about the same time at 238 Darling Street, the Australasia had closed in Balmain by 25 January 1876.¹⁰⁰

The Fate of 198 Darling Street

The next identifiable tenant was Richard J Phelps 1878-79. Lavinia Clarke's family sold No 198 to Balmain pawn-broker Thomas Daly in March 1881.¹⁰¹ Daly let the house to John R Killingley, plumber, in 1881-82; not listed 1883-84; Frederick Jessett, clerk, 1885; Thomas Napier, stevedore, 1886-88; James Bell, engraver, 1890-91; John Casson, journalist, 1892-96; and Mrs C McQuade 1897-1901.

Thomas Daly died on 7 June 1901 and left the property to spinster Ann Mealey and pawnbroker

Michael Mealey, both of Balmain.¹⁰² They let No 198 to William Conway in 1902; Henry Weller 1903; not listed 1904; Mrs Mary Newton 1905 and the last tenant, W A Dumbrell, in 1906 when the house ceased to be listed. The Mealey's demolished the first No 198 and built a terrace of four brick two-storey houses, Nos 198-204.

Description

First No 198 has been replaced by Nos 198-204.

11.03 BONNIE DOON

Second 198 Darling Street (3)

Built by Ann and Michael Mealey in 1907, Bonnie Doon was let to James Henderson in 1907-09 and Charles McInnes 1910-13. Michael Mealey died at Valley Heights on 19 June 1913.¹⁰³ Ann Mealey let No 198 to Stanley H Todd in 1914-17 and Richard Rice 1918-32. After Michael Mealey's death his half-share passed to Balmain spinster Elizabeth Ann Mealey and Mrs Annie Mary M Brennan, Leichhardt.¹⁰⁴ They sold to Lindfield publican Roderick McLeod in October 1960.¹⁰⁵ Ann Mealey died at Balmain on 20 December 1958.¹⁰⁶ Her estate sold to McLeod in April 1961 and after his death his widow sold the second No 198 on a separate lot in July 1964.¹⁰⁷

Description

The flat-top parapet is without its moulded coping. The moulded cornice sweeps up across the parapet wall to form a segmental motif. All mouldings and curved work are executed in stucco. A heavily moulded string course further decorates the parapet wall. Vestigial firewall projections delineate the width of the facade and have moulded caps and string course mouldings. The round-top bullnose verandah firewalls contain a roof of straight corrugated iron. Upper firewall projections supported on moulded corbels have a square groove following the curve of the round-top. The upper projection between the house and No 200 is increased in height to allow for the slope of the land. Lower projections have flat splayed tops and the groove is thereby rectangular. Corbels are more emphatic than the upper ones, being coved, and feature four vertical grooves. The walls were originally of tuck-pointed face-brick but are now painted.

The verandah firewalls have the customary arched recesses on the upper and lower verandahs. The upper verandah has cast-iron brackets and a later unsympathetic balustrade. Three later doors in a straight-headed opening open to the upper verandah. Simulated arches and classical columns appear as a facing to the lower verandah. The lower windows have been replaced by one of a later vintage. The doorway is segmental-headed with a rectangular transom light.

New No 198 is an example of the Federation Filigree style, compromised by later alterations.

11.04 MARCHMONT

200 Darling Street (4)

Built by A and M Mealey in 1907, Marchmont was let to Mrs Sarah Clague in 1907-08; Mrs Rose Styles 1908; Patrick Murphy 1909-11; Percy Madge 1912-16; Joseph Serio 1917; and Maurice H Gray 1918-32. No 200 had the same fate as the second No 198.¹⁰⁸

Description

The flat-top parapet has a moulded coping. The moulded cornice sweeps up across the parapet wall to form a triangular motif. All mouldings and curved work are executed in stucco. A heavily moulded string course further decorates the parapet wall. Vestigial firewall projections delineate the width of the facade and have moulded caps and string course mouldings. The round-top bullnose verandah firewalls contain a roof of straight corrugated iron. Upper firewall projections supported on moulded corbels have a square groove following the curve of the round-top. Lower projections have flat splayed tops and the groove follows the horizontal line of the flat top. Corbels are more emphatic than the upper ones, being coved, and feature four vertical grooves. The walls were originally of tuckpointed face-brick but are now painted.

The verandah firewalls have the customary arched recesses on the upper and lower verandahs. Both verandahs have cast-iron brackets and the upper level cast-iron railing is in place. Two tall box-frame windows separated by a wide pier have rectangular sashes and stand in segmental-headed openings. The bottom sashes have coloured lights and fielded moulded panels at sill level complete the assembly. The lower level windows are the same except that they have a narrower pier separating them and a prominently moulded continuous sill without brackets. The doorway is segmental-headed with a rectangular transom light.

No 200 is an example of the Federation Filigree style, also compromised by later alterations.

11.05 ALROY

202 Darling Street (5)

Also built by A and M Mealey in 1907, Alroy was let to Adrian de Somer in 1907-17; William McDonald 1918-22; Mrs Evangeline Newey 1923-30; but not listed 1931-32. No 202 had a similar fate as the second No 198.¹⁰⁹

Description

The flat-top parapet has a moulded coping. All mouldings and curved work are executed in stucco. A heavily moulded string course sweeps up across the parapet wall to form a segmental motif. Vestigial firewall projections delineate the width of the facade and have moulded caps and string course mouldings. The round-top bullnose verandah firewalls contain a roof of straight corrugated iron. Upper firewall projections sup-



206-208 Darling Street, c1853-60

Lown's grocery, with a centre entrance and a shop window on each side, was in No 208. At left, the terrace houses Nos 198-204 replaced J R Clarke's first No 198 in 1907. Jung's Bakery, No 210, is at extreme right. (S Mitchell)

ported on moulded corbels have a square groove following the curve of the round-top. The lower projections have flat splayed tops and the groove follows the horizontal line of the flat top. Corbels are more emphatic than the upper ones, being coved, and feature four vertical grooves. Walls are of tuckpointed face-brick as built.

The verandah firewalls have the customary arched recesses on the upper and lower verandahs. Both verandahs have cast-iron brackets and the upper level cast-iron railing is in place. Two tall box-frame windows separated by a wide pier have rectangular sashes and stand in segmental-headed openings. Bottom sashes have coloured lights and fielded moulded panels at sill level complete the assembly. Lower level windows are the same except that they have a narrower pier separating them and a prominently moulded continuous unbracketed sill. The doorway is segmental-headed with a rectangular transom light. No 202 is Federation Filigree in style.

11.06 MIMOSA

204 Darling Street (6)

Also built by A and M Mealey in 1907, Mimosa was let to Walter Peters in 1907; not listed 1908; James J Kelly 1909; Mrs Elizabeth King 1910-12; Arthur Townsend 1913-14; not listed 1915; Robert Warren 1916; James Latta 1917; Thomas Day 1918-19; Sydney Richards 1920; Stephen Jellus 1921-22; and Charles S Jelfs 1923-32. No 204 had at similar fate as the second No 198, being sold on a separate lot in July 1961.¹¹⁰

Description

The flat-top parapet has a moulded coping which curves upward to create a segmental motif. All

mouldings and curved work are executed in stucco. A heavily moulded string course modulates the parapet wall. Vestigial firewall projections delineate the width of the facade and have moulded caps and string course mouldings. The round-top bullnose verandah firewalls contain a roof of straight corrugated iron. Upper firewall projections supported on moulded corbels have a square groove following the curve of the round-top. The lower projections have flat splayed tops and the groove follows the line of the flat top. Lower corbels are more emphatic than the upper, being coved, and feature four vertical grooves. Walls of tuckpointed face-brick are now painted.

Verandah firewalls have arched recesses on the upper and lower verandahs. The upper verandah has cast-iron brackets and cast-iron railing set between timber rails. Two tall segmental-headed openings on the upper level now have French doors and rectangular transom lights. The doorway is segmental-headed with a rectangular transom light; the lower verandah has been enclosed.

No 204 is an example of the Federation Filigree style, compromised by later alterations.

11.07 DETACHED SHOP

1 Stephen Street (7)

Built by James Richard Clarke on part of Lots G-H in about 1852, the shop was bought by Balmain grocer George John Chidgey I in July 1859 for £175, paying a deposit of £25 for the 25-foot frontage to Stephen Street.¹¹¹ George Chidgey

was part of the movement for incorporation of Balmain as a municipality, adding his name to the petition to government on 20 October 1859.¹¹² From about 1852 Chidgey rented the shop for his wife Margaret to operate the grocery while he was in Melbourne.¹¹³ Situated on the north-western corner of Stephen and Gladstone Streets, the shop was well-placed because of the city-serving steam ferry wharf at the foot of Stephen Street on Johnston's Bay.

Grocer George Chidgey

Said to be the first grocery in Balmain, Chidgey's first shop was on the north-east corner of Darling and Nicholson where No 49 now stands.¹¹⁴ In 1843-44 George "Chatgey" was listed in Low's Directory as a builder in Balmain at Waterview Bay.¹¹⁵ He leased a small stone cottage on lots 14-15B on the east side of Waterview Street between Caroline Street and the bay.¹¹⁶

George Chidgey and Margaret Carton

George John Chidgey was born in the London suburb of Plumstead on 2 February 1815, the son of George Chidgey and his wife Eliza (née Grose).¹¹⁷ The widowed Eliza wrote to her brother, the Sydney merchant and steamship owner Joseph Hickey Grose, seeking help in securing a passage to Sydney for two of her five sons, George John I (1815) and Joseph Thomas (1817).¹¹⁸ On 1 May 1832 the barque *Sir William Wallace* arrived at Sydney with the two Chidgeys.¹¹⁹

J H Grose paid the fee for George's apprenticeship to a Sydney carpenter and joiner to begin on 29 January 1834. Joseph also worked at the trade.

Seeking new opportunities after completion of his apprenticeship, George Chidgey arrived at Melbourne where he became a grocer and married, at St James's Anglican Church in 1841, Margaret Carton (born 1821) who had recently arrived from Ireland.¹²⁰ Their first child, Joseph Luke, was born at Melbourne on 18 October 1842 and baptised at St James's, Melbourne.¹²¹ Grose Henry, the second son, was also born at Melbourne born on 27 March 1844.¹²²

Margaret proved to be a devoted wife. Kevin and Elizabeth Chidgey in *The Chidgey Family History – The Early years in Australia* graphically portray the extent of her devotion by publishing her letters written from Balmain to her "dear old man" in Melbourne. In 1845 Margaret came to Sydney, without the two boys, possibly to see George's uncle J H Grose, and, writing to George on 2 May, urged him to return to Balmain:

... if you take my advise [sic] you will come back if you see no prospect there do not my dear old man make yourself uneasy about me as I have had plenty of work since you have been away ... the only thing that makes me uncomfortable is your absence I think old man it would be the best plan to return and strive to make up your mind to settle in Sydney you

have a home to come to ... Kiss the letter for me and children and believe me ever to be your sincere and affectionate wife.

NB poor little Joe [Joseph Luke] misses you very much ...¹²³

If, on George's behalf, Margaret did see uncle Grose to ask for money, she would have fond him to have been declared insolvent (in 1844) and so her journey would have been wasted.¹²⁴

After returning to George at Melbourne, Margaret gave birth to George John II (8 April 1846), Francis Savage, known as Frank (7 February 1848), and commemorating his father's frequent sea voyages between the two cities, Sydney Melbourne (20 June 1850).¹²⁵

In 1847 Chidgey was a grocer in Bourke Lane, Melbourne, and was buying land in Warrnambool in 1848 and at Benalla in 1849.¹²⁶ George could not have resisted the Victorian gold rush of late December 1851.¹²⁷ His luck on the goldfields is not known but he won gold in terms of land both in Victoria and in Balmain.

Less than six months after Sydney Melbourne's birth on 20 June 1850, George and Margaret decided to relocate to Sydney where, on 13 January 1851, in a christening ceremony, Joseph Luke, Grose Henry, George John and Frank Savage were baptised at Scots Church, Sydney.¹²⁸

The Chidgeys Settle at Balmain

After settling at Balmain, and most likely at 1 Stephen Street, Margaret gave birth to Charles (13 July 1852), Thomas Singleton (15 October 1854), Osborne Hickey (10 October 1856), Eve (3 April 1859, married Thomas Dawe) and David Alfhred (10 April 1861, died at birth) all baptised at St Mary's Church of England, Balmain.¹²⁹ The relocation to Balmain did not prevent George from returning to Melbourne and his business interests there as Margaret's letters prove.

The first concrete evidence of a shop in Balmain, again most likely at 1 Stephen Street, is evident in Margaret's next surviving letter, written from Balmain on 12 December 1852 in which she stresses that:

I have no servant nor can I get one under eight shillings and sixpence a week so I leave you to guess how I am situate still I get on pretty well considering I find the goods over the [water?] – most difficult part I paid altogether last week nine shillings for goods – Bringing over butter is now one shilling I sell at one shilling and sixpence cheese I paid seven pence I sell at one shilling bread is now seven pence the loaf ... our children are very well they miss you very much poor fellows I should never be able to get on without them the baby is very good [our son] Sydney is better than you went away, as for myself I find no comfort while you are away I can neither eat nor sleep so I do not care how soon you are back for I am

almost starved to death ... the steamer is not in yet though she is overdue I hardly know what to write. It is 12 o'clock and I am very near asleep - and I have to be up in the morning at 5 to roast coffee the week you went away I took ... £20 it has not been so good this week by two pounds.

My Dear Old Man do not stop there one hour if you find yourself at all ailing, my advise [sic] is to sell the ground and come back immediately - the baby is crying so I must conclude by wishing you a very good night and send you love scores of kisses for myself and the children, oh dear me I wish you were back again ... I am so impatient to hear from you that I think the steamer [*Shamrock* from Melbourne] is never coming in.

NB. the steamer has arrived since writing and you do not know how disappointed I am at not getting a letter from you I will not write again until I hear from you.¹³⁰

Seven days later, still not hearing from George, Margaret did write again from Balmain:

No letter yet - this is the second I have written to you it makes me very uneasy at not hearing from you if you get this one I sent by the *Shamrock* do answer it immediately ... I am nearly run off my feet with nursing - shop, children, washing, coffee roasting [for the shop], grounding and so on that I have hardly time to eat, sleep nor get to think of you ... I must conclude now My dear old man with sending you half a dozen kisses for I have a whole host of bills to make out.¹³¹

Chidgey's long absence could be interpreted as his joining the goldrush. Margaret's letter of 27 December 1852 chides him, "You talk of a fortune, I tell you what it is, if you are so tardy[?] I won't let you home again".¹³² She did let him home again because George had returned to Sydney by 1853 and his notice in the *Sydney Morning Herald* of 1 September attests to the value of his land in Victoria:

For sale cheap by private contract half acre allotments in the township of Benalla on the Broken River in the centre of Port Phillip gold fields, apply G Chidgey, Grocer Balmain.¹³³

Postmaster George Chidgey

It is said that Chidgey was Balmain's first postmaster in his first grocery at the corner of Darling and Nicholson Street.¹³⁴ Residential development began in Balmain from 1836 and mail was delivered from Sydney by row-boat.¹³⁵ Sizar Elliott, at his Balmain Stores (now 11 Johnston Street), appears to have been the first postmaster from 1843.¹³⁶ Mail from his shop was carried by row-boat to Sydney at twopence per letter.¹³⁷ Officially, the Balmain Post Office

opened on 1 July 1853, in charge of August R Hollebhone, tinplate worker.¹³⁸ Hollebhone's postal duties would have been associated with a shop and the approximate location of the business is given in his advertisement of 21 May 1853:

For Sale, a shop and counter, fixtures, and office desk. Apply Mr Hollebhone, Darling St, Balmain.¹³⁹

Kevin and Elizabeth Chidgey state interestingly that Chidgey was in "charge of the postal service" at the Darling and Nicholson Street shop and "At that time there were neither stamps nor envelopes, and there was no local delivery".¹⁴⁰ Australia Post's records for the period before 1856 have not survived but there is an entry for Chidgey becoming postmaster on 1 February 1854.¹⁴¹ This sub-post office would have been most likely in his shop at 1 Stephen Street. Chidgey evidently did not succeed as postmaster because Noah Collier replaced him on 1 September 1854.¹⁴²

A more permanent postal service began on 16 June 1857 when Balmain grocer Alexander Chape was appointed at a salary of £15.¹⁴³ Chape's grocery and post office was on the corner of Waterview Street and Queen's Place where he officiated until his death in 1870.¹⁴⁴ His widow Catherine operated the post office until the permanent building opened at the corner of Darling and Montague Streets in 1887.¹⁴⁵

Dealer George Chidgey

Always ready to trade, George bought land at Concord in 1851 which he sold at profit in 1856.¹⁴⁶ He was in his grocer's shop, most likely at 1 Stephen Street, on 14 November 1853 when he advertised lot 32 of A W Young's Estate:

To be sold for cash an allotment of land, having 50 feet frontage by 179 feet, situated in Balmain fronting both Stephen St and Ann St. Apply to Mr Chidgey, grocer, Balmain.¹⁴⁷

This land, A W Young's lot 31, had been purchased by Balmain professor of music Charles William Harwood (conveyance issued 6 March 1854) and evidently Chidgey was acting as his agent.¹⁴⁸ The land was divided into two halves each with a street frontage. Frederick William Perry, esquire, Sydney, bought the Stephen Street frontage (lot 31.A) in May 1856, and Chidgey the Ann Street portion (lot 31.B) in December 1857.¹⁴⁹ Chidgey also bought lot J from, A W Young in October 1854 which he developed (see 11.11-11.15).¹⁵⁰

On 21 February 1855 Chidgey, still a grocer, advertised "Good plain furniture and Kitchen utensils" for sale.¹⁵¹ He did not always live with his wife and family, however. In 1858 "George Cheddy" is listed in Ann Street and this would be at a house (site of 12-16 Ann St) built on lot 31.B by Balmain engineer James Friend.¹⁵²



*Leopold Theodore Jung I (1817-1892)
Born in Kirn, Germany, Leopold emigrated to London
where he became a baker before coming to Sydney in 1852.
(Courtesy B Jung)*

Farmer George Chidgey

When Chidgey bought Friend's lot 31.B in December 1857 he described himself as "landholder, Summervale".¹⁵³ Summervale was the name of his farm at present-day Meadowbank and on 20 April 1857 he announced his intention of seeking a rural life when advertising what was to become the Albion Hotel for sale, "... Has no objection to exchange for a farm" (see 11.12).¹⁵⁴

From Balmain, in about 1860, no doubt while delivering produce from the farm to 1 Stephen Street, Chidgey wrote of farm life:

I am living on a farm at Kissing Point got a fine orchard and vineyard for which I paid six hundred pounds Mrs C— lives in Balmain at Preasant [sic], there being no School or Church near the Farm, I have the oldest boys with me Farming. I am a little more than twelve months at this game, I like it much but I do not like the two Houses [at Balmain and at the farm] as it is expensive.¹⁵⁵

On 10 April 1861 Margaret gave birth to her last child, David Alphred, who died at birth.¹⁵⁶ Eleven days later, worn out with the shop and children, Margaret died on 22 April 1861:

At Stephen Street, Balmain, Margaret the beloved wife of George Chidgey, formerly of Melbourne, aged forty years, leaving a family of nine children to deplore the loss. Melbourne papers please copy.¹⁵⁷

Builder George Chidgey

On 20 October 1861, six months after Margaret's death, Chidgey married Isabella, the 29-year old the widow of Balmain carpenter William Davis who died aged 38 on 11 February 1858.¹⁵⁸ Born in Northern Ireland on 6 May 1819, William was the son of schoolmaster William Davis I and Isabelle or Isabella Milsop.¹⁵⁹ Gwen Dundon in her comprehensive *Shipbuilders of Brisbane Water NSW* describes the Davises arrival at Sydney on 21 October 1833 in the 391-ton barque *Mary Catherine* after a four-month voyage.¹⁶⁰

After living at Wollongong, where William, the eldest surviving son, learned his trade, the Davises moved to Brisbane Water in 1839 where William I was to become the parochial teacher at Kincumber. William I died at Kincumber in 1846 leaving William II as the head of the family.

In 1850 William Davis married Isabella (born Chatham, 1832), the daughter of Samuel and Susannah Jecotte at Parramatta.¹⁶¹ William and Isabella had settled at Balmain by January 1852.¹⁶² Their children born at Balmain and baptised at the Wesleyan Church, Sydney, were, Isabella II (1853) and Mary Anne (1854), William J (1857, died 1858) and an unnamed daughter.¹⁶³

At the time of her marriage to Chidgey, Isabella had been living on her property at Campbell Street, Balmain, with her two daughters.¹⁶⁴

Chidgey gave up shopkeeping and let the Stephen Street shop to Balmain storekeeper James Hutchinson in 1862-63.¹⁶⁵ Returning to the building trade, Chidgey lived with Isabella at her Campbell Street home in 1862-65.¹⁶⁶ George and Isabella's children born at Campbell Street were William (1862, died 1862), Samuel (1862, died 1862) and Ruth (1863, died 1865).¹⁶⁷

When Chidgey set himself up as a carpenter in Darling Street in 1866, Isabella remained at Campbell Street with her children, Isabella II and Mary Anne, and probably brought up George's younger children from his first marriage as well.¹⁶⁸ Isabella was to stay at Campbell Street until 1887 when she moved to Illawarra Road, Marrickville.¹⁶⁹ She lived at Illawarra Road until 1890 when she moved to Francis Street in 1891, and then Stanley Street 1892.¹⁷⁰

Isabella Jecotte Davis Chidgey died, aged 68, on 28 March 1899 at Lilyfield and was buried at Balmain Cemetery with Wesleyan rites.¹⁷¹ She was buried next to her daughter, "dear Bella", who died aged 23 at Balmain and was buried on 30 January 1877.¹⁷²

In 1868 Chidgey became a first purchaser of Balmain land when he bought the triangular 1.5 acre lot 1 of Section 12 of the Balmain Estate at

the corner of Beattie and Evans Streets for £124.16.10.¹⁷³ He built a house at 154 Beattie Street and lived there for the rest of his life.¹⁷⁴ One of his buildings was a stone shop on the corner of Beattie and Evans Street which he let to bootmaker John Holden from 1879.¹⁷⁵

Some of the sons lived at Beattie Street with George and later in houses that he built and sold to them as they married.¹⁷⁶ Boatbuilder Charles married Elizabeth Jane Pilfold on 13 November 1875 and lived in the two-storey weatherboard house, now derelict at 160 Beattie Street, up the hill from his father's house from 1886.¹⁷⁷ Timber merchant Osborne married Mary Abrams on 31 December 1878 and lived in Adaville, a weatherboard house at 3 Evans Street in 1889.¹⁷⁸

Chidgey continued to be a builder up to his death on 24 December 1891.¹⁷⁹ Leaving behind eight sons, one daughter, 45 grandchildren and two great-grandchildren, he had been "48 years a resident of Balmain".¹⁸⁰

George Chidgey II & Elizabeth Ann Cohen
Chidgey & Son, carpenters, were in Adolphus Street in 1867, the son being George John II.¹⁸¹ George II, trained by his father, married Elizabeth Ann, the daughter of Balmain butcher Thomas Cohen and his wife Elizabeth at Balmain on 22 April 1866 (see 10.01).¹⁸² Their children born at Balmain were, Emily Elizabeth (1867), Caroline (1868, died 1868, Balmain), Jessie (1869), at Bombala, Elenor Gertrude (1870), and at Balmain, Ettie May (1874).¹⁸³

The family moved to Bega in 1877 and five sons were born, at Bega, Alexander George (1876), at Bombala, Arthur Henry (1879), and at Bega, Percival (1882), Claude Stafford (1886), and, distinctively, Bega (1889).¹⁸⁴

Builder, Alderman and Timber Merchant
At Bega, George II became a builder and a member of the first Bega Council in 1884.¹⁸⁵ A younger brother Thomas Singleton married Sophia Perry on 24 July 1875 and also moved to Bega where Thomas worked as a builder.¹⁸⁶

George II and Thomas and their families returned to Balmain in 1890 where George II was elected an alderman of Balmain Council in 1890-92.¹⁸⁷ Their brother Osborne Hickey had become a partner in the timber merchants Chidgey, Fay & Berry's Gainsboro Steam Sawmills on Iron Cove on the site of the Balmain Power Station.¹⁸⁸ George II and Charles helped Osborne take over the business but with the depression of the 1890s, the partnership collapsed in 1897 and their creditors forced them to "walk out of the mill ... absolutely penniless".¹⁸⁹

George opened another timber yard on his own account and trained his sons in the building trades.¹⁹⁰ The business became Chidgey & Tanner when Bob Tanner, the husband of Emily, George's eldest daughter, became a partner.¹⁹¹



Penelope Whelan Jung (1829-1909)
Penelope married Leopold I at St James' Westminster on 26 January 1852 shortly before they came to Sydney.
(Courtesy of B Jung)

After George II's death on 15 October 1928, Tanner continued the business.¹⁹²

The Fate of 1 Stephen Street

George Chidgey's next tenant, after James Hutchinson, was grocer William Shelley in 1864.¹⁹³ Shelley bought the premises from Chidgey in April 1865.¹⁹⁴ Although no conveyance had been issued by Lavinia Clarke's husband to Chidgey, she passed the £250 selling price, received from Shelley, to Chidgey in good faith.

William Shelley was the grocer at 1 Stephen Street in 1864-89 but let it to William Simpson, saddler, in 1890-91; then John Andrews 1892; J Kennedy, tobacconist, 1893; not listed 1894-95; and Mrs Read, dressmaker, 1896-1904.

W H Shelley died at Thirlmere on 29 November 1904 and left No 1 to his daughter, Gertrude Jessie, spinster, also of Thirlmere.¹⁹⁵ She let the shop to Mrs Dorothy Edgerton, dressmaker, in 1905; Stephen Beamont, dealer, 1906; John Turnpenny 1907; Samuel Cohen 1908-11; Harold J Shelley, Gertrude's brother, in 1912; Joseph Cullen 1913; H J Shelley again 1914-18; John W Creek 1919; and Archibald McWhirter 1920-24.

On 24 October 1925 Gertrude Shelley died and in July 1926 Harold James Shelley, gentleman, Drummoyne, sold to femme sole Margaret Mary Pepperall, who had been the tenant since 1925.¹⁹⁶ Miss Pepperall died there on 20 January 1934 and the building passed to Balmain spinster Lena Pepperall who lived there for many years.¹⁹⁷ Converted to a dwelling, No 1 was demolished in 1990 when a new house was built on the site.



Leopold Jung I in the Greenhouse
A keen gardener, Leopold, on retirement, found relaxation in his greenhouse which he had at 9-9A Wharf Road and then at 531 Darling Street. (Courtesy of B Jung)

Lot I

A W Young sold lot I in two portions: Lot I.A (the Darling Street half) to James Thorne, cordwainer (shoemaker), Balmain, in March 1853 for £30.18.9; lot I.B (the Gladstone Street half) to Daniel Hall, mechanic, Balmain, at the same time and the same price.¹⁹⁸

11.08 ATTACHED SHOP/DWELLING 206 Darling Street (8)

In May 1853 Thorne sold lot I.A to Balmain innkeeper Michael Hyland.¹⁹⁹ Between 1853 and 1860 Hyland built two two-storey stone shops with living quarters above. A passage on the western side of No 208 serviced the rear of the two shops.²⁰⁰

Hyland let No 206 to Andrew Bogle hairdresser, in 1860-78. After Hyland died on 11 June 1879, his son Thomas let No 206 to William Smith, hairdresser, 1879; F J Williams 1881; Sydney Wootton, 1882; —Berry 1883-84; William J Barclay, tobacconist, 1885; Lewis Hermanson 1886-87 and W Potts 1889, both hairdressers and tobacconists; H S Hilder, hairdresser, 1890; and tobacconist Thomas Atkinson, with F J Le Marseny 1891.²⁰¹

Thomas Hyland sold Nos 206-208 to Balmain grocer Andrew Thomas Lown in June 1891.²⁰² Lown continued Atkinson's tenancy to 1911 (F J Le Marseny left in 1904); then Christian Bros 1912-13; and Alfred Christian 1914-16.

After Lown's death in 1916 his family let No 206 to Dennis McGrath 1917; Mrs D McGrath, 1918-23; Sydney Norton 1924; Mrs A Clark, confectioner, 1925; R Smith, confectioner, 1926; C M White, 1927; and Mrs D Johnston 1928-29.

In September 1929 Lown's son, John William sold, to Newcastle colliery proprietor James Ruttley.²⁰³ He continued Mrs Johnston's tenancy to at least 1932. Ruttley died on 2 August 1935 and in September 1949 his estate sold No 206 to Balmain engineer Alec Stanton Taylor.²⁰⁴

Description

The corrugated iron medium-pitch narrow-eave roof is shared by Nos 206-208. The stone chimney rising from the wall of the eastern gable has a square cornice. Crude metal roofed awnings shelter the straight-headed upper casement windows. These openings once had French doors giving access to the cantilevered balcony, the remains of which can be seen in the stone front wall. The bottom level of the wall has been painted and contains the straight-headed shop window and doorway with a rectangular transom light. A cantilevered balcony has been added.

When built No 206 was probably a utilitarian version of the Victorian Filigree style.

11.09 ATTACHED SHOP/DWELLING 208 Darling Street (9).

Between 1853 and 1860 Michael Hyland built No 208, a shop with living quarters above, and let it in 1860-68 to tenants who are not identifiable; then to Doyle & Jenkins, grocers, 1869 and to Jeremiah Jenkins, grocer and general store, 1872-79. In about 1880 Thomas Hyland let No 208, the larger of the two shops, to grocer A T Lown.

Andrew Lown and Margaret Taylor

Born in Ireland in 1857, Andrew Thomas, the son of Allen and Rosanna Lown, married Margaret Jane Taylor (born 1857).²⁰⁵ The details of the couple's arrival at Sydney are not known but it seems that they came to Sydney shortly after their marriage. Their son John William, known as Jack, was born on 2 March 1881 and baptised at St Mary's, Balmain,²⁰⁶ Other children born at Balmain were, Hilda Rose (1882), Laura Phoebe Margaret (1885), Leonce Andrew (1888) and Mervyn Allen (1893).²⁰⁷

Robert Seaman and Jemima Duke

Jack Lown married Emily Mabel Seaman on 22 October 1910 at St Mary's, Balmain, and Leonce married Amy F Seaman at St Leonard's in 1913.²⁰⁸ The Seaman girls were the daughters of Robert Thomas Seaman, a Balmain harbour lighterage operator, who was born at Brisbane Water in 1848.²⁰⁹ He married Jemima Forrest Duke in 1876 at Sydney.²¹⁰ Born at Peacock Point, Balmain, in 1856, Jemima was the daughter of Devonshire shipwright Christopher Terry Duke and Catherine (née Forrest).²¹¹ Catherine Forrest came to Sydney as a convict in 1838 on the *Diamond* from Cork, Ireland, with 160 other female prisoners.²¹²

Robert and Jemima's children born at Balmain were, Robert (1877), at Central Cumberland, Evelyn Forrest (1879), Clara Vivien (1881), Emily Mabel (1883), Ernest Hector (1886), at Gran-

Annie Elizabeth Jung (1853-1937)
(Courtesy of B Jung)



Mary Anne Eliza Jung (1856-1912)
(Courtesy of B Jung)

ville, Amy Forrest (1888), at Katoomba, Rita Charlotte (1890), Roy Stuart (1892), at Granville, Clive Oswald (1894) and at Balmain, Eric R (1898).²¹³

Jack Lown and Emily Seaman

Jack and Emily Lown's children born at Balmain were Phyllis Mabel (1912), Mervyn Cecil (1915) and Erica Margaret (1918).²¹⁴ Leonce and Amy Lown's children born at Burwood were, Kenneth Mervyn (1915), Roy A (1916) and Leonce.²¹⁵

Mervyn Lown

Mervyn Lown was educated at Birchgrove Public School and St Mary's Grammar School and went on the land spending two years in the Williams River district and two more years at the Wollongong Experimental Farm.²¹⁶ He then joined his father's business at Balmain. Popular in local affairs, he was an officer in St Mary's Anglican Sunday School and was one of the first to volunteer for active service in the AIF. He was killed in action at Gallipoli in 1915, aged 22.²¹⁷ On 24 April 1916 a memorial drinking fountain was unveiled at Loyalty Square and on it were recorded the names of Mervyn Lown and 37 others killed at Gallipoli.²¹⁸

Lown's Grocery

Thomas Hyland sold No 208 to Andrew Thomas Lown in June 1891 and he continued to trade there until 1914 when the business name changed to A T Lown & Son, the son being Jack.²¹⁹



Leopold Theodore Jung II (1857-1941)
Leopold succeeded his father at the bakery, 210 Darling Street but, preferring a rural life, he bought a farm near Ballina where he died in 1941.
 (Courtesy of B Jung)

Lown died aged 58 in No 208 on 18 May 1916 and left the property to his widow Margaret Jane.²²⁰ The business continued to trade as A T Lown & Son, grocers, and in 1918-27, John W Lown. Margaret Lown gave the property to Jack in November 1921.²²¹ She died aged 88 at Drummoyne on 25 November 1945.²²²

In September 1929 Jack Lown sold to Newcastle colliery proprietor James Ruttley.²²³ Jack Lown died aged 75 on 14 March 1956.²²⁴ Ruttley let the building to grocer M E Gray in 1928-32 but died on 2 August 1935; his estate sold No 208 in September 1949 to Balmain engineer Alec Stanton Taylor.²²⁵

Description

The corrugated iron medium-pitch narrow-eave roof is shared with No 206. The stone chimney rising from the wall separating No 208 from No 206 has a square cornice. Two dormers with hipped street-facing ends have six-pane sashes. Crude metal roofed awnings shelter the straight-headed upper casement windows. These openings once had French doors giving access to the cantilevered balcony, the remains of which can be seen in the stone front wall. The bottom level of the wall has been painted and has two straight-headed shop windows. The straight-headed entry opening has double doors and a rectangular transom light.

No 208 is a utilitarian version of the Victorian Filigree style, compromised by later alterations.

11.10 DETACHED HOUSE

7A Gladstone Street (10)

Between 1852 and 1857 Daniel Hall built the stone house on lot I.B and lived there, as a bricklayer and stonemason, until 1887. His wife Mary gave birth to a son, Edward James, there on 7 January 1852; the child was baptised at St Mary's, Balmain, on 7 February.²²⁶ He advertised the house for sale on 29 September 1857:

a four roomed cottage, with garden and well of water ... at present belonging to Daniel Hall; and also a piece of land ... with a frontage of 50 feet to Ann Street by a depth of 67 feet ... apply to Daniel Hall on the premises.²²⁷

Not listed in 1888-89, No 7A was the home of bricklayer David Hall in 1890-95. Daniel Hall let the house to John Morgan 1896; then John Philpott 1897-98; Cyril H Sandham 1899; Morgan again 1900-01; Joseph Maude 1904-07 when the house ceased to be listed. Daniel Hall died on 17 December 1907 and the house passed to David Hall who sold to A T Lown in September 1908.²²⁸ No 7A had the same fate as Nos 206-208 Darling Street.²²⁹

Description

No 7A is now the site of garages.

George Christian Jung (1866-1935)
 (Courtesy of B Jung)



Lot J

The Balmain grocer, George Chidgey, bought lot J from A W Young on a conveyance made on 12 October 1854 for £56.5.0.²³⁰ Chidgey very likely had purchased the land on terms previously and made the final payment on this date. The land was to yield five buildings, three of which were built by Chidgey.

11.11 JUNG'S BAKERY

210 Darling Street (11)

In about 1853 George Chidgey built the two-storey stone detached shop with living quarters above on lot J.A (the eastern portion of lot J fronting Darling Street).²³¹ Leopold and Penelope Jung used their savings to buy the shop and land from Chidgey for £200.²³² Included in the sale was a 3m (ten-foot) right of way from Ann Street to get carts to the bakery at the rear.²³³

Leopold Theodore Jung was born on 21 November 1817 in Germany at Kirn, south-west of Frankfurt, the son of Johann Georg Jung (born 1787), shoemaker, and Maria Elizabeth (née Conrad).²³⁴ He was named after his uncle Leopold (1775), the elder brother of Johann George. Maria Elizabeth, his mother, was the daughter of Friedrich Casemir Conrad, farmer and landowner, of Fischbach, and Maria Caterina (née Heis). Maria Elizabeth was 30 years old when married to 28-year old Johann Georg Jung on 19 October 1815 at Kirn, then described as being in the "Kreises Simmern, Saar Department".²³⁵ Johann

Jonathan Bush Cox (1859-1915)

Married at Balmain to Mary Anne Jung on 21 December 1886, he died at Kenthurst on 26 November 1915.
(Courtesy of B Jung)



Three Jung Men

L to r: Louis John Joseph (1864-1921), Leopold III (known as Bill, b. 1882) and Leopold II (1857-1941).
(Courtesy of B Jung)

Georg was the son of Kirn shoemaker Heinrich Jacob Jung and Maria Magdalena (née Frick).

Leopold Jung I and Penelope Whelan

To escape political repression, the 19-year old Leopold migrated to London, via Rotterdam, aboard the *Ramona*, landing at London on 14 August 1836.²³⁶ While at London he entered a seven-year apprenticeship to become a baker. On 26 January 1852, at St James's Westminster, Leopold married 22-year old Penelope, the daughter of John Whelan, engineer, and his wife Ann.²³⁷ Born in 1790, Ann was the daughter of John Watson, farrier.²³⁸

John Whelan and Ann Watson were married in 1823 and their children were, Christopher John (1826), Penelope (1829) Joseph Watson (1832) and Ann Rebecca (1836).²³⁹ Penelope Whelan had been a kitchen-maid to a London family and, going to the bakery each day, met Leopold.

The Jungs Come to Balmain

Sailing from the Downs on 11 March 1852 in the 47-ton *Fleetwood and Frances* shortly after marriage, the Jungs arrived at Sydney on 18 July 1852.²⁴⁰ Captain Dove's ship carried a cargo of merchandise and 19 cabin passengers but Leopold and Penelope were in the steerage with 57 other men, 15 women, 13 boys and 14 girls.²⁴¹ Leopold worked in a bakery in Sydney and Penelope became a part-time domestic servant.²⁴²



*Erskine Street Ferry Terminal
Louis John Joseph Jung (left front),
clerk to the Balmain Ferry Co, with
Bill Poole, Harry Wheel and Jack
Imber.*

*Annie Cecelia Jung (b. 1901) on
Balcony at 210 Darling St
Annie married boilermaker John
Finlayson Gillies in 1945.*

*Three Jungs on a Donkey,
Clontarf, 1905
John Edmund (b. 1899), Annie Cecelia
(b. 1901) and Mildred Rose (b. 1904),
children of Louis John Joseph and
Cecelia Violet McCleer Jung.
(Courtesy of B Jung)*

By November 1853, Leopold was already living at Balmain and probably renting No 210 from Chidgey.²⁴³ The law required that if he wished "to carry on his business as a Baker, and to purchase Real Property", he would need to become naturalised.²⁴⁴ Consequently, on 12 October 1854, a little more than two and a half years after leaving London, Leopold swore the oath of allegiance to Her Majesty Queen Victoria before police magistrate James S Dowling.²⁴⁵ The way was now clear to purchase the bakery land and building from Chidgey which he did on 13 October 1854, the day after taking the oath.²⁴⁶

It is said that Leopold was the first baker in Balmain but in 1843-44 John Watkinson had a baker's oven in a stone house owned by Jacob Reitch, now 50 Darling Street.²⁴⁷ In 1845 Watkinson was baking bread at 62 Darling Street.²⁴⁸ Watkinson died on 24 June 1852 and his widow Margaret married her late husband's brother James who carried on baking.²⁴⁹

Balmain in 1853 was large enough to support more than one baker (1,397 inhabitants in 1851).²⁵⁰ Leopold was almost certainly in No 210 on 21 November 1853 when he required:

a strong active lad 16-18 years to serve customers. Apply Mr Jung, Baker, Balmain.²⁵¹

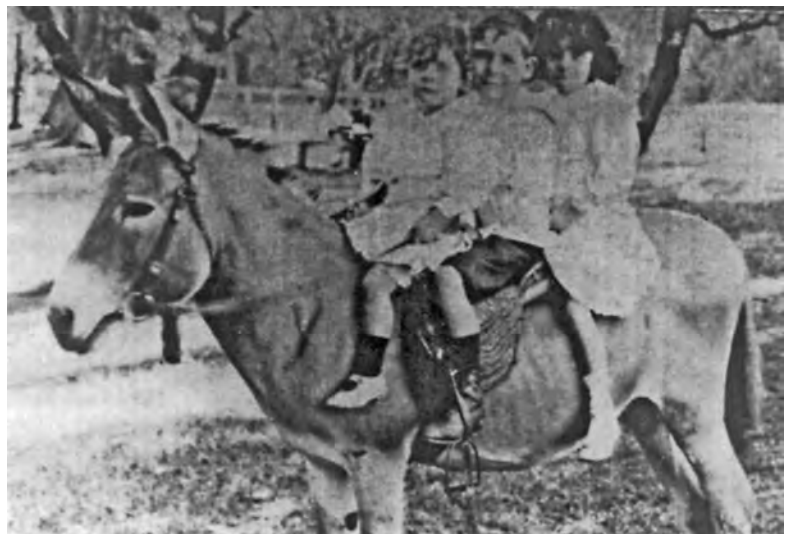
Leopold and Penelope's children were Annie Elizabeth (born 1853, Sydney, married John Bobardt 1875), Mary Ann (1856, Balmain, married Jonathon Bush Cox 1886), Leopold Theodore II (20 August 1857), Christopher (1861, died in infancy), Louis John Joseph (1864), and Christian George, known as George Christian (1866, married Julie Bander 1895).²⁵²

On 9 December 1853 Leopold advertised for help with his large family seeking:

a respectable young woman as servant of all work. One that can do a little washing and plain cooking. Apply to Mr Jung, Baker, Balmain.²⁵³

The Bakery

Leopold baked bread at No 210 until 1862. The stone building had a shop with cedar fittings on the street-front, a sitting room and kitchen on the ground floor, and four bedrooms upstairs. At the rear was the stone bakehouse with a timber





framed flour loft above. Leopold ordered the special firebricks, slabs and cast-iron firebars for the oven furnace from England.²⁵⁴

Bagged flour was brought from Sydney to Balmain by flat-top punt to Peverley's Beach near Peacock Point, then dragged across planks to be loaded on to a horse-drawn wagon to be taken up steep hills to the bakery. Because flour deliveries were not always reliable, a large stock had to be kept on hand and so the loft floor needed to be strong to support the weight. Bags were raised to the loft by a rope passing over a pulley and attached to one of the horses taken out of the wagon shafts. As the horse was walked a short distance, the rope pulled the bags up to the loft.

Mixing the dough was done in troughs on the ground floor, the flour being sent down canvas chutes into the troughs. Sunk into the rock floor of the yard was a well for the bakery and house. The bakery horses were stabled on Leopold's land in Ann Street (now site of 7-9 Ann Street).²⁵⁵ Leopold built up a good business and on 1 January 1858 advertised for "a strong lad to deliver bread".²⁵⁶

Leopold Jung I in Retirement

In 1864 Leopold retired and with his family moved to what is now 9-9A Wharf Road (formerly Rockville), Snails Bay, where his third son Louis John Joseph was born on 29 June 1864.²⁵⁷ Leopold bought the property in January 1864

Jung Family in the Bakery, 219 Darling Street

This early flashlight photograph was taken on 28 May 1896. Leopold II (extreme left, back row) and Leopold III (extreme right, front row) pictured with other family members.

(Courtesy of B Jung)

from the owner/occupier, J D Cronin, first assistant paymaster in the Treasury.²⁵⁸

In 1858, Leopold and Penelope brought out from London, Ann Watson Whelan, Penelope's mother and probably Ann Rebecca, her sister.²⁵⁹ The 68-year old mother survived the arduous sea voyage and lived with Leopold and Penelope but died at Wharf Road on 16 November 1864.²⁶⁰

In 1869 Leopold moved the family to 531 Darling Street, one of the two Penelope Cottages (now with upper storey) which he had probably built at about that time.²⁶¹ He died there on 30 September 1892.²⁶² Leopold had been an alderman of Balmain Municipal Council in 1874-76 and a trustee of the Workingmen's Institute.²⁶³

Penelope and her son Louis remained at 531 Darling Street until 1898 when she moved to a weatherboard cottage, 35 Short Street, where she died on 2 August 1909, aged 80.²⁶⁴ The funeral left from her daughter Annie Bobardt's home, 531 Darling Street for the burial at the Old Presbyterian Cemetery at Rookwood.²⁶⁵ Newspaper tributes published on her death came from her grand-daughter Alice Hollinger (née Bobardt) from Vollndengen, Saar, Germany, and from Penelope's sister, Mrs Ann Rebecca Whelan Krauss of Drummoyne.²⁶⁶



John Edmund, his mother Cecelia and Rudolph
 Taken at 210 Darling Street in 1921, John Jung is operating the first radio transmitter in Balmain. He liked to send messages in morse code from the bakery yard via an aerial, which neighbours thought was a clothesline, to Arthur Bates who lived in Terry Street near Victoria Road. Marine engineer John (known as Jack) married Phyllis Evelyn Weir at Epping in 1929. Their children were Joan Evelyn (b. Windsor 1933) and Barry John (b. Eastwood 1938).
 (Courtesy of B Jung)

Louis continued to live at No 531 until 1900 and then his sister Annie Bobardt remained until 1914.²⁶⁷ Not listed in 1915, the house was occupied by John W Kerr in 1916; Mrs Eliza Watts 1917; Walter Hillman 1918; and the Government Baby Clinic 1919-32.

Leopold Jung II

On retiring in 1864 Leopold I let the bakery to George and Henry Hoffmann until 1870; Henry Hoffmann operated the bakery in 1872-79. At the end of his apprenticeship to his father, Leopold Theodore Jung II took over the bakery in 1880-86. After Leopold II left, Cox & Griffiths had the bakery in 1887-91 but the building was not listed in 1892.

Leopold II's heart was not in baking bread and he bought a dairy farm at Woollamia in the Shoalhaven River district. In about 1905 he bought Tregeagle, a farm at Ballina, near Lismore.²⁶⁸ At the Presbyterian Church in Macquarie Street, Leopold II married Eliza Jane Grace, the daughter of butcher James McKenzie and Margaret (née Roach) in 1882. Their children born at Balmain were Leopold Theodore III (born 1882), Alfred G (1884), Stella M (1886), Lily Muriel (1888), James Stanley

(1890), George A (1892), Theodora (1895), Louis N (1897), Margaret F (1901) and, at Ballina, Frances Eileen (1906).²⁶⁹ Eliza Jung died aged 56 in Dongragald Hospital, near Lismore, on 28 April 1920 and Leopold II in 1941 at Ballina.²⁷⁰

Louis John Joseph Jung

After Leopold I's death in 1892 the bakery operated in 1893 under J Rawlings. Not listed in 1894-96, the shop was let to greengrocer J V Morgan in 1897 but it was not listed in 1898-99.

Leopold I left the property to his executors Leopold II and Louis John Joseph. In 1900 Louis moved in and the building became a home for his family. From September 1904 he worked as a clerk for the Balmain Ferry Co at Erskine Street Wharf where he had "considerable responsibility with cash". This was at a time when pennies were shovelled on to a weighing machine to save the trouble of counting them.

In 1899 Louis married Cecelia Violet McCleer, the daughter of Balmain blacksmith Henry Chilvers McCleer (born 1846) and his wife Adelaide Sarah (née Clarke).²⁷¹ Henry McCleer married the 21-year old Adelaide on 11 November 1868 at Sydney and they lived at Fawcett Street where Cecelia was born on 14 December 1872.²⁷² McCleer became a champion rower but felt the pull of the 1873 Palmer River gold rush in North Queensland.²⁷³ He found malaria aplenty rather than gold, however.

In 1874 McCleer settled in Brisbane where his father and family had arrived and began shipbuilding. McCleer and Adelaide separated and



Cecelia, nicknamed Dacia by her father, but known as Ciss, went to live at Sydney with her aunt Isabella McCleer Dean, Henry Chilvers McCleer's sister.

Louis and Cecelia's children born at No 210 were John Edmund (31 December 1899, married Phyllis E Weir 1929), Anne Cecelia (15 December 1901, married John Finlayson Gillies 1945), Mildred Rose (22 March 1904, married Richard Thomas Graham 1928), and George Henry (4 October 1907, married Coral Divall 1937).²⁷⁴

After Louis John Joseph Jung's death at the bakery on 6 February 1921, Leopold II sold the bakery to Balmain builder Thomas Barlow Rhodes in November 1922.²⁷⁵ Rhodes let No 210, to Thomas Formston 1921-22; Thomas Hunt 1923-24; William Gillett 1925-26, not listed 1927-30 and William Barker 1931-32. After Rhodes' death on 4 March 1927, his family sold to Leslie Barker, labourer, Balmain, on 14 June 1965.²⁷⁶

Description

The flat-top parapet has a square coping and hides a corrugated iron medium-pitch roof with ridge parallel to the street. The remains of awnings can be seen above the straight-headed upper casement windows which were once French doors opening on to the cantilever balcony. The balcony joists have been sawn off but the ends can still be seen in the front stone wall. Supported by timber posts, the balcony was roofed with concave corrugated iron and had hipped ends. The stonework has been textured rendered which is

Leopold II and Eliza Jung and Family, 1920s
 Front row, l to r: Stella, Leopold II (Lee), Eileen, Eliza (Liza) and Lily. Back row, l to r: Alfred (Alfie), George, Leopold III (Billy), Stanley, Margaret (Maggie), Theodora (Dora), and Louis.

(Courtesy of B Jung)

hastening rising-damp attack. Awning sashes now fill the lower straight-headed bakery window. The straight-headed entry doorway has a rectangular transom light.

No 210 was a utilitarian example of Victorian Filigree compromised by later alterations.

11.12 ALBION HOTEL

212 Darling Street (12)

Between 1854 and 1857 Chidgey built a stone shop with dwelling quarters above on the L-shaped remainder of lot J which had frontages to Darling, Ann and Gladstone Streets.²⁷⁷ On the corner of Ann and Gladstone Streets, Chidgey built Hope Cottage between 1854 and 1857. He advertised these buildings on 20 April 1857:

For Sale stone cottage [Hope Cottage], let to tenant. Also on same allotment, are house and shop fronting Darling Street. Has no objection to exchange for a farm. (put with Chidgey). Apply on premises G Chidgey.²⁷⁸

The large house and shop became the Albion Hotel. Chidgey sold the land and buildings to Sydney dealer William Joseph Lewis, in May 1857 for £700.²⁷⁹

William Joseph Lewis was born in 1825, probably in the Windsor district, possibly the son of William and Louisa Lewis.²⁸⁰ William Lewis married Louisa Adams at St Matthew's, Windsor, in 1822.²⁸¹ As well as William Joseph, their children were Elizabeth (1823, baptised at St Matthew's), and James W (1824, baptised at the Church of England, Pitt Town).²⁸²

William and Louisa Lewis

William Joseph Lewis, widower, married the 26-year old Louisa Baldock in 1853 at St Andrew's Church of England, Sydney.²⁸³ Louisa Baldock Lewis was the daughter of William Baldock, gardener, and his wife Louisa (surname unknown).²⁸⁴ William and Louisa Lewis's children born at Sydney were Irwin A (1854), Isabel E (1856, died 1856), and at Balmain, Blanche (1858), Charles R (1860), unnamed daughter (1861, died 1861), Alice (1863, twin), Florence B (1863, twin), Louisa V A (1865), and Bertha E (1867).²⁸⁵ The birth of Emily Louisa in 1847 preceded the marriage of her parents.²⁸⁶

Lewis converted No 212, Chidgey's large house and shop, to the Albion Hotel which he opened in 1860.²⁸⁷ In 1862 he moved into Hope Cottage (6 Ann Street) where he lived until 1866.²⁸⁸ Having purchased the Pacific Hotel (4 Stephen Street) in 1857, he took over the licence there in 1868.²⁸⁹ Lewis let the Albion to licensee James Storm in 1862 but in August 1862 Lewis gave the hotel to his wife Louisa.²⁹⁰ The conveyance includes what had been "formerly two several messuages [buildings]", the Albion Hotel and Hope Cottage (6 Ann Street).²⁹¹ Mrs Lewis continued to let the Albion to Storm until 1867; then William Welch 1868; James Lomax, 1869; and Charles Ashton, 1870. Ashton was the last licensee of the Albion. Not listed in 1872 and with tenants not identifiable in 1874-76, No 212 became Richard Simmons' grocery in 1878-79.

In January 1880 Louisa Lewis sold No 212 to Captain John Greenway Punch who gave the building to his wife Mary.²⁹² She sold to Sussex Street publican Robert Bedford in June 1882.²⁹³ After leaving the Pacific Hotel in 1884, William and Louisa Lewis moved to Alice Street, Newtown, where Louisa died on 4 October 1904 at 77, and William aged 81 on 12 April 1906.²⁹⁴

No 212 in Later Years

Robert Bedford sold in December 1882 to Alfred Petterson, a Glebe builder, who bought No 212 for his wife Olivia Cecelia.²⁹⁵ Petterson opened a furniture dealership there in 1883 but let No 212 to W H Steadman in 1884-55; Patrick McCarthy, catechist, 1886; and not listed 1887-88.

Thomas Cassidy and Margaret McQuade

In July 1889 Petterson's mortgagee sold No 212 to Thomas Cassidy.²⁹⁶ Cassidy, a ship's carpenter aged 34 and born in Monaghan, Ireland, married the 27-year old Margaret McQuade at St

Augustine's, Balmain, on 27 April 1864.²⁹⁷ Margaret was born at Donegal, Ireland, the daughter of blacksmith Thomas McQuade and Margaret Machin.²⁹⁸ Cassidy was the son of an unnamed farmer and Mary Fowles.²⁹⁹ Thomas and Margaret Cassidy's children born at Balmain were, Margaret (1866), Thomas Joseph (1868), Mary (1871), and Sarah (1871).³⁰⁰

Cassidy became a draper and boot importer from 1889 until he died at No 212 on 15 August 1892.³⁰¹ Mrs Cassidy continued the boot shop in 1892-96 but let it in 1897-98 to Miss F M Cole who had the Births, Deaths & Marriages Registry in the building. Mrs Cassidy lived on the premises until she died on 14 October 1901.³⁰²

The Cassidy family let No 212 to Derrin Bros, grocers, in 1903-08; then grocers George O'Dell in 1909-11 and to Ernest O'Dell in 1912 until he died there on 2 August 1922.³⁰³ His widow Elizabeth O'Dell kept the grocery open until 1924 and in July of that year bought the premises.³⁰⁴ Mrs O'Dell's fortunes changed and she sold No 212 in February 1925 back to the Cassidys who let the it to grocers A W Johnston in 1925-28, and Charles Spinks in 1929-32.³⁰⁵

The Cassidy family sold no 212 to Mrs Maud Beatrice Lee, Balmain East, in May 1950 and she sold in May 1960 to Peter and Mick Meletis, retail traders, Balmain.³⁰⁶

Description

The medium-pitch concrete tile narrow-eave roof has hips to the splayed corner and a hipped-end to Darling Street. Two dormers face Ann Street but the one facing east is probably a later addition. A suspended awning has replaced the cantilevered balcony which may have been originally unroofed. Walls are now of textured render. The upper level facing Darling Street has two straight-headed openings which now contain pairs of casement sashes with rectangular transom lights. These were originally French doors opening to the balcony. Patching in the wall shows that openings below sill level have been bricked up. The splayed corner has an arched recess.

On the Ann Street facade three straight-headed openings are a repeat of the Darling Street windows and were also once French doors, giving the balcony five pairs of French doors in all. On the Darling Street lower level, a straight-headed box-frame window which once had six-pane sashes has been converted to a later window. Between this window and the corner was a large straight-headed window, now similarly converted. The splayed corner door is straight-headed with a rectangular transom light. The first Ann Street window was a repeat of the Darling Street window, then the side-entry doorway is straight-headed with a rectangular transom light. At the end of the Ann Street elevation, the straight-headed box-frame window has six-pane sashes.

No 212 is a utilitarian version of Victorian Filigree, compromised by alterations.



11.13 HOPE COTTAGE 6 Ann Street (13)

George Chidgey built the one-storey stone detached house between 1854 and 1857 and sold it to William Joseph Lewis at the same time as 212 Darling Street.³⁰⁷ William and Louisa Lewis lived there until 1868 when he took up the licence of the Pacific Hotel.³⁰⁸ In 1862 Lewis gave Hope Cottage to Louisa at the same time as giving her the Albion Hotel.³⁰⁹ She let Hope Cottage to W H Bottomley, ship joiner, 1869-70; then to unidentifiable tenants in 1872-78; Edward Bundy, bootmaker, 1879; and John Rafter 1881.

Mrs Lewis sold the rear portion of lot J, containing Hope Cottage, with frontages to Ann and Gladstone Streets, to Joseph Chivers, woollen factory manager, Balmain, in May 1882, but he lived there in 1882 only.³¹⁰ Chivers let the house to Ebenezer Hunt, patternmaker in 1883; then not listed in 1884; John Eckert, who called it Hope Cottage, 1885; as did August Back 1886.

In April 1886 Chivers sold the house to Balmain pawnbroker Thomas Daly who continued Back's tenancy to 1887.³¹¹ Daly let the house to John McVeagh in 1888; the Mrs Thurston 1889; James Hayes, baker, 1890; not listed 1891; Charles Smith 1892; John Morgan 1893; not listed 1894; L Duncan 1895; not listed 1896; Thomas Slous 1897; Charles Sandgra 1898; William Murray 1899-1902.

*The Albion Hotel, 212 Darling Street, c1854-57
Built by George Chidgey as shop, the building was
converted to a hotel by William Joseph Lewis in 1860. No
210 is at left. (Balmain Association)*

Daly died on 7 June 1901 and No 6 passed to spinster Ann Mealey, and pawnbroker Michael Mealey of Balmain, in July 1902.³¹² They continued to let the house to Murray until Michael Mealey died on 19 June 1913.³¹³ The Mealey family continued Murray's tenancy to 1924 and then let No 6 to Charles Peters 1925-32.

Michael Mealey's wife Johanna died on 18 August 1931 leaving her share, which she received on Michael's death, to Elizabeth Ann Mealey and Annie Mary Margaret Mealey (who married William Henry Brennan at Balmain on 25 November 1937).³¹⁴ In February 1960 these two and Ann Mealey sold to painter Carmine Magnifico and his wife Rosa, of 214 Daring Street.³¹⁵

Description

The medium-pitch hipped concrete tile roof has the ridge parallel to the street but has no eaves. Walls are of stone newly cleaned and pointed on the Ann Street frontage but rendered and painted at the sides. A later porch shelters the central straight-headed entry doorway which has no transom light. The straight-headed window on either side of the doorway has later sashes. No 6 is a utilitarian version of Victorian Georgian.

CONTINUED ON PAGE 63

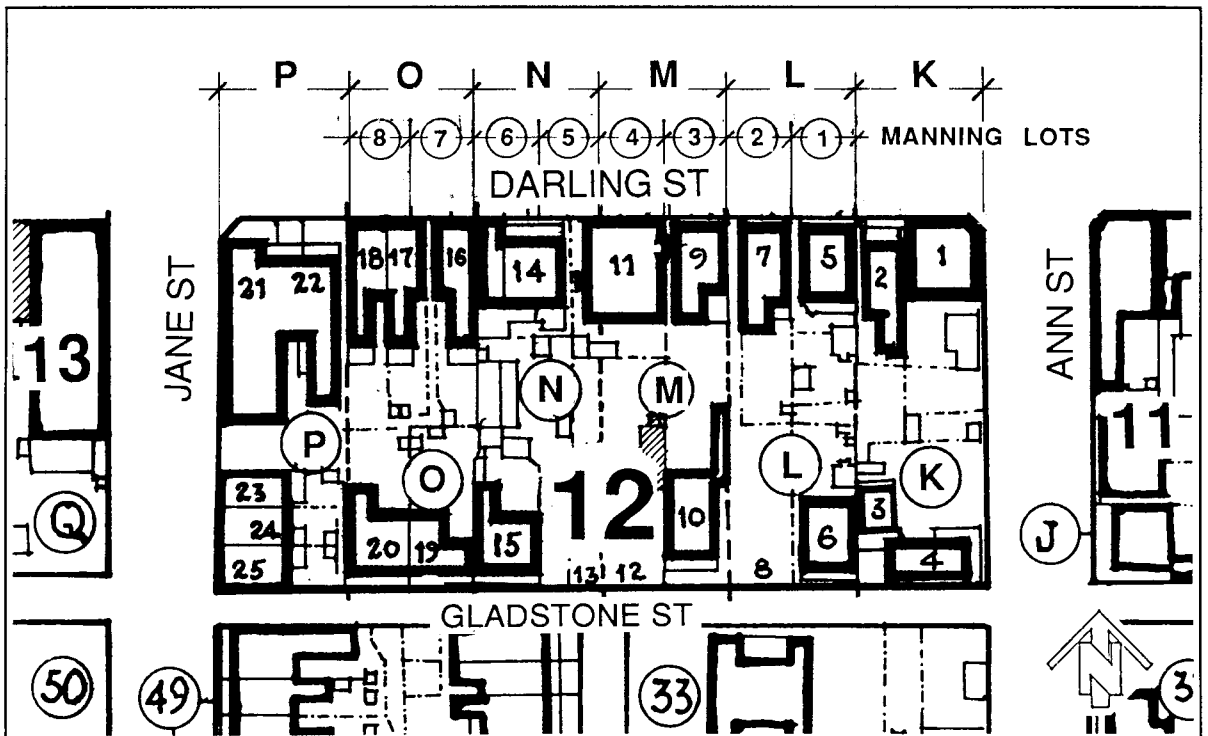
FIGURE 4
SECTION 12 IN 1886-96
A W YOUNG'S SUBDIVISION
BALMAIN
(SECTION 12 BEGINS ON OPPOSITE PAGE)

KEY No	BUILDING TYPE	HOUSE No	BUILT
	Darling Street South Side		
1	Volunteer Hotel	214	1860
2	Attached shop	208#	1860*
	Ann Street West Side		
3	Detached house	1#	c1860*
4	Detached house	1	1860-68*
	Darling Street South Side		
5	Detached shop/dwelling	216	1855
	Gladstone Street North Side		
6	Detached house	9	1855-60
	Darling Street South Side		
7	Detached shop/dwelling	218	c1861
	Gladstone Street North Side		
8	Vacant land	11	-
	Darling Street South Side		
9	Detached shop/dwelling	220	1860
	Gladstone Street North Side		
10	Islay	13	1856-60
	Darling Street South Side		
11	Detached shop/dwelling	222	1857

	Gladstone Street North Side		
12	Harbro	15	1916
13	Bristol	17	1916
	Darling Street South Side		
14	Detached shop/dwelling	224	1857
	Gladstone Street North Side		
15	Detached house	19	c1857
	Darling Street South Side		
16	Terrace shop/house	226	1885
17	Terrace shop/house	228	1888
18	Terrace shop/house	230	1888
	Gladstone Street North Side		
19	Detached house	21	1856*
20	Detached house	23	c1868
	Darling Street South Side		
21	London Hotel	234	1857-59, c1869, 1914
22	Attached house	232	1860-9*, 1914
	Jane Street East Side		
23	Terrace house	2	1860-69
24	Terrace house	4	1860-69
25	Terrace house	6	1860-69

* Date of original structure, later demolished or altered
Original or previous number in street

FIGURE 4: SECTION 12
Buildings shaded were added in 1886-96 (Based on Balmain Sheet 24 of PWD Metrop Detail Series, ML, WB)
Lot numbers are circled.
Boundaries of original lots - - - - -
Secondary boundaries - - - - -



SECTION 12

YOUNG'S LOTS K-P

DARLING STREET

SOUTH SIDE

(ANN STREET TO JANE STREET)

ANN STREET

WEST SIDE

(DARLING STREET TO GLADSTONE STREET)

GLADSTONE STREET

NORTH SIDE

(ANN STREET TO JANE STREET)

JANE STREET

EAST SIDE

(DARLING STREET TO GLADSTONE STREET)

Lot K

In January 1860 Balmain drayman Henry Thomas bought lot K from A W Young for £60.¹ He was to construct four buildings on the land.

12.01 VOLUNTEER HOTEL

214 Darling Street (1)

Between 1860 and 1864 Henry Thomas built the Volunteer Hotel and was the licensee until he died there on 17 May 1878.² Formerly a member of the Grenadier Guards 3rd Battalion, Thomas probably named the hotel after the Balmain Volunteer Rifles, formed in 1860.³ Volunteers enrolled in suburban regiments to defend Queen and Country and received land grants and often established connections on the parade ground that were useful in business.⁴

It has been written that the Volunteer Hotel was named after the Volunteer Fire Brigade which is said to have been founded in 1875.⁵ It is also said that the fire bell stood on land on the opposite of Darling Street.⁶

On 5 October 1863 at a Balmain Council meeting held at the School of Arts, the need for a fire engine and engine house was discussed "in the event of a fire brigade being established".⁷ The Volunteer Fire Brigade gained permission to erect a fire bell in the school's grounds. This meeting indicates that a loose formation of the volunteer fire fighters already existed in 1863.

Henry and Mary Thomas's children baptised at St Mary's Church, Balmain, were, Henry John (b. 1854, d. 1857), Henry J (1857, d.?), Henry (1858, d.?), Henry J (1864, d.?) Henry A (1865, d. 1867), and Harriett Ellen (1860).⁸

After Henry Thomas died aged 59 in 1878 at the Volunteer, widow Mary continued to operate the hotel until she sold to Captain John Greenway

Punch in March 1879.⁹ He let the hotel to licensees Jane Greed in 1879 and Susan Cosgrove in 1881.¹⁰ Thomas Punch, the captain's son, had the licence in 1882; then Mrs Ann M Evans 1883; W M Thompson 1884; and John Conlan 1885-91.

In the 1880s the Volunteer had a reputation as an unsavoury pub. In August 1884 Robert Hyland, Charles Cherry and John Dwyer:

being refused drinks ... stormed the house and broke sundry glasses in the bar, and afterwards knocked at several windows in the street shouting lustily as they passed along. The police gave them very bad characters and the magistrate sent them to gaol for seven days without option of a fine.¹¹

Captain Punch agreed to sell the Volunteer Hotel to Thomas James Murphy of Crown Street, Surry Hills, but had Murphy contracted to sell to Sydney brewers John Thomas Toohey and James Matthew Toohey in November 1887.¹² Toohey's let the hotel to licensees Sydney E Smith in 1892 and Henry Fricke 1893-1902.

Fricke also had problems with his drinkers. In January 1899 he prosecuted John Cherry for breaking a plate glass window on Christmas morning 1898.¹³ In May 1902 Fricke, a sergeant of the Sydney Lancers, was injured while:

out with the half-squadron at Randwick for exercise and while leading his section over some hurdles his horse lost its footing in the sand after the jump. The rider sustained such a shock that he fell insensible.¹⁴

Fricke suffered a jarred spine and did not re-turn to the Volunteer. Toohey's let it to Andrew Tomb in 1903-05; Arthur C Patton 1906; Joseph Cremer 1907; and Mrs M Priestley 1908-10.

Toohey's completely renovated the hotel to its present form in about 1910 and leased it to licensees Patrick W Ryan in 1911-23; Mary A Thomson 1924; H J Becker 1925; Mary A Thomson 1926; George Wood 1927; and Mrs Julia M Parkes 1928. The hotel closed in 1929-30 and was let to David H Bland in 1931-32.¹⁵

The plight of homeless single men in Balmain during the Depression was recognised on 29 February 1932 when the Mayor of Balmain agreed to approach Toohey's Ltd to have the Volunteer converted as a hostel.¹⁶ On 11 April Toohey's agreement was tabled in Council.¹⁷ Council accepted Toohey's offer of an initial six-month lease over the building at £1 per week and bound themselves to spend £25 to make the building habitable for housing 28 men.

Toohey's sold No 214 to Balmain storeman Robert Hill in December 1943.¹⁸ In May 1953 Hill sold the Darling Street portion of lot K as a separate lot containing the hotel and the first No 208 next door to Lilyfield labourers Francesco Abate and Michele Crea.¹⁹

Description

The medium-pitch narrow-eave terracotta tile roof has the ridge parallel to both streets and is hipped at the splayed corner. This roof line is embellished by prominent pediments which are surmounted by smaller semicircular pediments with moulded copings and moulded cornices. The Ann Street pediment reads "Volunteer Hotel" enframed in a panel formed by a label mould with keystone motifs and a bed mould but the word "Hotel" is missing from the Darling Street one. Straight corrugated iron covers the cantilevered balcony which wraps around both street frontages. Cast-iron grille columns support the verandah roof which is without fringe but has three-way cast-iron brackets.

Walls are texture rendered. The upper splayed corner has a straight-headed opening containing French doors and a rectangular transom light. On the Darling Street upper level two straight-headed box-frame windows have six-pane sashes and square unbracketed sills. The Ann Street upper face has a window of the same type as the Darling Street ones as well as a later doorway and window. On Darling Street at the lower-level splayed corner is a straight-headed single door without a transom light. The Darling Street lower level has one box-frame window with rectangular sashes and a square unbracketed sill. Two straight-headed box-frame windows light the Ann Street lower level.

Renovated in c1910, No 214 is Federation Filigree in style, compromised by later alterations.

12.02 ATTACHED SHOP

First 208 Darling Street (2)

Henry Thomas built a brick shop at about the same time as the Volunteer Hotel. Attached to the hotel, and with verandah facing Darling Street, the shop was let by Thomas to Albert David Williams in 1870-72 but tenants in 1874-77 are not identifiable. Mrs Thomas let the shop to patternmaker George Long in 1878. Captain Punch continued Long's tenancy in 1879 but let it to Miss O'Donohue, dressmaker, in 1881-86.

Toohy's continued to let to Miss O'Donohue to 1888 and then to W Husband, upholsterer, and Mrs Husband, milliner, 1889-90; not listed 1891; William Charles, engineer, 1892; Henry C Watts 1893; not listed 1894-95; William Hurdis, grocer, 1896-97; Walter Simmons, laundry, 1898; M Chaplin 1899-1901; Henry Simonson, confectioner, 1902; Mrs Moeller, confectioner, 1903; Mrs Margaret Stamber 1904; Miss Coleman, confectioner, 1905; Mrs M Chappell, general store, 1906-07; not listed 1908; and the last listed tenant, Charles May, bootmaker, 1909.

Included in the 1910 renovation of the Volunteer, the shop from 1911 became part of the pub.

Description

The building reads as an extension of, and shares the same roof as, No 214 and the walls are also

textured rendered. A parapet rises in steps to a semicircular pediment on either side of which are balls. A stucco-modelled motif is enframed by a semicircular label mould terminating on impostes which read as short string courses. Below this motif a large segmental-headed two-light box-frame has rectangular sashes with an unbracketed moulded sill.

On the lower level is a straight-headed box-frame window with rectangular sashes and a square unbracketed sill. A straight-headed entry doorway is without a transom light. Connecting this pedimented portion of the elevation is a wing with a straight parapet below which is a segmental-headed box-frame window with rectangular sashes and a square unbracketed sill. On the lower level is a similar window and a segmental-headed doorway without a transom light. The two portions are connected by a plain string course at the storey height.

The first No 208, as renovated in 1910, has classically-based Federation-period detailing.

12.03 DETACHED HOUSE

First 1 Ann Street (3)

While he built the Volunteer Hotel, Henry Thomas probably lived in a small stone house in 1860-63, on the rear corner of lot K and behind the second 1 Ann Street. He let the house from 1864 but early tenants are not identifiable. James Smith was there in 1870 but the tenants in 1871-78 are also not identifiable.

When J G Punch bought first No 1, he let it to ironmoulder Frances Nicholls in 1879; then Constance O'Cass 1881; James Carver 1882; Charles Cherry 1883; not listed 1884; Mrs Ann Crosby 1885; George Goldsmith, painter, 1886.²⁰

Not listed 1887-1891, the house was bought with the Volunteer in November 1887 by Toohy's Ltd who let it to Samuel Thomson, boiler-maker, 1892; John Martin 1893; not listed 1894; John Carr 1895-97; and the last tenant William Pearl 1898-99.²¹ The house seems to have been vacant from 1900 and was probably taken in with the second 1 Ann Street as one house.

In December 1943 Robert Hill bought the first No 1 with the Volunteer Hotel but in January 1946 gave the house to his son, Balmain bricklayer Robert Stanley Hill.²²

Description

First No 1 has been demolished.

12.04 DETACHED HOUSE

Second 1 Ann Street (4)

Between 1860 and 1868 Henry Thomas built a weatherboard cottage right on the corner of Ann Street and Vincent Lane. Early tenants are not identifiable but George Case was there in 1868-70; then not identifiable 1872-78; Thomas Richmond, carpenter, 1879; Michael Downs 1881-87; not listed 1888-89; Mrs M Booth 1890-99; not listed 1900-01; and Mrs Kate Phillips 1902-32.



Following the same chain of ownership as first No 1, the house was given to bricklayer Robert Stanley Hill in 1946. Both first and second No 1 were probably demolished at this time.

Description

The second No 1 was replaced by a brick house which itself was extended in about 1987. The house now standing on the site was built in 1995.

Lot L.A = Lot 1 Manning

Licensed waterman Edward Glover, bought A W Young's lot L.A from Young and Manning in October 1855 for £120.²³ Young was then at Hare Hatch House, Berkshire, England.

12.05 DETACHED SHOP/DWELLING 216 Darling Street (5)

In 1855 Glover, a waterman at the Hunter River Wharf in Darling Harbour, built a one-storey weatherboard house but sold to Henry Taylor, carrier, in December 1855.²⁴ Early tenants are not identifiable but Taylor let the building to William Fenton, furniture broker, in 1866-68.

Taylor sold to Balmain stonemason James Burt in February 1869 and he continued Fenton's tenancy to 1870.²⁵ Not listed 1872 and with tenants not identifiable in 1874-78, Burt let No 216 to Andrew Bogle, hairdresser, in 1879-86; then Joseph Thomson, engineer, 1887; J W Piggott, oil & colour man, 1888-90; James Murphy, ham shop, 1891; and Jim Gibbs, hairdresser, 1892-96.

Burt gave No 216 to Emma Elizabeth, wife of Lismore surveyor Robert H Burt in June 1896.²⁶ She continued to let it to Gibbs; then to F Nicholls, fishmonger, and G Glennie, hairdresser, 1897; F Hammon, watchmaker, 1898; J Fagan 1899; Mrs A Harkness 1901-02; not listed 1903.

*The Volunteer Hotel, 214 Darling Street, 1860
Built by the first licensee Henry Thomas, the hotel ceased to operate in 1928 and became a single men's hostel in 1932.
(B Crosson)*

Mrs Burt's estate sold No 216 to Thomas Barlow Rhodes of Balmain in November 1904.²⁷ He let the building to James Harkness in 1904-05; Stephen Beaumont 1906; Thomas Scott, fish shop, 1907; Thomas Oughton 1906-12; Robert Walker 1913-14; Albert O'Cass 1915; Frank Tanner 1916; and Balmain bread carter Percy Mockford Madge 1917-24.

In March 1925 Rhodes sold No 216 on a separate lot to P M Madge and his wife Mary who were confectioners there until 1928.²⁸ Mrs H Ripley had the confectionary in 1929 and the tenant in 1930-32 was Mrs Jessie Smith.

In June 1945 Percy and Mary Madge sold to Ultimo musician Cuthbert Southern Becket who had Chez Nous, an antique shop, there in the 1950s.²⁹ Becket died on 16 July 1957 and his estate sold in September 1958 to printer Michael Keith Bray, 193 Darling Street.³⁰

Description

The moderately steep corrugated iron roof has a gable with decorative bargeboard to the street. Later wrought-iron railings now surrounds the upper cantilevered balcony. The front weatherboard wall is now of sandstock bricks. French doors in a straight-headed opening, open to the balcony. On the lower level the central doorway is straight-headed and has a rectangular transom light with the glass line conforming to a semi-circle. A straight-headed box-frame window with six-pane sashes is placed on either side of the door. Much of the work is possibly not original and probably belongs to the time when the front brick wall was built.

12.06 DETACHED HOUSE**9 Gladstone Street (6)**

Henry Taylor built a one-storey weatherboard house facing Gladstone Street between 1855 and 1860 and possibly lived there until 1866. The house was let to Thomas F Brown, master mariner, in 1867-70; James Roby 1872; not identifiable 1874-75; John Dwyer 1876-79; Thomas E Atkins, carpenter, 1881-83; John Kavanagh, bricklayer, 1885; Mrs Margaret Gallagher 1886-1901; Thomas Eager 1902-12; Mrs Thomas Eager 1913-15; William Efferingham 1916; Nicholas Pascoe 1917-20; Leonard N Gabriel 1921-22; Thomas Formston 1923-25; Mrs Ellen White 1926-29; and J Jacona, 1930-32.

Following the same owners as 216 Darling Street, the Rhodes family sold No 9 in July 1953 on a separate lot to Balmain ironworker Cecil Sydney Robinson and his wife Gladys Beatrice.³¹

Description

The medium-pitch roof has a plain bargeboard gable to the street. Straight corrugated iron covers the verandah roof which has no hips. Walls are of splayed beaded weatherboard but the front elevation is hidden behind the enclosed verandah.

Lot L.B = Lot 2 Manning

Balmain painter Edward Norris bought lot L.B from Young and Manning in 1860 for £108.³²

12.07 DETACHED SHOP/DWELLING**218 Darling Street (7)**

Norris built a two-storey brick shop with living quarters above in about 1861.³³ After Norris's death in 1861, his widow became Mary Ann Ellis.³⁴ After her death in 1864, trustees, brother-in-law Parramatta plasterer Alfred Fawke and Balmain publican Frederick Vale, sold No 218 to freeholder Patrick Hugh O'Brien in September 1864.³⁵ Early tenants are not identifiable but O'Brien let No 218 to Richard Hunt, watchmaker and jeweller, in 1868-72, not identifiable 1874-76; and James Bishop, chemist, 1878-80.

In January 1881 O'Brien sold to Sydney labourer Daniel Herlihy.³⁶ A labourer living at 9 Gloucester, Sydney, Daniel Herlihy was the husband of Bridget and father of Thomas, a schoolteacher who taught in many schools in Balmain and adjoining suburbs.³⁷ Thomas Herlihy was baptised at St James' Roman Catholic Church, Sydney, in 1858.³⁸ Herlihy continued Bishop's tenancy in 1881 and then let No 218 to John W Kirkley, greengrocer, 1882. Daniel Herlihy died at Sydney on 23 March 1882.³⁹

Bridget and Thomas Herlihy let No 218 to H Fitzjames, greengrocer, in 1883 and newsagents, Olive E Walker 1884-85 and Frank S Baldwin 1886. John Strong was the newsagent in 1887 but the shop was not listed in 1888-89 (see 13.01).

In October 1890 Bridget and Thomas Herlihy sold the building to Balmain butcher William

Funnell.⁴⁰ Funnell had his butcher shop there in 1890-96. Not listed in 1897, Funnell's mortgagee sold the property to George Kensey, gentleman, Balmain, in October 1898.⁴¹ Kensey let No 218 to James McArdle, butcher, 1898; and G Moorcroft, painter, 1900; but not listed 1901-04.

In February 1904 Kensey sold to Sydney estate agents Claude Andrew Millar and Robert Thompson Marshall.⁴² In July 1904 Marshall sold his share to Millar who let the building to Mrs Mary J Walker, ham and beef shop, 1905-07.⁴³ Millar sold to Charles William Hammond, a Pymont freeholder, in May 1907.⁴⁴ Hammond continued to let the building to Mrs Mary J Walker until 1910; then to Miss E M Derrett, ham and beef shop, 1911-16; Ernest A Roast, 1917-18; Mrs Eva Walker, 1919; Mrs L V Menadue, 1920-22; and A Jacona, fruiterer, 1923-30.

Hammond died on 29 December 1930 and his estate continued to let No 218 to Jacona to at least 1932.⁴⁵ The Hammond estate sold in January 1940 to Mary O'Carroll, wife of John O'Carroll, then a sergeant in the AIF.⁴⁶ During the war, Mrs O'Carroll operated a mixed business there. In January 1958 she sold the property to Balmain turner Michael Celap.⁴⁷ He leased No 218 in October 1958 to the tenant, shopkeeper John Nellis and his wife Georgina.⁴⁸ In April 1966 Celap sold no 218 on a separate lot to Waterloo storekeeper Andrew Theodolou and his wife Helen.⁴⁹

Description

The medium-pitch moderately narrow-eave corrugated iron roof has a hipped-end to the street. Walls are of stucco and on the upper level contain two straight-headed windows with rectangular sashes and square unbracketed sills. Below the suspended awning the shopfront is part of the 1988 renovations.

As built, No 218 was probably a utilitarian version of the Victorian Georgian style.

12.08 VACANT LAND**11 Gladstone Street (8)**

The Gladstone Street portion of the site had the same fate as No 218 until Michael Celap sold No 11 to Balmain factory worker Waldvar Boettcher and Roma Boettcher in October 1958.⁵⁰

Description

No 11 is a vacant lot.

Lot M.A = Lot 3 Manning

In April 1856 Young and Manning sold lot M.A to Robert Searum Fox, mastmaker, Balmain for £120.⁵¹

12.09 DETACHED SHOP/DWELLING**220 Darling Street (9)**

Fox sold the Darling Street portion of the land to Balmain gardener James Kensey in February

1860.⁵² Kensey built a two-storey brick shop with living quarters above in 1860 and although early tenants are not identifiable, Fox was the tenant in 1866-70 when he had a grocery there.

In January 1879 James Kensey sold No 220 to his son George, a Balmain shoemaker.⁵³ George had rented the premises from James since 1872 and carried on his business there until 1903.

George Kensey and Maria Burton

James and Ann Elizabeth Kensey arrived in the *Constitution* at Sydney in 1855 and in 1859-72 lived at 5 Stephen Street.⁵⁴ Two-year old George, the youngest of their children, was also on board. George married Maria Burton at Newtown in 1877.⁵⁵ Their children born at Balmain were, George J (1878), Edith E (1879), Albert C (1880), and Alice M (1884).⁵⁶

George Kensey sold the property to Supreme Court judge Henry Cohen in March 1902 but continued to be a bootmaker at No 220 in 1903.⁵⁷ George and Maria moved to Cary Street, Drummoyne, in 1904.⁵⁸ After moving to St Georges Crescent, Drummoyne, in 1914, George died there aged 81 on 21 June 1934.⁵⁹ His wife Maria died aged 92 on 24 August 1948.⁶⁰

No 220 Darling Street in Later Years

Judge Cohen let No 220 to George Keane, bootmaker, in 1905, and Mrs J R Tatham, dressmaker, 1906-11. Cohen died on 6 January 1912 and his estate continued to let the building to Mrs Tatham until 1921; then George R Menadue, 1922; Mrs T Wilson, draper, 1923-24; P Walkington, draper, 1925-26; F M O'Toole, draper, 1927; not listed 1928-30; and G O'Carroll, hairdresser and tobacconist, 1929-32.⁶¹

The Cohen estate sold to Eileen O'Carroll, spinster, Willoughby, in October 1937.⁶² In October 1938 she sold to Mary, wife of Balmain tobacconist John O'Carroll, who sold no 220 on a separate lot to Lorna Mary, wife of Balmain bootmaker Reginald Fardell in October 1945.⁶³ Mrs Fardell sold to Coogee widow Jean Elizabeth Floyd in November 1948 and she sold to Balmain pastrycook John Peter Gantevoort in March 1954.⁶⁴

Description

During the recent renovation the pitch of the corrugated iron roof, which has its ridge parallel to the street, was increased and a dormer added. The straight corrugated iron hipped roof balcony roof is supported by turned timber posts with metal railing. The balcony is cantilevered. All cement render has been stripped from the front and the brickwork exposed. On the upper level are two straight-headed box-frame windows with rectangular sashes and plain sills. A straight-headed doorway opens to the balcony. The shopfront is later as is all other facade work.

12.10 ISLAY

13 Gladstone Street (10)

Robert Searum Fox built a one-storey weather-board detached cottage on the Gladstone Street portion of lot M.A between 1856 and 1860. He is identified there in 1860-65 after which he set up his grocery in 220 Darling Street where he remained until 1870.

Robert Fox and Mary Scott

Robert Searum Fox (born 1818) married Mary A Scott at St Philip's Church, Sydney, in 1841.⁶⁵ Their children baptised at St Philip's were, Albert Charles (1844), Robert A (1845), Rose A (1847), Charles J (1850), Sarah M A (1854), and at Balmain, Kate C (1857), Ada E (1860), Henry A (1861).⁶⁶

Tenants of No 13 in 1866-68 are not identifiable but Albert Fox, sawyer, was there in 1869-72; Miss E Fox, 1874; not identifiable 1875-78; and Charles Fox, painter and compositor, 1879. Some of the Foxes moved to 34 Donnelly Street, Robert S and Miss E in 1875; Charles and Robert, both compositors, and Miss E 1876; Robert S and Robert A 1879; and Charles 1880.⁶⁷ In 1880 Robert S Fox lived on the north-west side of Campbell Street and from then he seems to have lived with a member of his family.

Albert and Charles lived at Ewell Street in 1881, High Street 1882 and Ewell Street 1883-4. In 1885 Charles had the Unity Hall Hotel at Darling and Beattie Streets while Albert continued at Ewell Street. In 1886-90 Robert A and Albert were at Ewell Street while Henry, a telegraphic clerk, lived at High Street during 1887. Henry was at Harris Street in 1889.

Robert Searum Fox died at Surry Hills aged 82 and was buried in the Anglican section of Balmain Cemetery on 9 June 1890.⁶⁸

The Fate of Islay

George Rettford, storekeeper, rented No 13 from R S Fox in 1881-83. In July 1883 Fox sold to Pymont mariner Thomas McLellan, and he called it Islay and lived there in 1884-87.⁶⁹

In December 1888 McLellan sold to Sydney wharf-storekeeper James Tutton who died there on 29 October 1911.⁷⁰ Mrs Margaret Tutton was there until 1913. James Tutton's estate let Islay to Charles Thurlow in 1914-15; Mrs Ellen Jenner 1916-17; Frederick Reardon 1918; not listed 1919; and Samuel L Craig 1921-25.

In October 1926 Tutton's estate sold No 13 to Balmain boilermaker Hugh Edward Sheehan.⁷¹ Sheehan let it to Eric Seaman for that year; then to Wallace Ferguson, 1927-28; William Orr 1929; and William Gray 1930-32. Sheehan died on 27 July 1946 and his estate sold to Balmain widow Hilma Eileen Curran in April 1948.⁷²

Description

The medium-pitch corrugated iron roof has the ridge parallel to the street and is broken-backed

over the verandah. Rusticated weatherboards cover the walls but the verandah is enclosed.

Lots M.B & N=Lots 4-6 Manning

In June 1856 Balmain grocer William Berkshire bought M.B and N from Young and Manning for £324.⁷³

12.11 DETACHED SHOP/DWELLING 222 Darling Street (11)

In 1857 Berkshire built a two-storey stone shop with living quarters above on lot M.B and one-quarter of lot N. Berkshire had his grocery there until at least 1872 and although occupants are not identifiable in 1874, he let the building to William H Hopkins, bootseller and bootmaker, in 1875-81. Berkshire sold to Balmain grocer Samuel Gooud, in August 1882 and he had the business there until 1897.⁷⁴

Not listed in 1898, Gooud lost the building through debt but the mortgagee let it to Walter Simmons who had a laundry there in 1899-01; then Harry Cookston, laundry, 1902; Mrs G Shiels, grocer, 1903; Joseph Doherty 1904; and William H Edwards 1905.⁷⁵

In May 1905 the mortgagee sold to David Morgan Jones, grazier, Balmain, and he continued Edwards' tenancy until 1907.⁷⁶ Arthur David Jones, storeman, Balmain lived there in 1908-12. D M Jones died on 8 February 1912 and No 222 passed to A D Jones.⁷⁷ In May 1913 A D Jones sold to Alice Frances, wife of Dr Charles O Birch, Petersham.⁷⁸

Mrs Birch let the building to the government who located Area 30A Office for the Commonwealth Military Forces there in 1913-14; then to B De Lore & Co, smallgoods, in 1915; Mrs H Baskerville, confectioner, 1916; Joseph Jackson 1917, not listed 1918; J Serio, fruiterer, 1919-23; to grocers Mrs Lily Frost 1924-25, Mrs V Gibbs 1926, F Neil 1927-28 and Mrs E Bennett 1929; and not listed, 1930-32.

The Birch family sold to Thomas Sullivan, retired, Balmain East, in August 1953.⁷⁹ In January 1958 his estate sold to Balmain business proprietor Henry Owens.⁸⁰

Description

The medium-pitch narrow-eave corrugated iron roof has a hipped-end to the street. Straight corrugated iron covers the hipped verandah which is supported on the turned timber posts of the cantilevered balcony which has a metal railing. Walls are of stone and the upper level contains two straight-headed box-frame windows with six-pane sashes and square unbracketed sills. The straight-headed upper doorway has a rectangular transom light. The shopfront is later as is most of the work on the facade which was executed during the 1980s. No 222 when built was probably a utilitarian version of Victorian Georgian but has been compromised by later alterations.

12.12 HARBRO

15 Gladstone Street (12)

In 1916 Mrs Birch built Nos 13-15, a terrace of two brick one-storey houses. She let No 15 to Henry Cartwright, who called it Harbro, in 1916-17; then Edward Barber 1918-21; Ernest Callender 1922; John Christie 1923-25; George Laylor 1926; Eric Seamon 1927; and Walter Runnstrom 1928-32. No 15 was sold on a separate lot by the Birch family in November 1976.⁸¹

Description

The corrugated iron medium-pitch roof has the ridge parallel to the street and is without visible main firewalls. A later dormer stands above the roof. Curved-top firewalls contain the straight corrugated iron verandah roof. Firewall projections are plain above moulded corbels. The separating verandah firewall does not rise above the roof. There are no arched recesses but the verandah has a cast-iron fringe and brackets and square timber posts.

Walls are of painted brick and have a segmental-headed two-light casement window. The entry doorway is segmental-headed and has a rectangular transom light. No 15 is a carry-over from the Victorian period

12.13 BRISTOL

17 Gladstone Street (13)

Also built in 1917 by Mrs Birch, the house was let to Ernest T Gibson, who called it Bristol in 1916; then Ernest Rose, 1917-20; William S Smith 1921-23; and Alexander Smith 1925-32. No 17 had the same fate as No 15 being sold on a separate lot in May 1978.⁸²

Description

The corrugated iron medium-pitch roof has the ridge parallel to the street and is without visible main firewalls. Curved-top firewalls contain the straight corrugated iron verandah roof. Firewall projections are plain above moulded corbels but the separating verandah firewall does not rise above the roof. There are no arched recesses but the verandah has a cast-iron fringe and brackets and square timber posts. Walls are of painted brick and have a segmental-headed two-light casement window. The doorway is segmental-headed and has a rectangular transom light. No 17 is a carry-over from the Victorian period

12.14 DETACHED SHOP/DWELLING

224 Darling Street (14)

William Berkshire sold the remaining three-quarters of lot N to Sydney grocer John Barlow in June 1856.⁸³ In 1857 Barlow built a two-storey brick house on the Darling Street portion and a stone cottage (19 Gladstone Street) at the rear and advertised them on 2 September 1857:

To let, a 5 room house with a large kitchen, shop front in Darling Street, been used as a

Grocer's shop; rent £1.8.0 per week ... Enquire of Mr Berkshire, Grocer, or at the back of Mr Baldock.⁸⁴

In December 1862 Barlow sold to Balmain hay and corn factor Charles Stewart Barrell.⁸⁵ Barrell operated there as a produce merchant in 1880-1902.⁸⁶

Charles Barrell and Harriett Thornton

In 1861 Charles Stewart Barrell (born 1842), the son of Robert and Elizabeth Barrell, married Harriett Thornton at St George.⁸⁷ Harriett, born 1841, was the daughter of William and Harriett Thornton.⁸⁸ Charles and Harriett Barrell's children born at Balmain were, Elizabeth A (1862), Frederick W (1864), at Drummoyne, Charles Robert (1865), and at Balmain, Florence A (1867), Alice M (1869), Henry Herbert (1871), Alfred P (1874, died 1876), Albert A (1876, died 1878), Ethel H (1879), George L (1881) and Estella L (1884, died 1884).⁸⁹

Baptised at the Wesleyan Church, Parramatta, in 1846, Albert Barrell, C S Barrell's brother, lived at Leichhardt Street, Leichhardt, and was an alderman of Leichhardt Council in 1872.⁹⁰

In 1903 C S Barrell handed over the business to his son Frederick who traded as Frederick W Barrell, produce merchant until 1923.⁹¹

In 1903 Charles and Harriett Barrell moved to Wolsley Street, Drummoyne, where he died on 12 June 1919.⁹² No 224 passed to Harriett and she died aged 87 on 3 January 1928 at Drummoyne.⁹³ In September 1928 the premises passed to her sons Henry Herbert and Charles Robert.⁹⁴ Frederick died at Balmain in 1945.⁹⁵

224 Darling Street in Later Years

Harriett Barrell let No 224 to produce merchants E F Nichols in 1924-25, and O Hansen 1926; to Claude St J Dinham 1927; and Mrs J Sait 1928. Henry Herbert and Charles Robert Barrell sold in September 1928 to Newcastle colliery proprietor James Ruttle.⁹⁶ He let it to Mrs Mary Ryan in 1929 and to Mrs Isabella Sinclair, 1930-32.

In February 1948 Ruttle's estate sold No 224 to Balmain storeman William Downie Smith and his wife Marguerita Catherine.⁹⁷ In May 1978 West Ryde widow Ella Birch bought No 224 but sold it in October 1984.⁹⁸ The new purchaser sold No 224 on a separate lot in July 1986.⁹⁹

Description

The medium-pitch narrow-eave corrugated iron roof has a hipped-end to the street. Straight corrugated iron covers the verandah roof which is hipped at the eastern end. The verandah is supported on square timber posts which have brackets of a later vintage. The railings have been replaced with asbestos cement spandrels. Walls are of painted brick and the upper level has two pairs of French doors in straight-headed openings with rectangular transom lights. On the lower level

are two straight-headed box-frames with rectangular sashes and splayed sills. The entry doorway is straight-headed and has a rectangular transom light. Corrugated iron covers the roof of the extension which also has a hipped-end to the street. Walls are of stucco and feature a semi-circular-headed box-frame with a top sash of that curve, and square unbracketed sill. A label mould and bosses decorate the window head. The lower level shopfront may not be original.

As built and before the extension, No 224 was a utilitarian version of Victorian Georgian.

12.15 DETACHED HOUSE

19 Gladstone Street (15)

In about 1857, on the Gladstone Street portion, John Barlow built a one-storey stone house and advertised it on 2 September 1857 at the same time as 224 Darling Street:

To let ... a beautiful cottage with four rooms, a well of water, rent £1 per week at the back of the shop [224 Darling Street]. Enquire of Mr Berkshire, Grocer, or at the back of Mr Baldock [21 Gladstone Street].¹⁰⁰

The result of the advertisement is not known, nor is the identity of later tenants. In December 1862 C S Barrell bought No 19 with 224 Darling Street but the first identifiable tenant was Charles Appleton in 1870; next James Lysaght, boiler-maker, 1872-75; then not identifiable 1876-78; Henry Wood 1879; Robert Colquhoun, engineer, 1881; James Thynne 1882; Thomas Knibb, blacksmith, 1883-84; James Thynne, commercial traveller, 1885; Walter Ady, printer, 1886; Henry Boyd, boiler-maker, 1887; not listed 1888-89; Alfred Bardley 1890; not listed 1891; William Whitmarsh, butcher, 1892-93; George Bowe 1894; not listed 1895; Patrick Hawkins 1896-98.

Not listed 1899, No 19 was let to William Stewart in 1900-03; Percy Mills 1904; William Corbett 1905; Thomas Bates 1906-07; Charles May 1908; L McKenzie 1909-10; Henry Watters 1911; Walter Matthews 1912-14; Mrs Lena Yates 1915; Benjamin Hinchwood 1916-22; Richard Caldwell 1923; Charles Newey 1924; Stanley Crane 1925; Alfred Grey 1926-28; W M Grey 1929; Mrs B Bourne 1930; and Thomas Haughey, 1931-32.

No 19 was sold on a separate lot in November 1985 in the same way as 222 Darling Street.¹⁰¹

Description

The medium-pitch narrow-eave slate roof has the ridge parallel to the street. Straight corrugated iron covers the hipped verandah roof which is supported on flat timber posts with moulded capitals and facing panels. Walls are of stone and contain a straight-headed box-frame window with square unbracketed sill on either side of the doorway. The doorway is straight-headed and has a rectangular transom light. No 19 is an example of the Victorian Georgian style.

Lot O = Lots 7-8 Manning

William Baldock II, a Sydney engineer who later became a publican, bought lot O.A (lot 7) from Young and Manning in March 1856 for £120.¹⁰² He also bought lot O.B (lot 8) in March 1858 for £120.¹⁰³ In August 1875 Baldock gave lot O (lots 7-8) to his wife Ann Jane, with her brother, Sydney ganger David Nash, acting as her trustee.¹⁰⁴ She sold to John Long esquire, Sydney, in February 1877.¹⁰⁵ In May 1885 Long's mortgagee sold to Sydney agent Thomas William Gibbs.¹⁰⁶

Gibbs built Nos 226-230, a terrace of three two-storey brick houses with shopfronts and attics. A central shared service passage was provided between Nos 226 and 228 to give access to the rear of the buildings.¹⁰⁷

12.16 TERRACE SHOP/HOUSE

226 Darling Street (16)

Built by T W Gibbs in 1885, No 226 was let to Richard Burns, picture-frame maker, in 1885; Mary Goud, dressmaker, 1886; not listed 1887; John Eckert, picture-framer, 1888-93; not listed 1894; William Hamilton 1895; George Henley fruiterer, 1896; not listed 1897-98; L Grisdale, confectioner, 1899; S A Green, ham & beef shop, 1900-01; E C Smith, ham & beef shop, 1902-04; and in 1905-06 to Frank Broadhurst who opened a bookshop there in 1907-15.

Not listed 1916, Gibbs let No 226 to William Evans in 1917 but in February Gibbs's mortgagee sold Nos 226-230 to London gentleman James Ekin.¹⁰⁸ Ekin continued Broadhurst's tenancy to 1918 and then let the building to W M Robinson in 1919; Leonard Turnbull 1920; and Mrs Johanna Blum, stationer, 1921-1924.

In May 1924 Ekin sold to Sydney estate agent Emanuel Myerson who continued Mrs Blum's tenancy until at least 1932.¹⁰⁹ Myerson died on 24 May 1938 and his family sold in November 1946 to Mosman retiree Eric Wyndham Dark.¹¹⁰ Dark died on 13 March 1964 and his family sold in January 1966 to an investment company who sold No 226 on a separate lot in June 1967.¹¹¹

Description

The steep slate roof has the ridge parallel to the street with a dormer and a chimney with mouldings rising from the eastern curved-top main firewall. The firewall projections are plain-faced above richly ornamented consoles but there are no verandah firewalls. Straight corrugated iron covers the hipped roof of what was once an open-end balcony. The demolished balcony was the upper part of a shop awning which was supported by timber posts at the kerbside. The front wall above the balcony roof is of stucco but the remainder is of exposed brickwork and has later glazing. The passage has a later semicircular arch and the upper storey of No 226 extends over it making the building wider than Nos 228-230.

When built, No 226 belonged to the Victorian Filigree style but its street facade was rebuilt in red texture brick. In 1996 the building received a sympathetic new street elevation.

12.17 TERRACE SHOP/HOUSE

228 Darling Street (17)

Built by T W Gibbs in 1888, the building was let to P J Farrell, confectioner, in 1888 and to Thomas Kensey, boot repairer, 1889-24.

Thomas Kensey was the son of John Kensey who had also arrived at Sydney in 1855 on the *Constitution* as a 20-year old with his parents James and Ann Kensey and young George.¹¹²

John Kensey and Bridget Garrigan

John married 26-year old Bridget Garrigan at St Augustine's Church, Balmain on 24 May 1858.¹¹³ Born in Ireland and trained as a housemaid, Bridget signed her marriage lines with an "X". Their children born at Balmain were, Mary A (1859), Thomas (1860), Noah (1863), Emily E (1865, died 1867), Henrietta E (1868, died 1870), and Florence E A, known as Flora (1870).¹¹⁴

John Kensey, labourer, died at Balmain on 26 November 1877 and was buried in the Anglican section of Balmain Cemetery.¹¹⁵ Bridget Kensey died at Balmain, aged about 73, in 1908.¹¹⁶

Thomas Kensey and Catherine Reilly

John and Bridget's eldest son, bootmaker Thomas, married Catherine the daughter of Bernard and Ann Reilly at Sydney in 1889.¹¹⁷ Their children born at Balmain were, Lilly (1889), John (1891), Thomas H N (1894), Charles R H (1896), Cecil W G (1900) and Magdalene (1901).¹¹⁸

After letting the bootmaker's shop at No 228 in 1925 to William Sinclair, Thomas and family continued to live on the premises until he died there on 10 June 1926.¹¹⁹ Catherine Reilly Kensey died at Balmain on 30 April 1937.¹²⁰

No 228 was not listed in 1926-32. Following the same owners as No 226, No 228 was sold on a separate lot to the tenant, Balmain machinist Philip King Chiu, in November 1966.¹²¹

Description

The steep slate roof has the ridge parallel to the street with a dormer and a chimney with mouldings. There are no firewalls visible above the roof. Firewall projections are plain-faced above richly ornamented consoles. There are no verandah firewalls. Straight metal deck covers the hipped roof of what was once an open-end balcony. The demolished balcony was the upper part of a shop awning which was supported by timber posts at the kerbside. Walls are of stucco and the upper level has two pairs of large French doors with rectangular transom lights in straight-headed openings. The lower level has a shopfront with ingo and some of it is probably original.

When built, No 228 belonged to the Victorian Filigree style.

12.18 TERRACE SHOP/HOUSE**230 Darling Street (18)**

Also built by T W Gibbs in 1888, the house was let to William Hamilton in 1888-93; then to David Duncan 1894-98; Andrew Morrison 1899; Frank Crimmings 1900-01; Mrs Jessie Boyle, dressmaker, 1902-05; William Henry Gocher 1906-07; not listed 1908; Mrs Elizabeth Lindbergh 1909-10; Sylvester Horan 1911-14; Mrs Flora Whiteoak 1915; John Hamilton 1916-18; Arthur Ryan 1917-24; Albert Skinner 1925; Robert McGregor 1926-27; Thomas Pryce 1929; and not listed 1930-32.

With the same changes of ownership as No 226, No 230 was sold on a separate lot in October 1966 to Haberfield painter Cendron Calisto and his wife Maria.¹²²

Description

The steep corrugated iron roof has the ridge parallel to the street with a later dormer and a chimney with mouldings. The curved-top western firewall rises above the roof. Firewall projections are plain-faced above richly ornamented consoles but there are no verandah firewalls. Straight corrugated iron covers the hipped roof of what was once an open-end balcony. The demolished balcony was the upper part of a shop awning which was supported by timber posts at the kerbside. Walls are of stucco and the upper level has two pairs of large French doors with rectangular transom lights in straight-headed openings. The shopfront has been bricked up.

When built, No 230 belonged to the Victorian Filigree style.

12.19 DETACHED HOUSE**21 Gladstone Street (19)**

Sydney engineer William Baldock II bought lot O.A (lot 7) from Young and Manning in March 1856 for £120.¹²³ He also bought lot O.B (lot 8) in March 1858 for £120.¹²⁴ In August 1875 Baldock gave lot O (lots 7-8) to his wife Ann Jane; her brother, Sydney ganger David Nash, acted as her trustee.¹²⁵

William and Louisa Baldock I

William's father, William Baldock I, the son of Thomas and Mary Baldock, married Louisa (born 1804, surname unknown).¹²⁶ William I and Louisa Baldock's children were, William II, Louisa (married William Joseph Lewis, publican), and other children baptised at St Philip's Church, Sydney, were, Alfred (1840), and Frederick H (1846, died 1847).¹²⁷

Between 1856 and 1860 William Baldock II built a one-storey weather-board house (21 Gladstone Street) for his father, gardener William I, and mother Louisa. William I lived there from about 1860 to his death in 1869.¹²⁸ Mrs Louisa Baldock was there until 1878 when she moved to Newtown and died there aged 75 in 1879.¹²⁹

William Baldock II and Ann Jane Nash

In 1854 William Baldock II married Ann Jane, the daughter of David and Isabella Nash, at St Andrew's Church of England, Sydney.¹³⁰ David and Isabella Nash's children baptised at St Philip's Church, Sydney, were, Rebecca (1828), Robert (1829), William (1832), Ann Jane, known as Annie (1835), and David (1837).¹³¹

William II and Annie Baldock's children born at Sydney were, George P (1856, died 1858), Louisa E (1860), Flora L (1862), Amy B (1864), Bertha J (1866), Herbert W S (1868), Maride H G (1871) and Orswald Heden (1874).¹³²

In 1860 William II became the licensee of the Clarence & Richmond Hotel on the west side of Kent Street on the corner with "Baldock's Lane", an alley between King and Market Streets.¹³³ He was the licensee until he died there in 1876.¹³⁴ Annie Baldock became the licensee in 1876 and was the publican until 1883 when she moved to Forbes Street.¹³⁵ In 1885-88 Annie was an Oxford Street fruiterer and in 1889-95 moved to Hopewell Street, Paddington.¹³⁶ She died at Glenmore Road, Paddington, in 1897.¹³⁷

The Fate of 21 Gladstone Street

Annie Baldock sold lot O to John Long in February 1877.¹³⁸ After Louisa Baldock ceased to live at 21 Gladstone Street in 1878, Long let No 21 to William Chittam, mariner, in 1879; then Robert Scales 1881; Matthew Bishop 1882; and Charles Flood, saddler, 1883-84.

In May 1885 Long's mortgagee sold to Sydney agent Thomas William Gibbs who let the house to Mrs Ann Aylott in 1885-87 and James Aylott 1888-1917. London gentleman James Ekin bought from Gibbs's mortgagee in February 1917 and he continued Aylott's tenancy to 1929 and let No 21 to Mrs Sarah Aylott in 1930 and Thomas Aylott 1931-32.

Following the same chain of ownership as 226-228 Darling Street, No 21 was sold on a separate lot in May 1970 to Willoughby carpenter John Ernest Forster.¹³⁹

Description

No 21 has been replaced by a house built in 1989.

12.20 DETACHED HOUSE**23 Gladstone Street (20)**

In about 1868 William Baldock II built a one-storey brick house which was let to William Foyler in 1868-72; not identifiable tenants 1873-78; Robert A Thompson, grocer, 1879; Patrick Brady 1881; Robert W Scales 1882; Albion Millard 1883; Patrick Cherry, gardener, 1885-86; not listed 1887-88; W Collyer, bootmaker, 1889; Michael Gleeson 1890; not listed 1891; Charles Richards 1892-93; Thomas Cunningham 1894; not listed 1895; Thomas McLoughlin 1896-97; Frank Roberts, 1898-1900; and not listed 1901.

William Marshall, boilermaker, was the tenant in 1902; not listed 1903; Mrs Janet Middleton

1904-08; Frank Boundy 1909; George Berthold 1910; James Ryding 1911-12; Thomas Jones 1913-14; George Day 1915; Charles Olsen 1916; Christina Martin 1917-18; John Morgan 1919-21; Mrs Mary Watson 1922-24; Mrs Marie Higginson 1925; Arthur Copley 1926; J McWhirter 1927-29; and David A McWhirter 1930-32.

Following the same chain of ownership as 21 Gladstone Street and 226-228 Darling Street, No 23 was sold in February 1971 on a separate lot to a finance company.¹⁴⁰

Description

The medium-pitch corrugated iron roof has the ridge parallel to the street. Straight corrugated iron covers the verandah roof which has no hips but is supported by flat timber posts. Walls are of stucco and contain the central straight-headed doorway with a rectangular transom light. On either side of the doorway is a straight-headed box-frame window with six-pane sashes and square unbracketed sills. No 23 is a utilitarian version of the Victorian Georgian style.

Lot P

Balmmain stonemason John Hardman bought lot P from Young in January 1860 for £120.¹⁴¹ He had built five houses by 1869 when he sold to timber merchant John Booth for £1000.¹⁴²

12.21 LONDON HOTEL

234 Darling Street (21)

Between 1857 and the end of 1859 Hardman had already built a stone shop with living quarters above on the corner of Darling and Jane Streets.¹⁴³ The Darling Street front had a verandah at the left of the present exposed stone wing. Hardman was a corn dealer there in 1857-63 and in 1864-60 he is listed as a stonemason.

John Hardman and Mary Metcalfe

John Hardman was born in 1819 the son of John and Mary Hardman of Lancashire.¹⁴⁴ At Manchester he married Mary Metcalfe (born 1822, Yorkshire) and their son William was born at Manchester in c1840. John aged 22 and Mary 19, with 11-month old William, came to Sydney as bounty migrants aboard the *Marchioness of Bute*, leaving Liverpool on 12 September 1841 to arrive at Sydney on 7 January 1842.

John and Mary's children baptised at St Mary's Church, Balmmain, were, Sarah Anne (1843), James (1845), Mary Jane (1847), Henry (1849), Betty Amelia (1852), Elizabeth Frances (1854), Charlotte (1856), John (1858, d. 1859), Samuel (1861, d. 1862) and Thomas (1863, d. 1863).¹⁴⁵

John Hardman died at Balmmain on 31 December 1870 and was buried at Balmmain Cemetery, aged 53.¹⁴⁶ His death of phthisis, pulmonary consumption, was probably caused by stone dust.¹⁴⁷

After her husband's death, Mary Hardman lived on the north side of Darling Street between

McDonald Street and the Cricketers Arms (Monkey Bar) until 1875.¹⁴⁸ She was in Curtis Road in 1876 and Church St 1878.¹⁴⁹ After 1878 she probably lived with one of her married children. Her son Henry lived at the waterfront end of the west side of Edward Street in 1882.¹⁵⁰ Mary lived to be 88 and died in 1910 and was buried beside her husband at Balmmain Cemetery.¹⁵¹

Joseph Heywood and Sarah Hardman

John and Mary Hardman's daughter, Sarah Anne, married Joseph Thomas Heywood on 25 March 1862 at "a private home in Balmmain".¹⁵² Joseph Thomas was the second son of Thomas Heywood who was born in 1803 at Oldham, Yorkshire, the son of Joseph and Mary Heywood. Thomas Heywood married Anne Lawson at Manchester in c1825. Anne was the daughter of John Lawson and his wife Anne (née Lister).

Thomas and Anne Heywood's children born at Saddleworth, Yorkshire, were, Lavinia (1826), John F (1827), Joseph Thomas (1831), and Mary Ann (1837). Thomas, a carpenter, Anne and children arrived at Sydney as bounty migrants financed by Aspinall, Brown & Co on the *Columbine*, leaving Liverpool on 20 August 1841 to arrive at Sydney on 4 December 1841.

Joseph Thomas and Sarah Anne Hardman Heywood travelled to Lagoon Creek Station, near Jondaryan, Queensland, where they both worked and their children born there were, Alfred (1863), Mary L (1865), Emily A (1867), Louisa A (1870), George Sydney (1873), Charles (1878) and Mabel (1880).¹⁵³ The sons Alfred and George also worked on the station and when the land was subdivided "the manager made sure that Joseph was able to get a good block".¹⁵⁴ Joseph Heywood died at Lagoon Creek in 1896 and the block passed to Alfred who died in 1934.¹⁵⁵

The London Hotel

After John Hardman sold to Booth in August 1869, Booth converted Hardman's stone shop and house to a hotel and probably enlarged it on the eastern side and at the rear.¹⁵⁶ Booth let it to Christopher Bate who opened the Golden Eagle Hotel there in 1870. The 1871 licensee is not known but William Collins changed the name to the Circular Saw Hotel in 1872. The 1873 licensee is also not known but T H Wright was there in 1874-78, naming it the London Tavern.

In December 1876 Booth sold the Darling Street portion of the land with the hotel and 232 Darling Street to Elizabeth Isaacs, a Balmmain widow.¹⁵⁷ She let it to James Alexander Brodie, publican, in 1880-89 and he kept the London Tavern name. Brodie formalised the lease with Mrs Isaacs in October 1883 and the property included the "London Hotel" and bar fittings, bar engine, billiard table, and No 232 next door from 10 February 1884 for seven years.¹⁵⁸

In October 1890 Brodie bought the property from Mrs Isaacs for £2150.¹⁵⁹



James Brodie and Christina McKenzie

James Alexander Brodie (born 1842) married Christina (1859), the daughter of Duncan and Eliza McKenzie; the first child Duncan was born in 1879 (died 1899) before coming to Sydney.¹⁶⁰ James and Christina Brodie's children born at Balmain were, Eliza M (1881), Ethel (1882), William A (1884, died 1885), Jessie McK (1886), Gordon McK (1887), unnamed son (1889, died 1889), Norman McK (1891, died 1892), Colin McK (1892, died 1892), Malcolm McK (1893), Marshall McK (1896, died 1896), Leslie McK (1897) and Donald McK (1899, died 1900).¹⁶¹

In 1890 Brodie let the premises to Fred A Allen who continued to call it the London Hotel, although it was sometimes earlier called that name as an alternative to the London Tavern. The London Hotel name has survived in the 1990s. Allen was there in 1890-99 and Perce Builots had the London Hotel for 1900. Thomas M Carroll was the publican in 1901 and Mrs M Priestley in 1902-07.

Elected an alderman of Balmain Council in 1889-94 James Brodie, J P, 1889-94 was Mayor in 1891.¹⁶² Back in charge of the London in 1908, Brodie was there when Christina died, aged 50, on 14 October 1909.¹⁶³ Brodie continued until February 1914 when he sold the hotel to Toohey's Ltd for £5000.¹⁶⁴ The brewery renovated the hotel and concealed John Hardman's stone corner building under a new facade.

After selling the London Hotel, James Alexander Brodie, J P, retired to Bolingbroke, 18 Llewellyn Street, Balmain, where he died aged 74 on 25 August 1916.¹⁶⁵ After 1916, his son Gordon McK Brodie was listed at the house.¹⁶⁶

The London Hotel in Later Years

Licensees following the renovation were: Aloysius Cleary 1914; Harry Benham 1915-19; John T Cahill 1920; J Schaffer 1921; R Munro 1922; George J Saunders 1923; Robert Black 1924; Ar-

The London Hotel, 234 Darling Street

Stonemason John Hardman built the corner section in 1857-59, timber merchant John Booth converted it to a hotel in c1869 and Toohey's remodelled the building in 1914. In about 1928 the brewery demolished No 232 and extended the hotel. (S Mitchell)

thur Rawlings 1925; William Hore 1926; Ernest S Day 1927; and R Wickman 1928 to at least 1932. Richard J Wickman leased the hotel from Toohey's in October 1953 and in June 1956.

In May 1984 Toohey's sold the hotel and it was extensively renovated in 1988 when the stucco was stripped revealing Hardman's stone corner building and the side and rear additions.¹⁶⁷

Description

The moulded coping of the parapet continues up and over the semicircular pediments which have vertical motifs and extends across No 232 which is toothed into the stonework of the original hotel building. The central pediment to Darling Street reads "London Hotel". A similar pediment above Jane Street has the same inscription. A strongly moulded cornice is supported by simple, bold brackets. The walling from the underside of the cornice to the top of the parapet is stucco.

Stucco has been removed from the original hotel building to reveal the stone walling and from the brick additions as well. On the upper level is a straight-headed box-frame window with rectangular sashes and a square unbracketed sill. There is no recess or opening in the upper splayed corner. The upper level of the Jane Street side has four similar windows. All work below the suspended awning is part of the 1988 renovations including the conversion of the lower splayed corner entry to a window.

The first Jane Street extension is of sandstock brickwork and has a moderately steep corrugated iron roof. Four straight-headed box-frame windows have rectangular sashes and square unbracketed sills. There are three similar windows on the lower level which has a straight-headed entry doorway with a rectangular transom light.

The second Jane Street extension is of common brick and has two upper level box-frame windows similar to those in the first extension. The lower level has a doorway and cart-dock.

When built the stone portion of No 234 was probably an example of Victorian Georgian.

12.22 ATTACHED HOUSE

232 Darling Street (22)

Hardman built the brick house attached to No 234 (London Hotel) between 1860 and 1869 with a street-facing verandah built on the same line as the hotel verandah. Early tenants are not identifiable during Hardman's ownership. In August 1869 Hardman sold the house to John Booth with No 234 and Booth let it to Alexander Bowen, house and sign painter, in 1870-75.

Alexander Bowen was the father of Edward Joseph Bowen, Balmain Council alderman in 1898-1910 and architect of significant buildings such as Balmain District Hospital and St Paul's Presbyterian Church, Rozelle.¹⁶⁸

Edward Bowen and Agnes Turnbull

Alexander was the son of Sydney grocer Edward Bowen, who was born in 1805 in Herefordshire and worked as a farm servant.¹⁶⁹ Convicted of housebreaking at Shrewsbury in 1827, he was transported for life and arrived at Sydney in the *John* on 25 November 1827.¹⁷⁰ Assigned to the Australian Agricultural Co, and after being pardoned, established a grocery at Market Street

Edward Bowen married Agnes Turnbull at St Andrew's Scots Church, Sydney, on 10 August 1840, Rev Dr McGarvie officiating.¹⁷¹ Agnes, the daughter of Archibald Turnbull and his wife Anne (née Morier) was born on 30 December 1812. Described as a "housemaid, Church of Scotland, able to read and write", Agnes arrived at Sydney aboard the barque *Portland* on 18 December 1838 with 252 other emigrants from Greenock, Scotland.¹⁷²

Edward Bowen was a grocer in Sussex Street in 1865, and in 1866 he became a house agent in Bathurst Street.¹⁷³ Edward and Agnes Bowen's children baptised at St Andrew's Scots Church, Sydney, were, an unnamed son (1841, died at birth), Alexander, who was to become the architect's father, (1842), Anne (1843, died in infancy), Anne (1844, d. infant), Sarah (1846), Caroline Sophia (1847), Anne (1848), Edward John (1849), Helen Anderson (1852), Mary Jane (1854) and Helen A (1858).¹⁷⁴

John Caldecott and Ann Coates

Alexander Bowen married Jane Caldecott at Liverpool Street, Sydney, on 2 August 1865.¹⁷⁵ Born in 1846, Jane was the daughter of blacksmith, and later engineer, John Caldecott of Manchester.¹⁷⁶ Born in 1819, John was the son of Benjamin Caldecott, a member of the Lifeguards who fought at the Battle of Waterloo (1815), and his wife Margaret (née Bennett) .

On 27 October Caldecott left Liverpool on the *Champion* and arrived at Sydney on 12 February 1842. Also on board, "under the care of Hugh and Mary Beattie", was 20-year old nurse Ann Jane Coates (born 1821); Hugh Beattie was a cousin of Ann's stepmother.

On 24 July 1842 at St James's Church, Sydney, John Caldecott married Ann Coates.¹⁷⁷ Working first at Black Creek (Branxton) and later at Raymond Terrace, Caldecott moved to Sydney where he began at Mort's Dock in about 1865. The Caldecotts lived at Balmain at Adolphus Street in 1867-68, then Campbell Street 1869-72 and later, in Kincora Cottage at College Street from 1873.

John and Ann's children born at Black Creek were, Emma (1844), Jane (1846, married Alexander Bowen), William Henry (1848), at Raymond Terrace, John (1850, d. young), Margaret Anne (1852), Mary (1853), John (1856), at Newcastle, Martha H (1858), Phillip James (1861), George T (1863, d. 1864), and at Sydney, Victor C (1865, d. 1865).¹⁷⁸

Death of John Caldecott

On 30 March 1873, at about 12.45 am on a Sunday morning, John Caldecott, third foreman at Mort's Dock, was fatally injured in an accident while repairing steam pipes.¹⁷⁹ Falling from a ladder 12 feet above the floor, he struck his head on the sole plate of the steam hammer: five minutes later he was dead. Ann Jane Coates Caldecott left Kincora Cottage in 1876 and died aged 82 at Fairlie Cottage, Llewellyn Street, on 26 May 1902 and was buried next to her husband John at Balmain Cemetery.¹⁸⁰

Alexander Bowen and Jane Caldecott

Alexander and Jane Caldecott Bowen's son Edward Joseph, the future architect, was born at Mary Street, Surry Hills, on 30 April 1866 and the others born at Balmain were, John C (1868, died 1868), Evelyn B E (1869), Alexander J (1871, d. 1871), Alexander J (1872), Herbert C (1873, d. 1875), Claudia (1875), Etheline (1877), Osric (1878), Eric (1881), Eustace Balfour (1883), Irene Estelle (1885), Adele V (1887), and Myra Kathleen (1889).¹⁸¹ For the first six years of their married life, the Bowsens lived with Alexander's parents at Surry Hills but in 1870 moved to 232 Darling Street, Balmain.¹⁸²

Alexander set himself up as a house, sign and ornamental painter in Balmain but developed other interests such as a house and land agency, and mortgage financing.¹⁸³ He marked his success at business and in public life by building a large house, Currawinya, 94 Elliott Street. A well-known singer with a resonant baritone voice, Alexander was for 30 years the conductor of the Campbell Street Presbyterian Church choir.¹⁸⁴ He died at Wentworth Falls on 14 November 1914.¹⁸⁵ Jane Bowen died aged 79 at Currawinya on 17 June 1925 and was buried with her husband Alexander at Waverley Cemetery.¹⁸⁶

On 29 July 1896 E J Bowen, architect, married Marion Proudfoot in the Campbell Street Presbyterian Church. Marion, the eldest daughter of railway contractor George Proudfoot, died in 1953. E J Bowen was the architect of Wood & Co's Mortuary Chapel at 810-812 George Street, Brickfield Hill, Sydney. The chapel is said to have been the first of its kind erected in Australia. Sub-conductor of the Campbell Street Presbyterian Church Choir, Bowen died at Roseville on 27 August 1925.¹⁸⁷

The Fate of No 232 Darling Street

John Booth sold No 232 to Balmain widow Elizabeth Isaacs with the London Hotel and she let the house in 1877-79 to tenants who are not identifiable; then to John P Scarr 1881; not listed 1882; then Edward Burns, quarryman, 1883; A Brown 1884; William Wade, engineer, 1885-86; but not listed again 1887-88.

In October 1890 publican James Brodie bought the house with the London Hotel and lived there in 1890-1907. Not listed in 1908, Brodie let No 232 to William Evans in 1909-11 and to William Houghton in 1912-13. In February 1914 Brodie sold the house with the hotel to Toohey's Ltd who let it to Robert Hough in 1914; then to Charles Williams 1915-16; John Scott 1917; Mrs E Elphinstone 1918-20; Robert W Neil 1921-24; Arthur Ryan 1925-26; and W Small 1927.

No 232 was not listed in 1928-32 and at this time the brewery probably demolished the house and used some of the materials to build additions to the side and rear.

Description

From the eastern end of the stone wing, the parapet detailing carries across what was the verandah wing of the original hotel and No 232. Below the parapet later common brickwork conceals all details of the older buildings. Four straight-headed box-frame windows with rectangular sashes and square unbracketed sills are set in the upper level. The lower level has new work incorporated during the 1988 renovation.

12.23 TERRACE HOUSE

2 Jane Street (23)

Between 1860 and 1869 John Hardman also built the two-storey brick houses, 2-6 Jane Street. The houses were included in Hardman's August 1869 sale to John Booth who sold them to James Eyles of Sydney in December 1875.¹⁸⁸

Hardman's tenants are not identifiable. Booth let No 2 to William Collins, hairdresser, in 1870; then not listed 1872; and to Alfred Keen Alder, tobacconist, 1874-75. Not listed 1876-78, No 2 was let by Eyles to —Alder 1879; James Hall, ironmoulder, 1881; William H Stevens 1882; John Kirk, shipwright, 1883-84; James Kirk, shipwright, 1885-90; A Thomas 1891-97; Joseph Kay 1898-99; Mrs M Cuckson 1900-01; Martin Galvin 1902-03; and Thomas Atkinson 1904.



Alexander Bowen (1842-1914)

James Eyles lived in No 2 in 1905-06 but moved to Dundas where he died on 7 May 1907.¹⁸⁹ He left Nos 2-6 to his daughter Eliza, the wife of James Stevens, a Dundas fruitgrower.¹⁹⁰ Mrs Stevens let No 2 to Alfred Hallor in 1907; then not listed 1908-09; and John Purcell 1910-13.

Eliza Stevens died on 7 April 1913 and left Nos 2-6 to her husband James who continued Purcell's tenancy in No 2 until 1916; then not listed 1917; Charles Pitstock 1918-26; and Charles Bligh, 1927-32.¹⁹¹

James Stevens died on 5 July 1935 and Nos 2-6 to his sons James Henry and William Charles.¹⁹² They sold to Herbert Stanley McDonald of Balmain in March 1947.¹⁹³ In March 1957 he sold Nos 2-6 to Mrs Eileen Ethel Lintott of Balmain and she sold to Sydney company directors Steven and Ruth Stux in April 1957.¹⁹⁴ The Stuxes sold No 2 on a separate lot to the tenant, labourer Lorenzo Ramundo, in March 1965.¹⁹⁵

Description

The medium-pitch narrow-eave corrugated iron hipped roof has the ridge parallel to the street and is shared by Nos 2-6. No main firewalls are visible above the roof but a chimney with mouldings can be seen. Concave corrugated iron covers the hipped roof of the cantilever balcony which has cast-iron grille columns. The railing is a mixture of turned timber and cast-iron panels and is not original: the underside of the balcony joists are shaped.

All stucco has been stripped to reveal the sandstock brickwork. On the upper level are two straight-headed openings containing pairs of French doors. A straight-headed box-frame win-



224 Darling Street, 1857

Built by grocer John Barlow and sold to C S Barrell in 1862, the shop at right was a produce store until 1926.

(S Mitchell)

down lights the lower level and has six-pane sashes and a square unbracketed sill. The straight-headed doorway has a rectangular transom light.

When built, No 2 was an example of the Victorian Regency style.

12.24 TERRACE HOUSE

4 Jane Street (24)

Built by John Hardman between 1860 and 1869, the house was let to Robert Howard, baker, in 1870; then not identifiable 1872-76; to Patrick Kelleher, architect, 1878-79; James Kirk 1881; John Brophy 1882; Mrs Ann Crosby 1883; —Powell, tailor, 1884; Frank Johnston 1885-88; not listed 1889-90; John Cleary 1891-95; William Bennett 1896; John McCredie 1897-1904; Michael Lawler 1905-09; James Bonnor 1910; George Rogerson 1911-12; Jeremiah Clifford 1913-29; and James Soutter 1930-32.

Following the same chain of ownership as No 2, Nos 4-6 were sold by the Stuxes to Northmead milk vendor Ronald Charles Miller in June

1962.¹⁹⁶ In August 1962 Miller sold No 4 on a separate lot to Paddington machine operator Ignazio Modica and his wife Joyce Maria.¹⁹⁷

Description

The medium-pitch narrow-eave corrugated iron hipped roof has the ridge parallel to the street and is shared by Nos 2-6. No main firewalls are visible above the roof but a chimney with mouldings can be seen. Concave corrugated iron covers the hipped roof of the cantilever balcony which has cast-iron grille columns. The railing is a mixture of turned timber and cast-iron panels and is not original: the underside of the balcony joists are shaped.

All stucco has been stripped to reveal the sand-stock brickwork. On the upper level are two straight-headed openings containing pairs of French doors. A straight-headed box-frame window lights the lower level and has six-pane sashes and a square unbracketed sill. The straight-headed doorway has a rectangular transom light.

When built, No 4 was an example of the Victorian Regency style.

12.25 TERRACE HOUSE**6 Jane Street (25)**

Also built by Hardman between 1860 and 1869, No 6 was listed as vacant in 1870 and tenants in 1872-75 not identifiable. The house was let to Alexander Grant, sawyer, 1876-79; not listed 1881; James Kirk 1882; —Dick, engineer, 1883; Mrs Peters and Mrs Johnston 1884; Alexander Jarvis, mariner, 1885; William Hamilton 1886-87; not listed 1888-90; Martin Ryan 1891-94; William Bennett 1895; William Daswood 1896; Mrs Theresa Hersee 1897-98; William H Stewart 1899; Mrs T Hulme 1900; Theresa Hersee 1901; E A Smith 1902; Francis Agnew 1903; Henry Wilcox 1904; James Hallor 1905-06; Owen Hall 1907-08; Samuel King 1909; John O'Connor 1910-20; Mrs Flora McDonald 1921-25; and Oliver Watkins, 1926-32.

Following the same chain of ownership as No 4, No 6 was sold on a separate lot in March 1971 to the tenants, driver and operator Frank Arthur Deering and his wife Eva Annie.¹⁹⁸

Description

The medium-pitch narrow-eave corrugated iron hipped roof has the ridge parallel to the street and is shared by Nos 2-6. No main firewalls are visible above the roof but a chimney with mouldings can be seen. Concave corrugated iron covers the hipped roof of the cantilever balcony which has cast-iron grille columns. The railing is a mixture of turned timber and cast-iron panels and is not original: the underside of the balcony joists are shaped.

All stucco has been stripped to reveal the sand-stock brickwork. On the upper level are two straight-headed openings containing pairs of French doors. A straight-headed box-frame window lights the lower level and has six-pane sashes and a square unbracketed sill. The straight-headed doorway has a rectangular transom light.

When built, No 6 was an example of the Victorian Regency style. _____

99; A Leone 1900-01; not listed 1902; James Mooney 1903-07; not listed 1908; Thomas Sloane 1910; Mrs Emily Sloane, confectioner, and Thomas Sloane 1911-12; Mrs Eleanor Stark 1913-16; Frances Everingham 1917-18; Laurence Eggers 1919; Byron E V Dufty 1920; Frederick P Davies 1921-22; Mrs Nellie Davies 1923-26; Mrs S Raymond 1927; and Mrs Ann Green 1928-32.

Following the same chain of ownership as 6 Ann Street, No 2 was sold separately to the tenant Vincenzo Arigliano, labourer, in March 1956.¹⁹⁹

Description

The medium-pitch hipped roof common to both houses has the ridge parallel to the street but is without eaves. The stuccoed walls are verandahless but a plain string course defines the storey-height. On the upper level are two widely separated straight-headed box-frame windows with six-pane sashes and square unbracketed sills. A single window of the same type is placed in the lower wall. The entry doorway is straight-headed and has no transom light. No 2 is a utilitarian version of the Victorian Georgian style.

11.15 ATTACHED HOUSE**4 Ann Street (15)**

Also built by the Lewises before 1879, the house was let to Mrs Matthews, dressmaker, and Henry Matthews, painter, in 1879; then to Leopold Jung II, baker, and Ann Bobardt 1882; Mrs Ann Fox 1883-84; James Lyons 1885; William Taylor, saw sharpener, 1886; Mrs Musto 1887; A Thomas 1888; Harry Yard 1889; Albert Thomas 1890; not listed 1891; William Hawley 1892; Charles Smith 1893; not listed 1894-95; James Blackadder 1896; not listed 1897-99; Frederick Burley 1900-02; Thomas Slous 1903-07; not listed 1908; and Otto Morlock 1909-32.

No 4 had the same fate as 6 Ann Street and was sold to the tenant, Luigi Cerbara, labourer, in March 1956.²⁰⁰

Description

The medium-pitch hipped roof common to both houses has the ridge parallel to the street but is without eaves. The stuccoed walls are verandahless but a plain string course defines the storey-height. On the upper level are two widely separated straight-headed box-frame windows with six-pane sashes and square unbracketed sills. A single window of the same type is placed in the lower wall. The entry doorway is straight-headed and has no transom light. No 4 is a utilitarian version of the Victorian Georgian style. _____

SECTION 11

CONTINUED FROM PAGE 47

11.14 ATTACHED HOUSE**2 Ann Street (14)**

William and Louisa Lewis built the pair of two-storey brick houses before 1879. No 2 was let to Charles Perry in 1879; then John Stewart, jeweller, 1881-82; Mrs Elizabeth Stewart 1883-84; George Goldsmith, painter, 1885; Albert Buist, jeweller, 1886-87; James Grant 1888; William Charles Bruce 1889; —Pierce 1890; not listed 1891-92; Charles Rogerson 1893-94; not listed 1895-96; Patrick Stevenson 1897; not listed 1898-

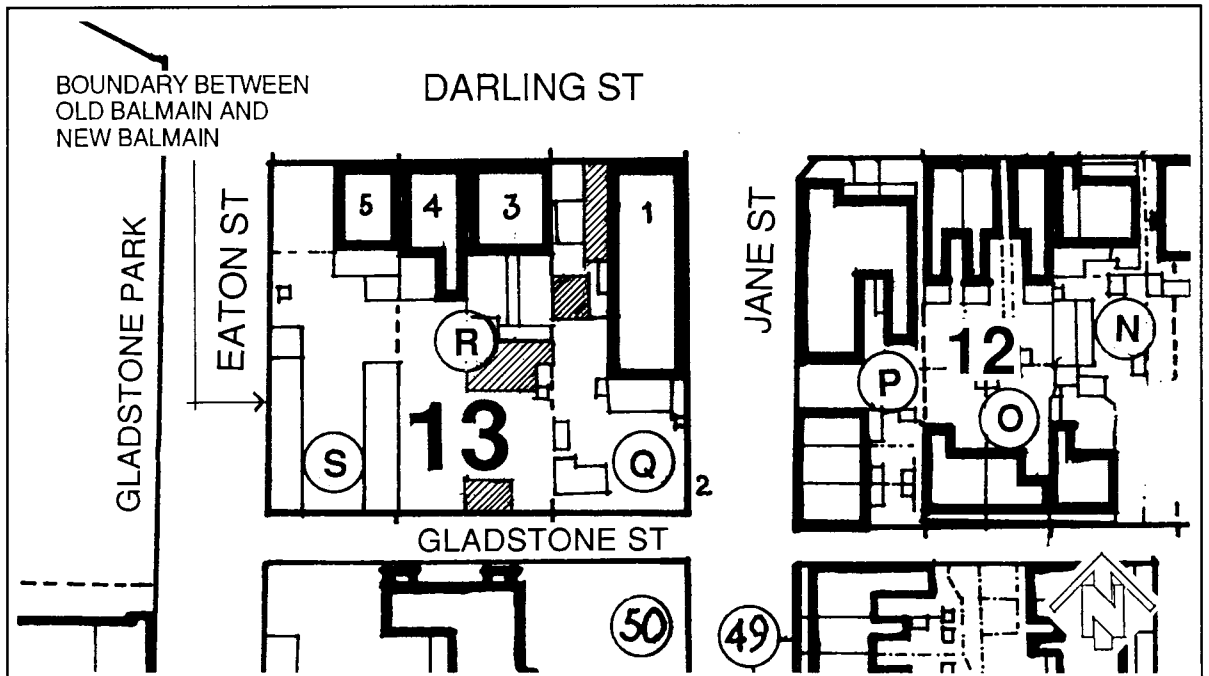
FIGURE 5
SECTION 13 IN 1887-96

A W YOUNG'S SUBDIVISION
BALMAIN
(SECTION 13 BEGINS ON OPPOSITE PAGE)

KEY No	BUILDING TYPE	HOUSE No	BUILT
Darling Street South Side			
1	Oddfellows Hall	236	1864
Jane Street West Side			
2	Detached house	1	1904
Darling Street South Side			
3	Former Bank of NSW	238	1866*, 1874
4	Detached shop/dwelling	240	1868*
5	Detached shop/dwelling	242	1860-66*

* Date of original structure, later demolished or altered
Original or previous number in street

FIGURE 5: SECTION 13
Buildings shaded were added in 1887-96 (Based on Balmain Sheet 24 of PWD Metrop Detail Series, ML, WB)
Lot numbers are encircled.
Boundaries of original lots - - - - -
Secondary boundaries — — — — —



SECTION 13

YOUNG'S LOTS Q-S

DARLING STREET

SOUTH SIDE
(JANE STREET TO EATON STREET)

JANE STREET

WEST SIDE
(DARLING STREET TO GLADSTONE STREET)

GLADSTONE STREET

NORTH SIDE
(JANE STREET TO EATON STREET)

EATON STREET

EAST SIDE
(DARLING STREET TO GLADSTONE STREET)

LOTS Q-S

Frederick Harpur, surgeon, Balmain, bought lots Q-S from Young in August 1862.¹ Four significant buildings were to be constructed on the land but two only have survived.

13.01 ODD FELLOWS HALL

236 Darling Street (1)

Frederick Harpur sold lot Q in October 1863 for £150 to joiners James Reynolds and Robert Wortley and dairyman Alexander Gow.² The purchasers were trustees of the Loyal Balmain Lodge of the Manchester Unity Independent Order of Odd Fellows.³

Friendly societies are mutual benefit associations which were founded in 17th-century England "with the object of creating some measure of financial security for working people, who had been left virtually unprotected owing to the disappearance of the medieval guilds".⁴ They were established originally to provide medical attendance for members and their families, and payments when members were unable to work through illness. Funeral benefits were added at a later date.

The oldest friendly society existing in Australia is the Independent Order of Odd Fellows whose first lodge was established in 1836. In 1839 the Manchester Unity Independent Order of Odd Fellows was formed at Sydney "for the purpose of raising funds for mutual relief in sickness".⁵ Members were sent to meet all immigrant ships to help newly arrived members of the order. In 1860 the order's first Balmain Lodge opened under office bearers Clarke and Perry.⁶

No 236's pediment is inscribed "ODD FELLOWS HALL IOOFMUFES ERECTED 1864" but

despite this architectural evidence, the building was not furnished for meetings in that year. Meetings were held at "Host [Frederick] Vale's Warwick Arms [Castle]" in 1863-67 but it was not until 1868 that the Odd Fellow's Hall was fully operational for lodge purposes.⁷

No 236, a two-storey detached stone building, had upper and lower verandahs extending to the kerbside.⁸ On the upper level a large hall catered for lodge matters, on the ground floor commercial premises brought in an income from rent, and, in 1868-86, the basement housed the Workingmen's Institute.⁹ Between 1887 and 1896, a stair-hall was added to the west side.¹⁰

The commodious Darling Street shopfront was let to Mrs Sarah McDiarmid, grocer, in 1868-70.¹¹ Later grocers were Charles Gay 1872-76, Charles Jones 1878-86 and Robert F Spencer 1887. John Strong rented the shop for his newsagency in 1888.

John and Margaret Strong

John Strong was born at Ballybrien, Granard, County Longford, Ireland in 1854.¹² His father, farmer John Strong, married Margaret Griffith in July 1846. Their children born in Ireland were William (1848), Ellen (1850), John, later to become the Balmain newsagent, (1854), Eliza (1855), Henry (1856), Margaret (1858) and Mary (1860). With the exception of Henry, John and his siblings came to Sydney. John and Eliza arrived together on the *Clyde* on 3 April 1879.

In 1881-83 John Strong worked as tram conductor and lived in Cooper Street between Elizabeth Street and Riley Street in the city.¹³ He was a commercial traveller living in Crown Street in 1884-85.¹⁴ Not listed in 1886, he probably lived above the newsagency he opened at 218 Darling Street (see 12.07) in 1887, the year of his marriage.¹⁵

John Strong married Margaret Sarah Fetherston at Ashfield in 1887.¹⁶ Their children born at Balmain were, Muriel Sarah (1889, baptised at St Mary's, Balmain), Eileen Margaret (1892) and Marie E (1897, died 1899).¹⁷

John and Margaret Strong moved to the ground floor of the Odd Fellows Hall where John had the newsagency until 1904. Although he did not own the premises, he did own houses at 11-15, 17-21 and 36 Ann Street, Balmain, which gave him an income from rents.¹⁸

John Strong died on 1 May 1934 at Waverton and Margaret Sarah Fetherston Strong on 28 July 1948, also at Waverton.¹⁹

The Odd Fellows Hall in Later Years

Succeeding John Strong at the Odd Fellows Hall, Henry McEwan was the newsagent and stationer in 1905-06. Not listed in 1907, the shop was let to Mrs Marie Britten, with Mrs P Kirkby & Son, undertaker, 1909-10; then Mrs Mulconry confectioner, 1911; Mrs Marie Britten again 1912-16 with Robert R Hatherell, physician and surgeon.



Pietro Sarina (1843-1883)
Foreman of John Booth's Steam Sawmill in 1880
(Booth Family Papers)

1915-16; and confectioners Mrs Britten 1917-28; Mrs M Belden 1929, Mrs Flo Humphries 1930, and C H Whitworth 1931-32.

The prominent shady verandahs were demolished after 1928 removing an important townscape element.²⁰ As well as its Lodge functions, the Odd Fellows Hall was the scene of many dinners, receptions and other gatherings until it was sold by the trustees in February 1975.²¹

Description

A pediment with moulded recess is elevated above the balustraded parapet by a quadrant-sided upstand containing a deeply moulded recess which bears the inscription ". Below the parapet is a moulded cornice and all work above its underside is of stucco. A suspended awning has replaced the two-storey verandah which had cast-iron columns, railings and decoration. Walls are of stone but probably were stuccoed.

On the upper level two tall straight-headed windows with fixed rectangular transom lights were once French doors opening to the verandah. A straight-headed box-frame is in the stuccoed wall of the stairwell extension. On the lower level of the addition a large semicircular arch spans the entry doorway. Some of the original shopfront remains and the two cast-iron columns inspired by the Corinthian order enframing the ingo are the feature. Along the Ann Street upper level are five straight-headed box-frame windows which have rectangular sashes and square unbracketed sills. Four similar windows light the lower level which also has two straight-headed doorways with rectangular sashes.

When built, No 236 was an example of the Victorian Filigree style but has been severely compromised by the removal of the verandahs.

13.02 DETACHED HOUSE

1 Jane Street (2)

The IOOFMUFs built a one-storey brick house in 1904 at the rear of the hall. John Johnstone was the first tenant in 1904; then John MacFarlane in 1905-06; Edward MacFarlane 1907-14; James R White 1915-25; and Mrs Anne White 1926-32. No 1 was sold on a separate lot by the trustees in March 1979.²²

Description

The medium-pitch corrugated iron narrow-eave hipped roof has the ridge parallel to the street. Straight corrugated iron covers the hipped verandah which is supported by square timber posts. The brick chimney has stuccoed mouldings. Walls are of tuckpointed Flemish bond face-brick-work and contain a segmental-headed central doorway which has a rectangular transom light. On either side of the doorway a segmental-headed box-frame window has rectangular sashes and a boldly stucco moulded sill without brackets.

No 1 is a simplified version of the Federation Queen Anne style.

13.03 FORMER BANK OF NSW

238 Darling Street (3)

Dr Harpur sold lot R.A (the eastern portion of lot R) to Richard Fletcher, a Sydney tailor, in May 1865.²³ In 1866 he built a shop/dwelling and opened as Richard Fletcher, Tailor & Outfitter. Closing his business in about 1871, he let the shop/dwelling to Agnes Greenwell who had her fancy warehouse there in 1872. Also on the land was a house listed as vacant in 1870-72.

Pietro and Anne Sarina

Pietro and Annie Sarina, and Agnes Greenwell probably lived in two separate dwellings on the land.²⁴ Pietro (born 1843), became foreman sawyer at Booth's sawmill at White Bay.²⁵ He was the son of John Sarina and Mary (née Thomason?). He married 19-year old Annie, the daughter of Thomas Greenwell and his wife Margaret (née Buckley) on 16 March 1871 at St Mary's, Balmain.²⁶ This was the last wedding solemnized by Rev Canon William Stack at St Mary's. Sarina died at Balmain aged 41 in 1883.

Death of Rev Canon Stack

Canon Stack met with a fatal accidental near Willow Tree on 12 June 1871.²⁷ Travelling with his wife by the Breeza Mail Coach to reach a dying son and, when six miles from Willow Tree, the horses apparently bolted, throwing the driver from his seat. Canon Stack tried to control the horses but was thrown to the ground and crushed beneath the coach. He was taken to Borambil Creek where he died aged 61 on 14 June 1861.



In accordance with his wishes, his body was brought to Balmain for a memorial service at St Mary's Church before burial at St Peter's Churchyard, Campbelltown.

Bank of New South Wales

On lot R.A in 1874, Fletcher either added an upper storey to his shop or demolished the shop and built a large two-storey stone detached building with upper and lower verandahs extending to the kerbside.²⁸

In May 1875 Fletcher sold the building for £1200 to the Bank of New South Wales which opened the Balmain branch there in June.²⁹ R E A Wilkinson, the head office accountant, lived in Balmain's Happy Valley (Wortley Street area) and was instrumental in the bank opening its first branch outside the city at Balmain.³⁰

The opening of the branch preceded "by a few days" the opening of a sub-branch of the Bank of Australasia in 198 Darling Street. Shepherd Smith, manager of the Bank of NSW, wrote:

the Australasia has astonished us somewhat ... by opening sub-branches all over Sydney within the last month ... and wherever they are likely to take a hold we shall double bank them as will no doubt the other local institutions".³¹

By 29 June 1875 Balmain Council had transferred its business from the Commercial Bank at Sydney to the Bank of Australasia branch at Balmain.³² The Bank of NSW's "double banking" efforts evidently caused the closure of the Australasia in Balmain by 25 January 1876.³³

The first manager was G V James and the first accountant Richard Stack, the son of Rev Canon Stack. Manager James was succeeded in a few weeks by John Tompkins of Ipswich. Draper John Murray is said to have been the first depositor at the new branch and is reputed to have run a race with Henry Jesson for the privilege.³⁴

Imposing Suite of Buildings in 1907

L to r: when begun in about 1860, the suite of buildings, comprising the Odd Fellows Hall (No 236), the Savings Bank of NSW (No 238), Chapman's Confectionery (No 240) and Wood & Co Undertakers, represented the western edge of commercial development in Balmain. Little building was to be found west of the future Gladstone Park.

Between 1888 and 1896 additions were made at the rear during the managership of Stuart Nisbett Hogg (1888-1903). In 1903 Hogg moved the bank to new premises (now Westpac), designed by John Sulman, at Loyalty Square.

The Savings Bank of NSW

In November 1903 the old bank was bought for £2096 by the Savings Bank of NSW "a body corporate for the benefit of the depositors".³⁵ The first savings bank was organised in Sydney in 1819, two years after the trading Bank of NSW opened for business.³⁶ Governor Macquarie presided at a meeting in June 1819 and a report of the proceedings stated that poor settlers, mechanics, servants and labourers had no encouragement to save their earnings and no place for the deposit of those earnings. This led to "a system which mainly tends to keep them poor, vicious and unmarried, and is therefore of deepest injury to the Colony".³⁷

Opened at Sydney on 17 July 1819, the Savings Bank accepted deposits of not less than two shillings and sixpence and paid interest at the rate of 7½% per annum. Sydney merchant Robert Campbell took over the bank which became known as Campbell's Bank until 1832 when funds were transferred to the newly founded trustee Savings Bank of NSW.

At the Balmain branch of the Savings Bank in No 238, Harry Hibble was the first manager in 1904-09; then V G A Scott 1910-11; no manager listed 1912; and Walter C Campbell 1913. The Savings Bank ceased to use the building in 1914.

Founded as a separate institution to the trustee Savings Bank in 1871, the government Savings

Bank of NSW operated as a sub-department of the post office.³⁸ The two savings banking systems survived the 1890s depression but the Post Office Savings Bank became the Government Savings Bank of NSW in 1906 and in 1914, under the *Savings Bank Amalgamation Act*, took over the trustee Savings Bank (established 1832). In 1931 this institution in turn was absorbed with other banks by the Commonwealth Savings Bank.

No 238 Darling Street in Later Years

In 1915-16 No 238 was shared by Robert Ratcliffe Hatherell, physician and surgeon, and F W A Stedman, estate agent. The Government Savings Bank sold to Hatherell in March 1917.³⁹ Hatherell let the premises to Stedman until he sold in August 1930 to Alfred Walter Pearce, a Manly tobacconist.⁴⁰ Stedman shared the building with Mrs Murdoch Gilles in 1918; Albert Skinner 1919; F J Carberry, dentist, 1920-22; H D Borthwick, dental surgeon, 1923; R Tatham, plumber, 1924-25; Fred T Pearson 1926; Mrs M Boyce 1927; and Les J M Iles 1928-30. Stedman was there alone in 1931-32.

Pearce's mortgagee sold to Walter Julius Runnstrom, painter, Balmain, in November 1938.⁴¹ In February 1963, after Runnstrom's death on 19 September 1961, the building passed to his widow Ruby who lived there.⁴² By this time the verandahs had been demolished. Mrs Runnstrom sold the building in December 1984 and it became commercial premises again.⁴³

Description

A moulded and dentillated cornice supports a balustraded parapet which has a moulded central recess. Walls and mouldings are stuccoed; the upper storey has four straight-headed openings containing pairs of French doors with semi-circular top panes but without transom lights. Later cast-iron railings are set flush with the wall face.

The lower level is of stone and has an arcade of semicircular openings finished with moulded archivolt terminating on prominent impost and separated by rusticated piers which are repeated at the corners. The two end openings contain double entry doors with semicircular transom lights above. The remaining four have semi-circular-headed box-frame windows with semi-circular top sashes and boldly moulded sills which are unbracketed. Below sill level are moulded panels and the top of the base course is also moulded.

No 238 when built was an example of the Victorian Filigree style but has been severely compromised by removal of the verandahs.

13.04 DETACHED SHOP/DWELLING

240 Darling Street (4)

Balmain freeholder Leonard Butler bought lot R.B (the western portion of lot R) from Harpur in June 1866.⁴⁴ In 1868 Butler built a two-storey brick shop and residence, with upper and lower

verandahs extending to the kerbside and had a drapery there until 1881.⁴⁵ In January 1882 Butler sold to William Keighley of Paddington.⁴⁶

Keighley let the premises to chemists, J Bishop 1882-89, C Clarke 1890-91, and Pattinson & Co 1892. After Keighley died on 19 July 1898, his family sold to Balmain shipwright John Chapman in May 1904.⁴⁷ He had operated a confectionery there since 1893.

John and Catherine Chapman

Nothing is known of John Chapman's arrival at Sydney but it seems that he came to investigate the possibilities of bringing out his wife and children.⁴⁸ John was born in Sunderland, the large seaport of Durham, in 1842.⁴⁹ Catherine was born in 1844, the daughter of William Pringle and his wife Frances, née Hall, who were married on 19 May 1839. Married in Sunderland, in the Wesleyan faith, John and Catherine Chapman's children born there were, Edith Annie Pringle (1879) and Michael Ernest (1882).

On 29 September 1888 the *Ormuy* sailed for Sydney with 55 passengers, including Catherine and the two children for the 44-day voyage at a fare of £14. After settling his family, John, working as a shipwright with the shipbuilders Morrison & Sinclair, saved enough to open the confectionery. He probably continued ship-wrighting for some years while Catherine looked after the shop and made the bulk of the confectionery.

Catherine's "lucky toffees" were popular with children at the nearby schools. John became notorious for entertaining the children by taking out his glass eye and playing marbles with it. Chapman's upper verandah became the speaking place for politicians such as Billy Hughes who, during World War I, delivered some of his election speeches there.

Perhaps illness caused the Chapmans to let the shop to Mrs Emily Spendlow who was the confectioner in 1915. Catherine took over the shop again from 1916 until John died aged 77 at the Rookwood Asylum for the Aged and Infirm on 9 March 1919.⁵⁰

Catherine let the shop to Mrs Bessie Trethewey and Mrs R H Sands in 1919; then James Murphy and Mrs Sands 1920; and Roger Tatham, grocer, in 1921-23. Catherine Chapman died aged 77 on 1 December 1921 at Drummoyne and she was buried beside her husband in the Congregational section of the Field of Mars Cemetery at Ryde.⁵¹

No 240 Darling Street in Later Years

No 240 passed to Edith Annie Pringle Chapman, the wife of Robert H Thatcher (married at Balmain in 1903), Centennial Park, and Michael Ernest Chapman, gentleman, Drummoyne.⁵² They continued Roger Tatham's tenancy to 1923 and then let the shop to mixed business proprietors, Howard J Moore in 1924-26, F Caldwell 1927-30, and T McMiles 1931-32. Robert Thatcher died at Petersham in 1932.⁵³



The Savings Bank of NSW in 1907

Purchased by the Bank of NSW for its Balmain branch in 1875, the building was sold to the Savings Bank of NSW in 1903.
(P Reynolds Collection)

Michael Chapman married Clara Ellen Lord at Sydney in 1912.⁵⁴ He died aged 52 Prince Henry Hospital on 3 September 1934 and his sister Edith Annie Chapman Thatcher at Centennial Park on 14 November 1944.⁵⁵ Still standing in May 1951, No 240 was sold by the Chapman family in October 1964 to a Vaucluse businessman who demolished it in about 1965.⁵⁶

Description

No 240 was an example of Victorian Filigree but has been replaced by a mixed commercial and residential development

13.05 DETACHED SHOP/DWELLING 242 Darling Street (5)

In May 1866 Balmain cabinetmaker and upholsterer William Henry Wood bought lot S.A (the eastern half of Young's lot S) from Frederick Harpur.⁵⁷ In December he bought lot S.B (the western half).⁵⁸ From this land purchase a vast enterprise would arise that would provide an essential service to countless people.

William Henry and Fanny Wood

Born on 13 January 1816, William Henry Wood was the son of Reuben Wood and his wife Frances Webb (née Moucher) of Industry Row, Vine Street, Lambeth, South London.⁵⁹ William married Fanny Holloway at Lambeth on 4 July 1840. Fanny was born on 30 September 1818, the daughter of Thomas Holloway, woolstapler, and his wife Jane, at Powner Lane, Ringwood, Hampshire. William and Fanny's children born at London were, William Thomas (1841), and at Beddington-with-Wallington, Surrey, Reuben (1843), Charles Holloway (1845), Henry (1847), Emily Jane (1850), and Fanny Webb (1854).

The Woods Arrive at Sydney

William Henry Wood worked as a carpenter and Fanny as a dressmaker. Daughter Fanny was

only three months old when William Henry brought the family to Sydney in the *Bangalore*, leaving England on 3 November 1854 and arriving at Sydney on 13 January 1855. Prudently, William Henry was a member of Caroline Chisholm's Family Colonisation Society and so received a subsidy of half the £99 fare for himself and family. After arrival, the Woods lived at Point Piper Road, Woollahra, where Arthur Charles Jackson was born on 13 August 1856.⁶⁰

Robert Frederick Wood was born at Woolloomooloo on 15 December 1859.⁶¹ His baptism at Balmain four weeks later on 15 January 1860 could indicate when William and Fanny first set up house in Balmain.⁶² Elizabeth, the youngest, was born at Balmain on 31 December 1861.⁶³

William Henry did not sever all connections with Woollahra, becoming, with his son William Thomas, a founder member of the St Mark's Darling Point Society of Bellringers in 1863.⁶⁴ The third son, Charles Holloway Wood married 22-year old Rebecca Waterman on 11 July 1866 at St Mary's Church, Balmain.⁶⁵

William and Elizabeth Waterman

Rebecca was the daughter of William Waterman and his wife Elizabeth, the daughter of Richard and Mary Cooper.⁶⁶ The other Waterman children born in the County of Kent, England were, Mary Ann Elizabeth (1820?), at Hunton, Richard (1822), at Lee by Lewisham, Frances (1824), Elizabeth (1825), Eliza (1826), William (1827), at Kent, Sarah (1829), at Hunton, Ann (bapt. 1831), at Kent, Edward (bapt. 1832), at East Farleigh, George (1835), John Cooper (bapt. 1837), and Abraham (bapt. 1839).⁶⁷

On 19 April 1841 the *Burhamptooter* sailed from Plymouth carrying William and Elizabeth Waterman and the children, excepting daughter

Mary Anne.⁶⁸ On 7 August the Watermans arrived at Sydney where Rebecca was born at Petersham on 16 November 1843.⁶⁹ Jeanette Greenwell's meticulous historical research places William in 1842-44 as working for leading Sydney solicitor James Norton, most likely on the extensive gardens at Norton's semi-rural retreat at Elswick (now Leichhardt West).⁷⁰

By 1846 William was the superintendent gardener in the Governor's domain and was still there in 1850, living in a cottage nearby.⁷¹ William later settled in Duke Street, Balmain where he died aged 54 on 28 May 1855; his wife Elizabeth also died there on 11 June 1858.⁷²

John and Eliza Whitehead

On 27 December 1854, at St Mary's Church, Balmain, William and Elizabeth Waterman's daughter Eliza married John Whitehead, who by 1857 became the headmaster of St Mary's Denominational School, and District Registrar.⁷³ Their children born at Balmain were, Annie (1856), John Edward (1857), at Liverpool, Charles (1860) and at Sydney, Souvenir (1862, died 1864).⁷⁴

Charles became a lay-preacher at St John's, Balmain, and for many years conducted a weekly church service at Biloela Industrial School for Girls on Cockatoo Island.⁷⁵ Charles Whitehead's son, Roland, was the inventor of that household necessity, Tarzan's Grip.⁷⁶ John Whitehead became a schoolmaster at Holy Trinity Church School, Miller's Point, and died at Newtown on 1 April 1862.⁷⁷ After her husband's death, Eliza Whitehead ran a school in Mullens Street and her son Charles had a shop on a Mullens Street corner for many years.

William and Anne Livingston

Anne Waterman married Captain William Livingston on 25 January 1855, also at St Mary's.⁷⁸ Livingston children born at Balmain were, Elizabeth T (1856, died 1857), Laura Lydia (1858), Isabella Anne (1860), William Ernest (1862) and Jessie Eliza Souvenir (1867).⁷⁹ Laura was the church organist at St Thomas's, Rozelle, for many years. The Livingston's had the Tay Hotel in Beattie Street, near Mullens Street.⁸⁰ Captain Livingston is thought to have been lost at sea and Anne died at Balmain in 1888.

George and Emily Waterman

Bookbinder George Waterman married Emily Jane Wood, the daughter of William Henry and Fanny Wood, on 31 January 1875 at St Mary's Church and they lived with their children at Beattie Street.⁸¹ Emily Wood Waterman died at Balmain in 1885 and widower George later moved to Louisa Road.⁸²

John and Anne Eliza Waterman

On 23 December 1864, at St Mary's Church, Balmain schoolteacher John Cooper Waterman married Anne Eliza, the daughter of significant Bal-

main boatbuilder William Howard and his wife Elizabeth (née Stewart).⁸³ Their children born at Balmain were, Blanche E (1866), Norman H (1869), Walter H (1871), Louis A (1877), Harold O (1879), and Victor E (1881).⁸⁴ Anne Eliza Howard Waterman died on 1 February 1882.⁸⁵

John and Eleanor Waterman

On 7 November 1882 J C Waterman married Eleanor Elizabeth, the daughter of Charles and Kate Godwin, at St Thomas's, Balmain West (Rozelle).⁸⁶ Waterman had been the first headmaster at Balmain West Public School since 1878 and he became headmaster at Nicholson Street Public School in 1885.⁸⁷

John and Eleanor Waterman's children born at Balmain were, Frederick C G (1883), Meta E G (1886), Alfred J A (1887), Marie E M (1895, died 1895), and Homer C M (1901).⁸⁸ Eleanor Elizabeth Godwin Waterman died at Chatswood in 1918 and on 14 June 1921 John Cooper Waterman, aged 84, also at Chatswood.⁸⁹

Charles and Rebecca Wood

Charles Holloway Wood and Rebecca Waterman set up house at Salisbury Street, Waverley where Ernest Arthur was born on 4 April 1867. Their other children were, Harry E (1868, died 1870), Frederick E (1871, died 1872) and Ethel F (1872, died 1874).⁹⁰ A sharebroking clerk and organist at St Mark's Church, Darling Point, Charles died aged 30 on 27 July 1875.⁹¹

Alfred and Rebecca Fallick

Widow Rebecca Waterman Wood married accountant Alfred Wadmore Fallick at Goulburn on 14 November 1878.⁹² Fallick died at Petersham on 7 June 1879 and Rebecca was left with her only surviving child Ernest Arthur Wood (born 4 April 1867, Salisbury Street, Waverley) and six of the surviving eight sons from Fallick's first marriage.⁹³ After the loss of her second husband, Rebecca moved to 9 The Avenue, Balmain, where she lived in 1887-1903 with her niece Laura Livingston, nephew William Livingston and possibly Laura's sister Jessie.⁹⁴ Rebecca Waterman Wood Fallick died aged 86 on 3 May 1930 at Hurstville and was buried at the Field of Mars Cemetery, Ryde.⁹⁵

W H Wood, Undertaker,

William Henry Wood was first listed in Darling Street as an upholsterer in 1860, a cabinetmaker in 1862-63, and an upholsterer 1864-65.⁹⁶ His exact location in Darling Street is not known but it may have been on the land that Harpur conveyed to him in 1866, conveyances sometimes being issued later than the date of occupation.

Between 1860 and 1866, leaving enough space for a carriage yard on the Darling and Eaton Streets corner of the land, Wood built a two-story brick shop and residence, with upper and lower verandahs extending to the kerbside.⁹⁷ He



began business there under the name of W H Wood, undertaker, from 1866 until 1882.⁹⁸ The firm opened a branch at George Street in 1867.⁹⁹

Agitation for a cemetery in Balmain began as early as August 1863 but Balmain Council would not permit such a land use within its borders.¹⁰⁰ The "Balmain Cemetery", in Norton Street, Leichhardt, accepted the first burial on 26 January 1868 and Wood was well-placed to conduct a profitable business in the district.¹⁰¹

In 1883 the firm became W H Wood & Son, undertakers, with the youngest son Robert Frederick taken into the business.¹⁰²

Wood & Co, Undertakers

In November 1884 William Henry leased the firm to Robert, then living at Parramatta Road, Forest Lodge.¹⁰³ Robert operated the business as R F Wood & Co in 1884-85 but the firm became Wood & Co from 1886 when Arthur Charles Jackson Wood took over the lease and became the principal.¹⁰⁴ His elder brother William Thomas became general manager.¹⁰⁵ William Thomas Wood had for many years lived at Goulburn where he operated a bootmaking business and a piano sales shop in two adjoining shopfronts.¹⁰⁶ He died on 20 February 1912 at Petersham.¹⁰⁷

Valued on 12 March 1889 at £1260 in 1889, No 242 on the ground floor had three rooms and office, with freestanding kitchen behind, and five on the upper floor.¹⁰⁸ Entered from Gladstone Street, a six-stall stable and three-bay coach house provided transport. Above the stables and coach house, the loft stored hay and had space for a workshop where the coffins were probably made.

Robert Frederick Wood died aged 39 at Royal Prince Alfred Hospital on 14 January 1899 and was buried by the firm at Balmain Cemetery.¹⁰⁹

Verandahless on Balmain Hill

L to r: No 236, the Odd Fellows Hall 1864 and No 238 the former Bank of NSW 1874 without their splendid cast-iron filigree verandahs.

(S Mitchell)

Sydney's Leading Funeral Directors

In 1887 branches opened at Palace Street, Petersham, and Walker Street, St Leonard's. In 1910 Wood & Co advertised as:

Sydney's Leading Firm of Funeral Directors.

By consistently rendering the most adequate Funeral Service for over 50 years, we claim to have educated the public to a full appreciation of the merit of high-grade Funeral work. Head Office, Mortuary Chapel and Warehouse, 810-812 George Street. Cable and telegraphic address - "Embalmer".¹¹⁰

In 1910 the "Livery and Funeral Stables" were located in Regent Street opposite the Mortuary Station near Central Railway. Controlled by Arthur Wood's son Charles, the stables were formerly at Elizabeth and Castlereagh Streets and hired drags that were capable of seating 250 persons.¹¹¹ There were landaus and other elegant vehicles. The firm designed and manufactured an ambulance so that a patient could be removed from home to hospital without being removed from the bed. Mourning coaches, regarded as unique, were built at the company's workshops in accordance with the most modern sanitary practice. The company is said to have been the first to install a telephone service between branches.

Arthur Charles Jackson Wood

Arthur Wood, the first certified embalmer in NSW, produced a brochure on embalming to re-



W H Wood & Son, 242 Darling Street, c1880s
 Built by William Henry Wood between 1860 and 1866, the shop/dwelling features a timber shingle roof, verandah with cast-iron grille columns and railings above a double-fronted shop front. The doorway at right gave access to the upper level.
 (Courtesy of J Greenwell)

commend the treatment and to alleviate any misapprehension of its use.¹¹² The company employed "a female embalmer, with diploma, always available to treat those of her own sex".¹¹³ The company's private mortuary chamber, to which bodies could be taken at any hour, was arranged so that obsequies could be conducted and medical men could perform post mortems there.

In 1910 branches existed at 242 Darling Street, Balmain, ("the Principal's residence"); Rozelle, Weston Road; Petersham, New Canterbury Road

(W T Wood); North Sydney, Miller Street (W Lloyd); Leichhardt, Norton Street (W Pagan); Chatswood, Victoria Avenue (F M Hodman, agent); Burwood, Burwood Road (E A Morley); Mosman, Military Road (W Chillingham); and Ryde (L Gordon).¹¹⁴

The business ceased to operate on 1 December 1911 when the company merged with J T Coffill as Wood Coffill & Co which Arthur served as managing director for three years at a salary of £1000.¹¹⁵ In January 1912, 75,000 shares were offered to the public at £1 each.¹¹⁶

In 1918 A C J Wood travelled to America and died in 1921 at Cincinnati.¹¹⁷

Death of William and Fanny Wood

From 1885 William Henry Wood lived at Carisbrooke, Moonbie Street, Summer Hill, but moved to Seaford, Mill Hill Road, Waverley, where Fanny died on 27 August 1888, aged 69, and was buried at Balmain Cemetery.¹¹⁸ William Henry's last abode was at Walker Street, St Leonard's. He died on 24 March 1889 at Royal Prince Alfred Hospital and was buried beside his wife Fanny in the Anglican section of Balmain Cemetery after a service at St Mary's, Balmain.¹¹⁹ The firm conducted both funerals.

No 242 in Later Years

Not listed in 1912, the company let 242 Darling Street to Mrs Theresa Columb who had her boarding house there in 1913 to at least 1932.¹²⁰

In February 1932 the Wood estate sold No 242 to Marjorie Arabel, wife of Sydney company director Nathaniel B Freeman.¹²¹ Mrs Freeman sold to Bellevue Hill company director Karl Fisher and his wife Maria in August 1955.¹²² They sold to Woollahra caterer Hubert Griffith in August 1959, and he sold in August 1960 to Moses and Esther Pearl, the owners of No 240.¹²³ No 242 had been demolished by May 1951.¹²⁴

Description

No 242 has been replaced by a mixed commercial and residential development. _____

ENDNOTE TO PARTS 1-5

A W YOUNG'S
SUBDIVISION: 1847

PRECINCTS 1-10

INTRODUCTION

Vague notions about Balmain's past had been repeated without validity. In 1973 it was decided to research the background to the land grant made to William Balmain by Governor Hunter on 26 April 1800, including a biography of the grantee. Accordingly, in 1976 the Balmain Association published *Half a Thousand Acres, Balmain, A history of the land grant*.¹²⁵

As a second stage, it was necessary to extend the research into the origins of Balmain by producing a plan of the initial subdivisions, incorporating the major street pattern and a table of initial purchasers with Old System deed registration numbers. Consequently, in 1978 the Balmain Association published *Balmain: 1800-1882, The Gilchrist Settlement - A Basic Search Plan*.¹²⁶ This provided a time-frame for the pattern of land sales over the Balmain peninsula, excluding the separate land grant of Birchgrove.¹²⁷

The third stage was to examine the suburbanisation of Balmain, ie, the changes in the built environment, on a lot-by-lot basis to build up a mosaic of land use. This third stage would appear as articles in the *Leichhardt Historical Journal*.

In 1982, when the third stage began, it was estimated that the old 100 acres of Balmain, ie, land sales and development prior to 1841, could be researched and written about in ten precincts in ten years (see Figure 6). The writing would begin at Peacock Point and end with Mort's Dock. This study was undertaken on an honorary basis to continue encouragement of the appreciation of Balmain's heritage value. Now, 15 years later, the writing has reached Gladstone Park in six precincts, a point estimated to be less than half-way in the project (see Table 1, Figure 6).¹²⁸

The three stages of research were supported by the University of New South Wales Faculty of Architecture where the writer was a member of staff in 1972-91. Long service leave granted in 1982 allowed Stage 3 to begin with Precinct 1 at Peacock Point. Special study leave granted in 1984, 1987 and 1990 permitted work to continue. Retirement from 1991 has allowed the project to continue to this point, where six precincts have been completed.

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TABLE 1
PRECINCTS 1-6

Year	Jour- nal No	Pre- cinct	Title
1982	11,12	1	From Peacock Point to Darling Street Wharf
1983	12	2	From Darling Street Wharf to Simmons Point
1984	13	3	From Nicholson Street to Chapman's Slipway
1985	14	4	From Johnston Street to Cameron's Cove
1986	15	5	From Cameron's Cove to Adolphus Street (including lots 1-5A of A W Young's Subdivision)
1993	17	6-1	From Adolphus Street to Gladstone Park – Part 1, Sections 1-3
1994	18	6-2	From Adolphus Street to Gladstone Park – Part 2, Sections 4-7
1995	19	6-3	From Adolphus Street to Gladstone Park – Part 3, Section 8
1996	20	6-4	From Adolphus Street to Gladstone Park – Part 4, Section 9
1997	21	6-5	From Adolphus Street to Gladstone Park – Part 5, Sections 10-13

PRECINCT 6

It is now ten years since the land-title search for Precinct 6 was completed. Precinct 6 is that part of A W Young's land bounded by Darling Street, Adolphus Street, White Bay and a north-south line extending from the eastern side of Gladstone Park (see Figure 7). Based on a north-south grid, Young's subdivision of 1847 has created a locality of unity of scale, material and detail.

Young's subdivision contains lots 1-63 and lots A-S in 14 sections (see Figure 7). It should be noted that, for convenience, the history of lots 1-5A appeared in LHJ No 15 as part of Precinct 5 (see Table 1 and Figures 6, 7). For ease of communication, the remaining sections were numbered 1-13 containing lots 6-63 and A-S. Also, Section 9 was extended beyond the study area to Booth Street to take in all of Booth's Sawmill.

In Precinct 6 the volume of raw data found on 272 buildings provided enough material for five issues of the *Leichhardt Historical Journal*, Nos 17-21 (see Tables 1, 2).

SCOPE

The scope of the study of Precinct 6 entailed:

1 An account of events from the original land grant until Young subdivided his 30 acres in 1847 for residential and other purposes.

2 A study of structures between 1847 and 1980 to compile an inventory of buildings with the year of construction, owner who built, description of the fabric of each structure and identification of architectural style.

3 A record of the names and occupations of owners and tenants to give a clear picture of the social make-up of the area.

Items 2 and 3 above contain valuable genealogical data. In Precinct 6, 3,242 surnames have been inventoried in terms of a **current** street address. This number excludes collateral surnames introduced in footnotes. The full potential of identified surnames will become apparent when the consolidated index for LHJ Nos 1-21 is published.

METHODOLOGY

Historical research into common building stock is a taxing discipline because of the lack of source material. The research had five directions:

Land Title Records

Searching the land title records for each original lot sold between 1847 and 1987 for 272 buildings and sites. It should be noted that the land title deeds are the only complete set of documents pertaining to buildings of this type. In the main, deeds are concerned with changes of ownership and boundaries of allotments rather than buildings but, nevertheless, they can provide a time-frame and an exact location for buildings and a certified list of owners and occupations.

The Street Pattern

Charting the street pattern, the layout of allotments, and the outlines of buildings from the Metropolitan Detail Survey (DS) to provide a base plan for the study.

Occupants

Searching Sands Directory for the period 1858-1932 to list occupants and occupations to compare with the list of land title owners.

Family History Research.

From consulting addresses through the registration of births, deaths and marriages the approximate date of may be determined. Recorded genealogical data is included in the footnotes.

Description of the Fabric

Inspecting each original building from the street and compiling a description in terms of construction materials and architectural style.

General Research

Library research to tie the certified list of owners and their occupations, the street pattern, the list of occupants and family history data together. Dating a structure and identifying the person or company responsible for its construction arises from combining all the above determinants.

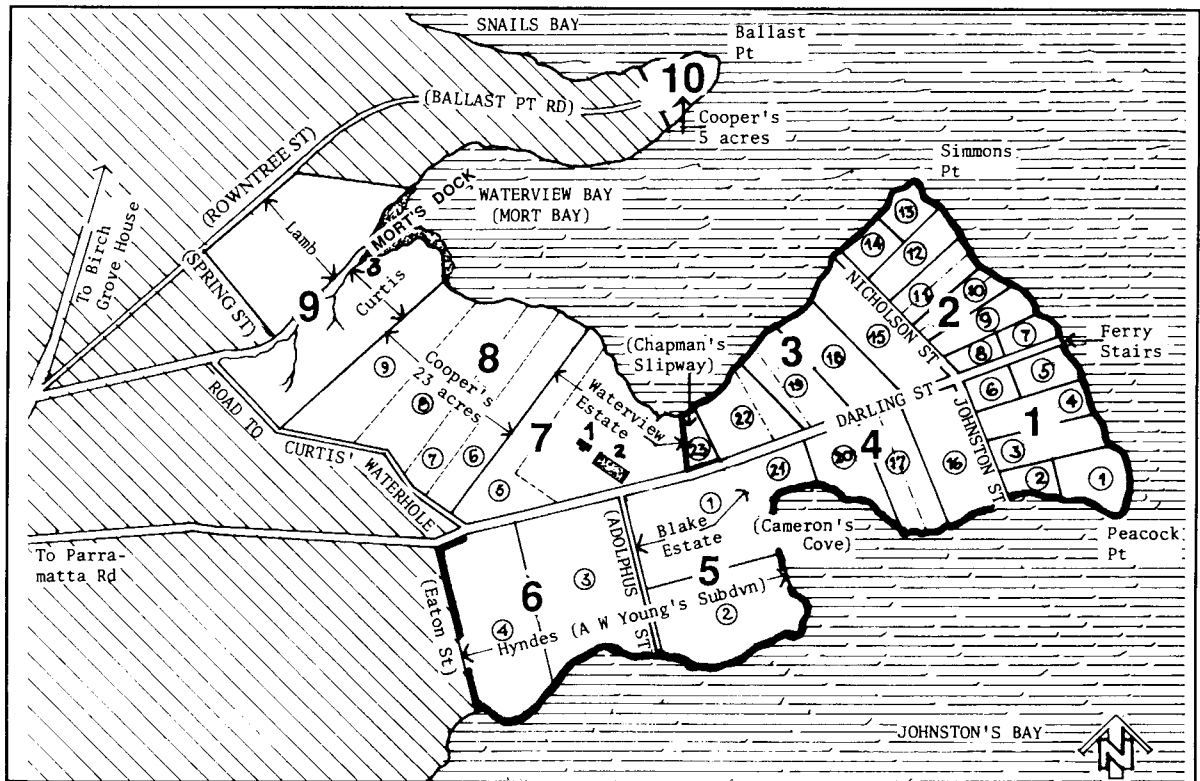


Figure 6: Precincts 1-10,
The "old" 100 acres of Balmain, ie, initial land subdivisions before the death of John Borthwick Gilchrist in 1841.

- 1 Waterview House, c1835.
 - 2 Waterview House garden.
 - 3 Curtis's Waterholes.
- Lot numbers are encircled.

Land subdivided and sold by the Gilchrist Trust after 1852.

Note: Searching Sands Directory

For buildings, it is important to work backwards in the street directory section of Sands Directory from the known to the unknown. The most recent directory was published for 1932-33, so that is where the search should begin. Street address numbers have changed little since that time. Work backwards through the directory and search several buildings on either side of the target building. Record occupants for every year. Observe changes in street address numbers, emergence of house names, etc, and search backwards well beyond the disappearance of the building. At all times check the list of occupants found with the list of land title owners.

It is important to note that where a building first appears in, say, Sands for 1861, the real-time year should be taken as 1860 to allow, conservatively, one year for publication. This conservative approach is seen as being useful in countermanning vendors', and agents', desire to backdate their properties to the convict era.

RESULTS

Tabulating the results for Precinct 6 in Table 2 reveals that one-storey buildings predominate at 49%, whereas two-storey equal 36%.

The rate of buildings classed as not known (no information available, etc) was a low 15%. Of the original 272 structures, 25% have been demolished. This is a high rate because Precinct 6 had an industrial waterfront which was entirely destroyed in the MSB's containerisation program of the 1960s.

On a more positive note, 75% of the fabric built as unpretentious dwelling and small industrial buildings remain as valuable real estate. Precinct 6 was always predominately residential and the destruction of almost all the industrial buildings makes the area even more so. White Bay Park provides a pleasant buffer to the container facility along the White Bay boundary.

LIMITATIONS

Documentary Evidence

The data elicited from documents at the Land Titles Office was recorded systematically in handwritten notes from Old System deeds and from dealings entered on Torrens Title certificates of title. Unavoidable expense was incurred because some Torrens Title certificates were available only by purchasing a photocopy. In some cases, the search had to extend to recent times but generally there were two main points of termination of the search, either:

- 1 when the allotment appeared in its present shape, or
- 2 when the property was sold to a tenant (protected by the *Landlord & Tenant Act, 1948*) to note a significant social change.¹²⁹

Physical Evidence

Because no buildings were entered, the architectural inspection was a street-front study only.

Demolished Buildings

Where buildings have been demolished, and the only surviving evidence is found on the DS and other outline plans, no decision could be made as to whether the demolished buildings were of one or two storeys (see Not Known column, Table 2).

Dating of Buildings

Using a combination of land-title documents and Sands Directory means that the actual year of building can sometimes be inconclusive and that an approximation has to be made. In making approximations, it was felt that it was valid to err on the conservative side. For example, the determinant "between 1855 and 1860" has been used (1855 being, say, the year of conveyance being issued, and 1860 the first entry in Sands).

This is not to say that buildings were not constructed before issue of conveyance, or that buildings were erected before their first listing in Sands Directory. This conservatism has been applied throughout the study so that there is an overall likelihood that buildings are slightly older than the writing makes out.

THE STREET PATTERN

In Young's subdivision the emergence of the street pattern was identified from deposited plans and the DS. It is significant because:

- 1 It is the only north-south grid-pattern subdivision in Balmain or Rozelle.
- 2 The subdivision laid out Adolphus Lane (now Waite Avenue), Fawcett Street, and Vincent Lane (now Gladstone Street) as lanes to service the rear of buildings fronting the major streets.
- 3 Most of the streets seem to have been named after members of A W Young's family.

TOPOGRAPHY

The sandstone slopes to the waterfront, interrupted at the western end by a cliff through which Donnelly Street has been cut. The dominant feature is the sandstone outcrop at about 120 feet above high-water mark. On this outcrop stands the landmark St Augustine's Church (1906-07).

Another important topography-based characteristic in Precinct 6 is the concentration of quarrymasters and stonemasons both owning and/or living in parts of Vincent Street, Stephen Street, Ann Street, Fawcett Street, and Jane Street. The presence of these tradesmen can be recognised in:

- 1 The man-made shape of the land, ie, the land has abrupt changes of level because building stone has been quarried from it.
- 2 Several good quality buildings constructed of stone are evident in the area and some of the workmanship is of high quality.

TABLE 2
BUILDINGS ERECTED: 1848-1987
SECTIONS 1-13
A W YOUNG'S SUBDIVISION
BALMAIN

SECTION	ONE STOREY	TWO STOREY	NOT KNOWN	TOTAL	DEM	EXTANT
1	10	3	4	17	5	12
2	20	4	1	25	1	24
3	18	5	4	27	5	22
4	18	18	5	41	3	38
5	19	4	1	24	1	23
6	7	1	3	11	3	8
7	3	4	5	12	5	7
8	10	10	0	20	3	17
*9	4	13	7	24	24	0
10	13	6	6	25	6	19
11	3	11	1	15	3	12
12	8	14	3	25	5	20
13	1	4	1	6	3	3
TO TAL	134	97	41	272	67	205

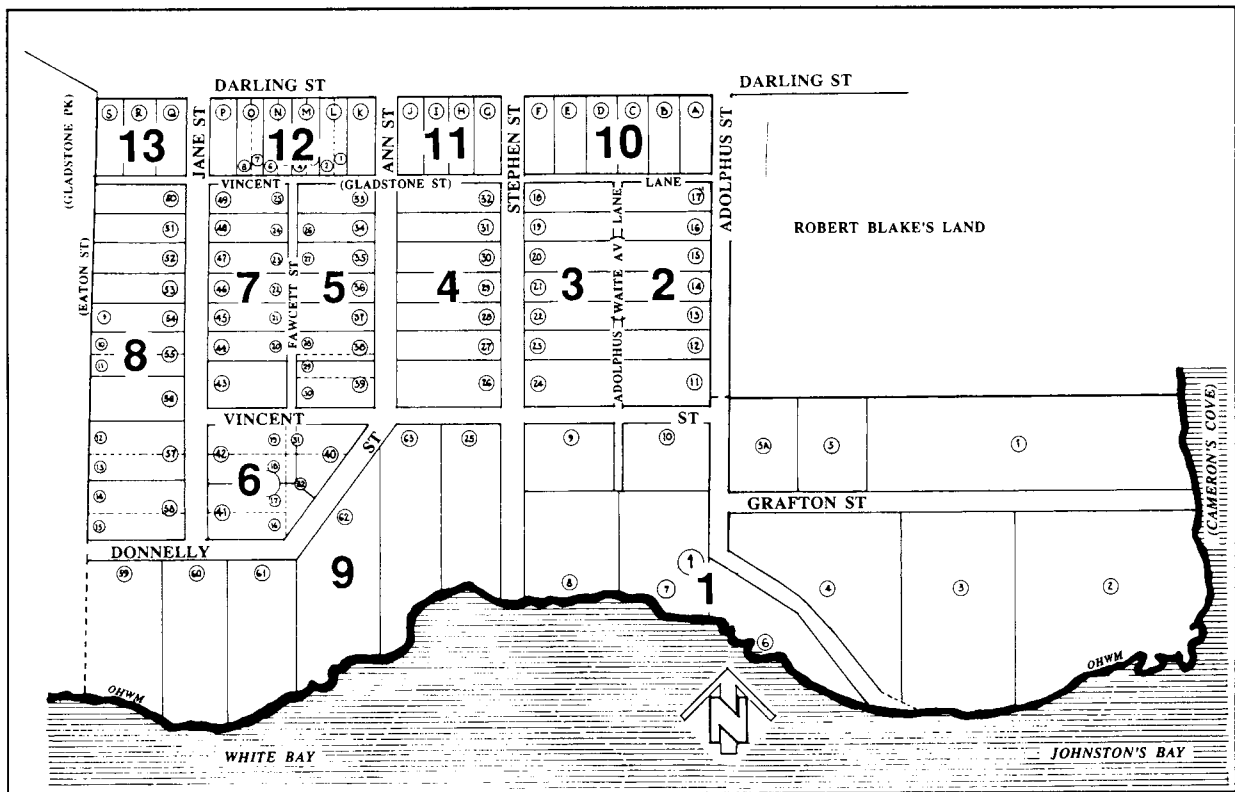
* Sawmill and Poole & Steel buildings not included.

- 3 Both the land titles and the occupancy lists indicate which sites were owned and/or occupied by quarrymasters and stonemasons.

SIGNIFICANT BUILDINGS

The most significant extant site in Precinct 6 is the St Augustine's Church group in Section 8:

- 1 The original 1848-51 sandstone church (attributed to Father Therry).
- 2 The 1906-07 brick church (architect Albert Edmund Bates) has high architectural and townscape significance and stands in sharp contrast to the 1848-51 church located a few feet to the south of it.
- 3 The Father Therry Primary School which has occupied the original Balmain Public School (architect Henry Robertson, 1862) since 1917, an unusual change of occupancy.¹³⁰
- 4 The Convent of the Good Samaritan (now a private school) is based upon a partially built design by the celebrated architect, Edmund Thomas Blacket.
- 5 The church complex is sited on a high-point of the Balmain skyline.



- 6 The tower of the 1906-07 church has exceptional landmark qualities.

INDUSTRIAL USE

In Section 9 the John Booth Steam Sawmills and Timber Yard, founded in 1854, was the most significant industrial site in Precinct 6 because:

- 1 It contained an industry that relied totally on the waterfront for delivery of timber by sea from northern NSW river forests and from the American west coast.
- 2 It demonstrated the change from hand and waterwheel sawing to steam power.
- 3 Despite mechanisation, it generated a great deal of employment and thus helped other industries to swell the population of Balmain.
- 4 Booth's sawmill was largely responsible for timber dwellings in Balmain comprising 54% of all housing in 1861, climbing to 58% in 1881. It was not until 1901 that the number of brick dwellings (50%) in Balmain eclipsed timber homes (42%) for the first time.¹³¹
- 5 It demonstrated the close relation between the owner and his mill; Booth's house "Surbiton" was almost in the centre of the works.
- 6 It demonstrated how a shipwright could become a self-made leading merchant in Australia, and an MLA for two terms in the 1870s.
- 7 Later, the sawmill became a shipyard, an oil terminal, and a container wharf. A study of the mill reveals the changes that can take place in land use, ie, from light industry to heavy industry and then to waterfront industrial.

Figure 7: Precinct 6 Sections 1-13

A W Young's 1847 30-acre subdivision into lots 1-63 and A-S. Lots 1-5a were published in *Leichhardt Historical Journal* No 15. The 13 sections of Precinct 6, therefore includes lots 6-13 and lots A-S.

THE HOTELS

In Precinct 6 hotels generated by waterfront industry were established by individuals and sited on street corners (with the exception of the Balmain Hotel, Section 10). As well as places of recreation and relaxation, the hotels were important meeting places and are viewed as having served as "clubs". An inquest was held in Michael Hyland's Balmain Hotel in 1857, there being no court house in Balmain at the time (Section 10).

As in other areas of Sydney, these hotels were taken over by the breweries. The more profitable were retained by the breweries but the unprofitable were sold. Hotels built in the precinct were:

- 1 Albion Hotel (ceased in 1870, Section 11).
- 2 Volunteer Hotel (ceased in 1928, Section 12).
- 3 Balmain Hotel (ceased in 1909, Section 10).
- 4 Rob Roy Hotel (ceased in 1958, Section 2).
- 5 Pacific Hotel (extant, not trading, Section 3).
- 6 London Hotel (still trading, Section 12).

COMMERCIAL USE

Commercial premises were mainly small and of varying types. Leaseholders who wished to open a mixed business or a confectionery in rented premises did so, some lasting little more than a year.

With hotels taking up many street corners, shops opened on the best sites available. The first branch of the Bank of NSW in Balmain opened in 1875 (Section 13) and a branch of the Bank of Australasia in the same year (Section 11).

THE HOUSES

Earlier houses were mainly built in stone and were one-storey. Later, Booth's sawmill accounted for many weatherboard cottages. Many houses built of poor quality brickwork were coated with smooth stucco, lined-out and moulded to imitate good-quality stonework. Many later houses tended to be of two storeys (see Table 2).

As in the remainder of Balmain, there were few terraces of houses built. The number of individual owners militated against long rows of terrace housing. This contrasts with other inner suburbs such as Paddington where developers built streets of terrace houses.

There are terraces of houses in Stephen Street (three houses, Section 4), Ann Street (three and four, Section 4) and Jane Street (three and three, Section 6). Stephen Street has five pairs of semi-detached houses of the Federation period with the end house facing diagonally on the corner block allowing the composition to turn the corner gracefully into Vincent Street (Section 3).

Precinct 6 has four instances of extremely in-cursive two and three-storey brick home units with off-street parking (Sections 5, 7, 10 and 13). These buildings, unsympathetic in character, replaced single houses on large plots of land and are the result of the lax town planning attitudes of the 1960s. After the single-owner regeneration process of the late-1960s, properties became too valuable to amalgamate and the great majority of the building stock survived.

Houses in Precinct 6 with very few exceptions have undergone renovations, mostly of good quality with some mediocre exceptions. As with other parts of Balmain, the quality of the built environment generates valuable real estate because:

- 1 Being built of traditional methods of construction and materials, the housing stock appeals to contemporary home-buyers.
- 2 Houses are near the waterfront.
- 3 Shopping and social activities are interesting and satisfying.
- 4 Travel to the city for working and shopping is made easy by ferry and bus.

SIGNIFICANT RESIDENTS

Past residents who were initial purchasers of land in Balmain, and were involved in social life, industry and local government are recognised as being significant. The term "initial purchaser" is defined as the first person to buy direct from John Borthwick Gilchrist or, more significantly, post-1852, from his trustees. The term indicates that there was almost certainly no development of the land prior to the purchase. The initial purchaser was often the initial developer.

Section 1

John Taylor (1831-1906), timber merchant alderman of Balmain Council (1872-80), Mayor (1874, 1877).¹³²

Section 2

Peter Hill McBeath (1810-1878), builder of Rob Roy Hotel and other buildings, alderman of Balmain Council (1867-68).¹³³

Section 4

James Burt (d. 1899), stonemason, alderman of Balmain Council (1860).¹³⁴

Sections 5 and 7

John Greenway Punch (1827-1899), master mason, landholder, alderman of Balmain Council (1878-93).¹³⁵

Section 8

Father John Joseph Therry (1790-1864), first permanent Catholic priest for Sydney, builder of first St Mary's Cathedral, Sydney, and of first St Augustine's Church, Balmain.¹³⁶

William Burt (d.1907), initial purchaser of land in Balmain, stonemason, landholder, alderman of Balmain Council (1890-92, 1894-97).¹³⁷

Alexander Martin Milne (1857-1911) copper-smith, landholder, alderman of Balmain Council (1893-1911).¹³⁸

Section 9

John Booth (1822-1898), shipbuilder, sawmiller, timber merchant, initial purchaser of land in Balmain, MLA (1872, 1875), alderman of Balmain Council (1862-63, 1865-69) and Mayor (1867).¹³⁹

Norman Selfe (1839-1911), engineer and educationist, winner of first competition for design of Sydney Harbour Bridge.¹⁴⁰

Section 10

Frederick Vale (1822-1882), publican, owner of Warwick Castle Hotel (1860), initial purchaser of land in Balmain, alderman of Balmain Council (1868-69).¹⁴¹

Matthew Cohen (1854-1941), alderman of Balmain Council (1897-1919).¹⁴²

Section 11

James Richard Clarke (1814-1860), cabinetmaker, and initial purchaser of land in Balmain.¹⁴³

George John Chidgey I (1815-1891), grocer, postmaster, dealer, builder, and initial purchaser of land in Balmain.¹⁴⁴

Leopold Theodore Jung (1817-1892), baker, initial purchaser of land in Balmain, trustee of Balmain Workingmen's Institute, alderman of Balmain Council (1874-76).¹⁴⁵

William Joseph Lewis (1825-1906), publican and initial purchaser of land in Balmain.¹⁴⁶

Section 12

James Brodie (1842-1916), publican, alderman of Balmain Council (1889-94), Mayor (1891).¹⁴⁷

Section 13

William Henry Wood (1816-1889), undertaker, founder of Wood & Co which merged in 1912 with J T Coffill to become Wood Coffill & Co, undertakers.¹⁴⁸

NEXT PRECINCT

Precinct 7, the 15-acre Waterview Estate, will be researched next and will appear in LHM No 22.

FROM ADOLPHUS STREET TO GLADSTONE PARK – PART 5

NOTES AND REFERENCES

NOTES

1 Acknowledgments

I am grateful to Bonnie Davidson of the Balmain Association for her indefatigable research and recording of birth, death and marriage registrations. Without her input, this article would be without its solid family history base. Thanks to Bruce Crosson and Solomon Mitchell for the photographs credited in their names. Others to whom I am extremely grateful have supplied family history and other information, and have lent precious photographs. They are, Kevin & Elizabeth Chidgey, Diana Drake, Gwen Dundon, John Ellis, Jeanette Greenwell, Arthur E L Griffith, Merrill Griffith, Kath Hamey, Keith Heywood, Barry Jung, Dorothy Maitland, Jean Peters and Robyn Stutchbury.

2 Addenda

15-17 Jane Street

Leichhardt Hist J 19, p 26. J G Fleming was a successful grocer in Hobart in 1874. The son of a convict, Fleming married Emma May Piguénit (sister of painter W C Piguénit) and arrived at Sydney in the early 1880s. (Courtesy of R Tidswell).

Ada Terrace, 8-12 Jane Street

Leichhardt Hist J 18, p 74. BCM, Vol Mun 22/2x, p 8, 14 April 1862, Council discussed construction of two flights of steps opposite Mr Fawcett's houses in Jane Street. This could indicate that the houses were completed by 1862. Also in Vol Min 22/2x, p 340, 7 January 1861, Timothy Fawcett sought permission to quarry stone from Jane Street near R C Church.

Gladstone Street

Vol Mun 22/2x, p 259, 23 September 1861, Vincent Lane (Gladstone Street) to be made more accessible "perhaps by the cutting down of a certain block of rock".

1 Waite Avenue

Leichhardt Hist J 18, p 48. James Kenney died at 1 Adolphus Lane (Waite Avenue) on 26 March 1894 and his wife Elizabeth Ann on 22 February 1895 (see *Leichhardt Hist J* 17, p 44).

20 Gladstone Street

Leichhardt Hist J 18, p 53. Mount Millick Cottage, James Ewan is listed as a teacher in W & F Ford's *Sydney Commercial Directory the Year 1851*, p 41.

29 Vincent Street

Leichhardt Hist J 18, p 69. Ambrose Fitz Patrick [sic] is listed in W & F Ford's *Sydney Commercial Directory the Year 1851*, p 41.

3 Corrigena

37 Adolphus Street

Leichhardt Hist J 17, p 17. Mary Ann Clarke & John James Wright were married at Bankside in 1850, see *SMH*, 1 Oct 1850. This puts the earliest known date for Bankside at 1850 not 1852.

4 Stephen Street

Leichhardt Hist J 17, p 39. Pacific Hotel, W J Lewis was the licensee in 1868 not 1869, see Sands for 1869.

7-9 Stephen Street, 14-16 Ann Street

Leichhardt Hist J 18, pp 45-48. Lot 32, p 48, footnote 167 "Hollebone seems to have advertised lot 32 for sale ...". This should read lot 31. See *Leichhardt Hist J* 21, p 35.

John Booth's Sawmill

Leichhardt Hist J 20, p 30. The mortgage on the mill and houses was partially repaid in April 1899. The mortgage was discharged when the mill and houses were sold to the Sydney Harbour Trust by transfer of 25 May 1912.

4 Sections 10-13

"Sections 10-13" in *Leichhardt Hist J* 21 are to be read in conjunction with "Part 1, Sections 1-3" in *Leichhardt Hist J* 17, pp 14-50, "Part 2, Sections 4-7" in *Leichhardt Hist J* 18, pp 31-83, "Part 3, Section 8", in *Leichhardt Hist J* 19, pp 10-33 and "Part 4, Section 9", in *Leichhardt Hist J* 20, pp 17-43.

5 Sources and Method

Refer to Items 2-13 in "Notes and References" in *Leichhardt Hist J* 18, p 77.

6 Building Types

Refer to Item 5 in "Notes and References" in *Leichhardt Hist J* 19, p 31.

7 PWD Detail Survey Sheets

As base plans for Figures 2-5 in Sections 10-13, I have used DS Balmain Sheet 24 WB Cat 8 0219, 1886, updated 1896; Sheet 26 WB Cat 8 0234, 1886, updated 1896; Sheet 31 WB Cat 8 0246, 1887, updated 1896.

COVER

Jung and Cox Families, c1885.

Front: 1 to r, Mary Anne Eliza (Mainie) Jung, Jonathan Bush Cox, William Cox, Harriet Fuggle Cox, Cecelia McCleer Jung, Louis John Joseph Jung. Back: 1 to r, Leopold Theodore Jung I, Penelope Whelan Jung, Leopold Theodore Jung I, Eliza McKenzie Jung, and others. (Courtesy of B Jung)

REFERENCES

SECTION 10

1. W & F Ford, *Sydney Commercial Directory ...1851*, p 29, p 43.
2. *SMH*, 18 May 1853, p 632g.
3. OST Bk 30 No 493.
4. P Reynolds, "From Adolphus St to Gladstone Park – Part 1", *Leichhardt Hist J* 17 (1993), pp 35-38.
5. OST Bk 74 No 890 (mtge, 6 Sep 1861, £250, "two shops or houses"); Bk 78 No 755, 15 May 1862 (disch).
6. OST Bk 272 No 564 (d. of Thomas Cohen).
7. BDM, m. cert of Thomas Cohen & Elizabeth Nash, 1844 No 83/29.
8. J S Cumpston, *Shipping Arrivals & Departures, Sydney, 1788-1825* (Roebuck, Canberra, 1977), p 33 (arrival of *Barwell*, not in 1797 as shown in Census of 1828). BDM, m. cert of William Nash & Ann Hubbard, 1810, 1090/3. BDM, bapt. cert of Ann Hubbard, not indexed. M R Sainty & K A Johnson (eds), *Census of NSW, November 1828* (Library of Australian Hist, 1980), p 282, refs N0028-N0035 (Ann Nash, aged 38 at 1828 Census).
9. *The Voyage of Governor Phillip to Botany Bay* (facs, Hutchinson, Richmond, Vic, 1968), list of convicts, p lxiii.
10. C J Baker (ed), *General Muster of NSW, 1814* (ABGR & SAG, Sydney, 1987), p 10 ref W 0370 (Hubbard); p 37 Ref W 1604 (Goulding).
11. M R Sainty & K A Johnson (eds), *Census of NSW, November 1828* (Library of Australian Hist, 1980), p 419, Appendix 2 ref H2668.
12. *Ibid*, p 282, ref N0028 (7-years, ship, arrival incorrect). Cumpston, op cit (8), p 33 (*Barwell*).
13. Sainty & Johnson, op cit (11), p 282, refs N0028 (William Nash, 45 at 1828 Census). BDM, bapt. cert of Thomas N, 1812 No 26/38; bapt. cert of Sarah N, 1813 No 3609/1A; bapt. cert of Samuel N, 1816 No 4376/1 & 162/6; bapt. cert of William N, 1817 No 4893/1B & 100/8; bapt. cert of Jane N, 1820 5045/1B & 172/8; Charles N, not indexed; bapt. cert of Elizabeth N, 1826 No 7704/1C & 188/10; bapt. cert of George N, 1829 No 9234/1C & 515/13; bapt. cert of Henry N, 1831 No 10886/1C & 893/15 & 164/16; bapt. cert of John N, 1831 10887/1C & 894/15 & 165/16. BDM, other Nash bapts. indexed with parents William & Ann: Elizabeth H N, 1842 No 744/26; Ann M N, x1834 No 541/18; Emma N, 1834 516/18.
14. Baker, op cit (10), p 15 ref W 0623 (Nash); p 37 ref W 1605 (Ann Nash).
15. Sainty & Johnson, op cit (11), p 282, ref N0028.
16. BDM, bapt. cert of William T C, 1848 No 495/30; bapt. cert of Elizabeth A C, 1847 No 22/32;

- bapt. cert of Mark L C, 1848 No 167/33; bapt. cert of Caroline Sarah, 1850 No 159/35; bapt. cert of Eliza J C, 1853 No 413/39; bapt. cert of Matthew H C, 1854 No 4390/40; b. cert of Henry G C, 1856 No 1585; b. cert of Charles G C, 1858 No 2339; b. cert of Adolphus C, 1860 No 2457; b. cert of Clement G C (indexed as Clements G C), 1862 No 2340. BDM, m. at Balmain were, William Thomas Cohen, gentleman, & Emily Louisa Lewis, 1867 No 1101; Elizabeth Ann Cohen & George John Chidgey II, 1866 No 1049; Mark Last Cohen, boat-builder, & Eleanor McKinnon, 1870 No 1260; Caroline Sarah Cohen & Alexander Grieve Stewart (Stuart), m. (1) 1870 No 1256, he d. on 7 April 1872 & she m. (2) Gustavus Thomas Steadman, commercial traveller, Sydney, 1882 No 2026; Eliza Jane Cohen & Isaac Peck, sugar manufacturer, Sydney, 1874 No 1264; Matthew Henry Cohen gentleman, & Adeline F Holloman, 1877 No 1407; Henry Goldsborough Cohen, clerk, & Emily A Steadman, 1886 No 2234; Charles Cowper Cohen, clerk, & Rose Lynch, 1888 No 1924; Clement George clerk, & Blanche E James, 1884 No 2049. BDM, d. cert of Adolphus C, 1861 No 01255; d. cert of Clement G C, 1932 No 6141 Granville. M Solling, Biographical Register of Local Elected Representatives (unpub), Matthew H C, d. 24 June 1941, 86 years. OST Bk 388 No 829 (8 Stephen St for marriages); Bk 272 No 564 (for m.). SMBPR, Caroline Sarah, b. 13 Aug 1850, bapt. 15 Sep 1850, father Thomas, butcher, mother Elizabeth; Eliza Jane C, b. 10 Jan 1853, bapt. 23 Jan 1853, father Thomas butcher, mother Elizabeth; Matthew Henry C, b. 10 Sep 1854, bapt. 8 Oct 1854, father Thomas, builder [butcher], mother Elizabeth; Henry Goldsborough C, b. 14 June 1856, father Thomas, yeoman, mother Elizabeth.
17. OST Bk 272 No 564 (d. of Thomas Cohen).
 18. BDM, d. cert of Elizabeth C, 1903 No 14340. PI, 39823 (date & residence of Elizabeth Cohen). Field of Mars Cemetery, Ryde, Congregational Section, Row 4, Graves 129-130, d. 20 Aug 1943, Mark Last C, 83 years, No 25568; d. 22 July 1922, Eleanor McKinnon C, 77 years.
 19. *SMH*, 19 Oct 1853, p 1h.
 20. Reynolds, op cit (4), p 42.
 21. Unless otherwise cited, for all refs to occupancies, see *Sands's Sydney & Suburban Directory 1858/59-1932/33* for the year following that cited in the text. The directory was not published in 1860, 1862, 1872, 1874, 1878, 1881.
 22. OST Bk 272 No 564 (to Dance).
 23. OST Bk 1844 No 230 (to E Dance, spinster, Mosman – see for family history); Bk 1906 No 816 (to M T Dance, wife of Arthur Dance, builder, Balmain); Bk 3052 No 369 (to A Dance sen, Mosman – see for family history); Bk 3054 No 54 (to Raymond Yip Pty Ltd); Bk 3072 No 362 (to Zed Finance Pty Ltd); PA 50393 CT V 12181 F 3 (separate lot).
 24. PA 50393; V12181 F2 (to Custom Credit Corp Ltd, separate lot).
 25. For J Horton, see Reynolds, op cit (4), p 22.
 26. PA 50393; V12181 F1 (to Custom Credit Corp Ltd, separate lot).
 27. OST Bk 2236 No 582 (to L E Dance, separate lot).
 28. OST Bk 25 No 165.
 29. OST Bk 37 No 301 (mtge 23 April 1855 to H Moir, £300). Bk 43 No 615 (discharge of mtge on 6 June 1856 from H Moir)
 30. All genealogy from Arthur Eddington Langford Griffith (AELG) Family Tree unless otherwise cited. Copy of Family Tree supplied by J Peters, Peakhurst (1997).
 31. *AE* (1958 ed), vol 6, p 351b, for Norfolk Is.
 32. *Ibid.*
 33. *Ibid.*
 34. AELG (age of Elizabeth Thomson). Cumpston, op cit (8), p 25 (arrival of *Lady Juliana*). *AE*, vol 8, p 60b (222 female convicts).
 35. *AE* (1958 ed), vol 6, pp 351b-352a (leaving Norfolk Is).
 36. *Ibid.* AELG.
 37. AELG seems to have calculated 1839-92=1747 for b. of Elizabeth Thomson Eddington.
 38. AELG.
 39. *ADB*, vol 2, p 335.
 40. AELG. *ADB*, vol 1, p 239 confirming AELG (mistress, b. of Eliza).
 41. AELG. *ADB*, vol 1, p 239 (another child, Collins's death).
 42. AELG. Cumpston, op cit (8), p 76 (*Mercury* from Tahiti & Norfolk Is).
 43. AELG citing Inquest into death of Adam Eddington NSW Reel 198 4/1819.
 44. AELG (b. of John Eddington).
 45. Courtesy of M Griffith, Kogarah (1992) citing NSW Reel 6047 4/1740, pp 257-258.
 46. Griffith citing Saintry & Johnson, op cit (11), p 36 (J James).
 47. AELG for m. in "1840" [sic] of John E to Margaret Riley, also known as Mary Hughes. BDM, m. cert of John E to Margaret Riley or Hughes, 1850 (as indexed) No 1942/72 & 1850 (as indexed) No 168/79 – the m. cert is indexed three times as 1850 under John Eddington, Margaret Hughes & Margaret Riley.
 48. BDM, bapt. cert of Mary Hughes = Margaret Riley, 1812 No 2611/1A & 6/7. Cumpston, op cit (8), p 25 (arrival of *Neptune*), assuming that John Hughes & Sarah [surname unknown] were part of the cargo described by Cumpston as "Convicts".
 49. AELG for b. years of chn of John E & Margaret Riley or Hughes & also BDM, bapt. cert of Helen E, 1842 No 3953/71 & 1842 No 1918/47, St Andrew's Scots Church, Sydney; bapt. cert of Margaret E, no entry; bapt. cert of Mary Ann E, 1846 No 24/32, St Philip's Sydney; bapt. cert of Frances H E, no entry, but see SMBPR, b. 12 Nov 1847, bapt. as Frances Annette E (could be a transcription error) 27 Feb 1848; bapt. cert of Matilda E, 1849 No 248/50, St Andrew's Scots Church, Sydney; bapt. cert of William J E, no entry; bapt. cert of Arthur E, no entry; bapt. cert of Emma E, 1854 No 883/58, Congregational St Laurence's, Sydney; b. cert of Flora, 1858 No 2264, Balmain. BDM, d. cert of Helen E & Mary Ann E, no entry; bur. cert of William J E infant, 1855 No 400/102; d. cert of Rebecca E, 1856 No 01106; d. cert of Arthur E, 1900 No 5344. BDM, some other Eddingtons found: bapt. cert of Matilda W E, parents Thomas & Eliza, 1853 No 3740/39; bur. cert of George M E, 1855 No 1555/43 or 1666/43 (obscured); d. cert of Caroline E, d. Sydney, age 17 months, 1865 No 00894; d. cert of William G E, aged 9, d. Sydney, 1868 No 01052; d. cert of Emma E, father unknown, mother Emma, 1875 No 00442; d. cert of Mary E, d. Balmain, age 6 weeks, 1876 No 02540; d. cert of Matilda, father unknown, mother Elizabeth, 1877 No 00297; d. cert of Amos E, parents John & Agnes A, 1902 No 15226. Photograph of Alexander Parrott, Mary Stella Parrott and Margaret Eddington Parrott – BDM, chn of John Parrott & (1) Margaret (surname unknown) – Edith Parrott, 1865 No 10294 Maitland; others (from J Peters) not indexed in NSW – William, Henrietta, Henry, Albert. BDM, d. cert of Sydney A Parrott, 1868 No 864 Sydney. BDM, Margaret Eddington m. John Parrott at Sydney in 1882 No 353; chn – May Margaret Parrott, 1882 No 01609; Herbert R Parrott b. 1884 No 02590; Claud A Parrott b. 1887 No 03665; Frances A Parrott, 1890 No 2098 Sydney. BDM, d. cert of Margaret Eddington Parrott, 1907 No 7370 Sydney; d. cert of John Parrott, parents William & Mary, 1918 No 14068 Sydney. BDM, m. cert of Henrietta Parrott & Robert J Munroe, 1891 No 1863; m. cert Herbert R Parrott & Maud S Harman, 1908 No 3922; Alexander [fem] E Parrott m. 1898 Frederick C Burfitt at Sydney No 6763. BDM, m. cert of Alexander Peters m. Mary A I (Elizabeth) Wilde at Balmain, 1884 No 2054; chn – b. cert of Mary Stella Peters, 1882 No 4382; b. cert of Alexander F Peters, 1884 Sydney, No 4908; b. cert of Frederick Peters, not indexed; b.

- cert of Francis J Peters, 1886 No 04659; b. cert of William W Peters, 1888 No 04797. BDM, m. cert (1) of Mary Stella Peters & Ernest Owen Griffiths, parents William R Griffiths & Frances Eddington, 1899 No 3286 or 5789 Glebe. BDM, d. cert of Ernest Owen Griffiths (b. 1874), 1902 No 603 Balmain. BDM, m. cert (2) of Mary Stella Peters & Albert E Parrott, 1904 No 5686 Sydney. BDM, d. cert of Mary Stella Peters Parrott, 1913 No 10081 Sydney; d. cert of Alexander Peters, parents unknown, 54 years 1911 No 13604 Balmain; d. cert of Frederick Peters, parents Alexander & Elizabeth, 1906 No 7089 Balmain. Rookwood Cemetery, Old C of E Sec T, Row 8, Grave 2701: Elizabeth Peters b. 25 Mar 1854, d. 16 Mar 1899; Frederick Peters, son of Alexander Peters & husband of Annie Peters, d. 29 Aug 1906, 22 years. BDM, m. cert of Frederick A Peters & Annie V Luke, 1905 No 408 Sydney; m. cert (2) of Annie Luke Peters & James McGreal, 1910 No 4237 Balmain.
50. AELG. BDM, m. cert of William Robert Griffiths & Frances Harriet Eddington, 1865 No 1120. AELG (lighterman).
51. I H Nicholson, *Shipping Arrivals & Departures, Sydney, 1826-1840*, vol 2 (Roebuck, Canberra, 1963), p 25 (arrival of *Champion* on 17 October 1827 not 17 November as on AELG). AELG has 1809 for b. Robert Griffiths. For b. of Robert G 1807, see NSW, Conditional Pardon, Register No 7 Pages 225-226, 1 Jan 1840. AELG has Robert's surname as Griffith but Conditional Pardon has Griffiths.
52. AELG (Colonel Robert Griffiths). AELG has Robert G's pardon as 1838. For pardon in 1840 & sentence, see NSW, Conditional Pardon.
53. For physical appearance, see NSW, Conditional Pardon.
54. Sainty & Johnson, op cit (11), p 172 (Robert G); p 39 (William Balcombe jun at Argyle). *AE*, vol 6, p 344 (map) Argyle was one of the 19 Counties & contained Goulburn Plains.
55. *ADB*, vol 3, pp 77-78 (William & Betsy Balcombe). Betsy's friendly association ended abruptly in 1818 when her father was dismissed from St Helena as a suspected spy. After a return to England Balcombe was appointed to NSW. Betsy published *Recollections of the Emperor Napoleon* (London 1844) & later visited France where Napoleon III granted her land in Algiers. She d. aged 69 in London on 29 June 1871.
56. Courtesy of N & R Lewis, Wahroonga (1997) & for all subsequent genealogy unless otherwise cited. Shipwright Robert Griffiths was born in Pembroke, Wales, in 1828, son of a miller; he arrived in Sydney in 1854 & married on 8 Feb 1858 at St Augustine's RC Church, Balmain, Margaret dau of Michael Riley, dairymen, Balmain (m. cert 1858 No 1003). Margaret Riley was born in 1837, County Cavan, Ireland, & came to Sydney with parents in 1849. Shipwright Robert Griffiths & Margaret Riley's chn born at Balmain were, BDM, b. cert of John G, 1858 No 2415; b. cert of Robert G, 1861 No 2333; b. cert of Thomas G, 1862 No 2387; b. cert of Mary A G, 1866 No 2631; b. cert of Margaret C G, 1869 No 2867 (d. cert, 1869 No 2867), b. cert of William M G, 1871 03035; at Sydney, b. cert of George, 1873 No 03240. BDM, m. cert of Mary A Griffiths & Laurence Maher, 1898 No 579. Laurence & Mary Maher's children were Laurie, Jack & Mary. The Mahers lived in Darvall Street, adjoining St Augustine's Church. Laurie Maher became President of the Balmain Rugby League Football Club – see A Whitticker, *The History of the Balmain Tigers* (Sherborne Sutherland, Loftus, 1988), p 35 (photo, 1939 Premiership Winners). Jack Maher was a major in the Australian Army in WW II. By 1854 Michael Riley purchased lots 5-10 of Section 1 of Strathean Estate fronting southwest side of Cameron St (formerly named Campbell St) between Mort St (formerly William St) & College St, where he had the dairy – see "Plan of Strathean, Balmain", ML M3 811.1821/1854/2. For Michael Riley, gentleman, Balmain see Ford, op cit (1), p 41. Name change Campbell St to Cameron St explained in B Davidson & K Hamey, *Streets, Lanes & Places, 1836-1994, An index of the origins of the street names of Balmain, Birchgrove & Rozelle* (Balmain Assoc, 1994), p 13, Cameron St was called Campbell St up to 1863. Michael Riley listed as farmer in Sands for 1858/59 & having dairy in Sands for 1864 (for Campbell St, read Cameron St). The following were buried at St Columba's RC Cemetery, Balmain (Leichhardt): Michael Riley d. Balmain on 6th [month unreadable] 1876, aged 70 (d. cert 1876 No 02690, father Hugh, mother Susannah). Mary Riley (née Fitzpatrick, County Cavan, Ireland, m. Michael Riley, probably at County Cavan), d. Balmain on 3 Sep 1880 aged 86, parents unknown (d. cert 1880 No 02907). Shipwright Robert Griffiths d. Balmain on 9 July 1878, aged 50 (d. cert 1878 No 02446). Norbert Maher, age 1 day, d. Balmain on 5 April 1899. See headstone removed from St Columba's RC Cemetery Balmain (Leichhardt) to Catholic Mortuary No 2-3, Rookwood, Section C Row 7, Grave 533-534 (RC microfiche No 353083). Headstone removed from St Columba's RC Cemetery Balmain (Leichhardt) on 19 Nov 1920 to graves at Rookwood purchased by Mrs Mary Maher on 23 June 1908. Grave 534 is last resting place of Margaret Maher, d. 15 Nov 1935, aged 67. These headstones are final proof that shipwright Robert Griffiths & carpenter Robert Griffiths were two different men. For carpenter Robert Griffiths, see Sands for 1866-68 (St Andrew's St); 1869 (Little Hampton St); 1871 (Fawcett Lane). A "Robert Griffiths" (occupation not listed) was at Athlone Place, Sydney, in Sands for 1871-73.
57. AELG, for b. of Catherine Byrnes in 1815. BDM, m. cert of Robert Griffiths & Catherine Byrnes (indexed as Byrne), 1838 No 404/75. BDM, d. cert of Robert G for name of Catherine Byrnes' father, 1873 No 1839.
58. AELG, for age 15 of Catherine Byrnes in 1834 (to have been born in 1815, she would now be 19). For arrival of *David Scott* on 25/26 October 1834 (not 30 October as given on AELG), see Nicholson, op cit (51), p 119. AELG citing Bounty Reel 33 (arrival of Catherine Byrnes).
59. AELG, for death of David G, 1873. BDM, d. cert for David G, no entry. BDM, supplied by J Peters copy of d. cert of Robert G, 1873 No 1839 for approximate b. years of John G, William R G, Mary Jane G. BDM, bapt. cert of Robert G, 1842 No 482/54 or 462/54 (obscured); bur. cert of Robert G, 1842 No 803/26.
60. BDM, d. cert of Catherine Byrnes G, father James, d. Balmain, 1864 No 01759. BCR, p 58, No 2120, bur. of Robert G, 18 Apr 1873, C of E. AELG has Robert G d. 7 Apr 1873 but see d. cert Robert G, age 64, d. Balmain, 17 Apr 1873 No 1839.
61. BDM, copy of d. cert of Robert G, 1873 No 1839, supplied by J Peters, has Robert G's death at Campbell St. I have concluded that Robert moved into his son's house. There is no Sands 1874. BCM, p 58, No 2120, bur. entered as 18 Apr 1873 but d. cert registered d. as being on 17 Apr 1873.
62. AELG for b. of Arthur William G & Gladys Ellen G, not indexed. BDM – Arthur William G b. 22 Sep 1870, d. 5 Oct 1917, bur. Gore Hill Cemetery, memorial headstone. BDM, b. cert of Robert David G, 1865 No 2626; b. cert of Catherine Margaret G, 1867 No 2666; b. cert of William John G, 1869 No 3059; b. cert of Arthur William G, not indexed; b. cert of Robert Arthur G, 1872 No 02791; b. cert of Ernest Owen G, 1874 No 03286; b. cert of Matilda Emiley [sic] G, 1877 No 03459; b. cert of Francis Eddington G, 1879 No 03921; b. cert of Alexan-

- der Thomas G, 1882, No 04495; b. cert of Gladys Ellen G, not indexed; b. cert of Harold James G, 1884 No 05065; b. cert of Flora Elizabeth G, 1887 No 04026. BDM, d. cert of Robert Arthur G, 1885 No 02752.
63. F Low, *City of Sydney Directory 1844*. Ford, op cit (1). Sands for the other years. Sands has John Edgington [sic], engineer in Mort St in 1866-67, Ballast Pt Rd 1868, Short St 1869, & Cameron St 1870-72. This John Edgington is thought not to be John Edgington, shoemaker.
64. BDM, d. cert of Margaret E, father Arthur, 1858 No 01703 Chippendale.
65. SDC, p 13.
66. BDM, b. cert of Flora, 1858 No 2264 Balmain. BDM, d. cert of Margaret E, father Arthur, d. Chippendale, 1858 No 01703.
67. AELG (d. of Francis H E G & William R G). BDM, d. cert of Frances H G, 1917 No 14648; d. cert William R G, 1932 No 13315. AELG, Griffith family grave, Rookwood, C of E Grave Nos 572/3/4 or 372/3/4, William R G, Frances H G, Harold J G, Ernest O G, Gladys E G.
68. OST Bk 43 No 616 (to O'Brien).
69. *SMH*, 15 July 1853, p 3g, "Strathean", To be let or sold – that splendid house & premises, the property of Patrick Hugh O'Brien "Strathean" Waterview Bay (now Mort Bay), Balmain. The house consists of 5 rooms & spacious kitchen, the garden contains 6 large allotments of excellent ground, substantially enclosed. Apply to the proprietor on the premises". See *SMH*, 14 Apr 1857, p 8f, "Kencora [sic] Place, To let 5 roomed house, 20 yards from Dry Dock Steam ferry...", probably same house as Strathean but not to be confused with Strathean Cottage see P Reynolds, *Mort's Dock, Balmain Places 1* (1985), leaflet (map). For P H O'Brien's Sec 8 lots 10-12, 19-21, see "Plan of Strathean, Balmain", ML M3 811.1821/ 1854/2, "P H O'Brien [sic]". See also "The Town of Waterview, the Site of Mort's Dry Dock", ML M2 811.1821/1858/2 (T S Mort's enlargement of Strathean Estate), O'Brien's land is located at junction of William (Mort), Trongate (Trouton) & College Streets. The land is now part of Mort Bay Housing Estate. See also SDC 66, 67, p 17.
70. OST Bk 228 No 131 (mtge 5 Sep 1881, O'Brien to F Gannon £300, to finance the upper storey?).
71. *BO*, 27 Apr 1889.
72. OST Bk 89 No 300 (mtge 13 Apr 1864, O'Brien to Rev W Schofield £350, to finance No 174?).
73. OST Bk 418 No 879 (to McKeon).
74. *Ibid* (d. of F McKeon).
75. OST Bk 841 No 736 (to Stuart).
76. OST Bk 853 No 815 (to Rodd).
77. OST Bk 928 No 905 (to Mitchell);
- Bk 953 No 175 (to McCrabb).
78. OST Bk 1376 No 605 (d. of M A McCrabb).
79. OST Bk 1913 No 65 (to L Riedel).
80. OST Bk 2028 No 286 (to Warren); Bk 2346 No 118 (G J Small, carrier, 174 Darling St, Balmain).
81. PI, 4/39017 (d. of F McKeon); 4/13670 (d. of William McK). BDM, d. cert of Frank McK, parents Peter & Jane, 1892 No 01465; d. cert of William McK, parents Peter & Jane, 1897 No 00480. Other McKeons – PI, 3/3417 (d. of John McK, Balmain); 106403 (d. of John James McK). Other McKeons – BDM, d. cert of John McK, 75 years, d. Balmain, 1879 No 02327.
82. OST Bk 1357 No 821 (to Goward).
83. OST Bk 1361 No 142 (to J A & S V E Fury).
84. OST Bk 1725 No 733 (to Sutter); Bk 1769 No 267 (to Riedel).
85. OST Bk 2336 No 320 (to Cumberland Properties); Bk 2336 No 321 (to I Panda & H Mueller, labourers, 186 Darling St).
86. OST Bk 2336 No 320 (to Cumberland Properties); Bk 2336 No 321 (to I Panda & H Mueller, labourers, 186 Darling St).
87. OST Bk 36 No 779; PA 9765. Location of "Village of St Ann(e)" courtesy of Steve South, Balmain Assoc, & Nora Peek, Ashfield & Dist Hist Soc. Father J J Therry founded St Anne's church at Enfield & present-day Bede, Therry, Gregory Streets & St Anne's Sq, south of Liverpool Road, mark the village's location, see LTO FP 192326 (formerly RP 682 "Plan of the Village of St Anne's"). Hyland's lot 7-18 fronted Bede St, St Anne's Sq, Therry St West, McEncroe St and River St.
88. OST Bk 130 No 664; PA 18232, DP 9889, DP 13173; FP 192326 (formerly RP 682 "Plan of the Village of St Anne's").
89. Plan of Town of Balmain, ML M4/811.1821/1846/1.
90. Low op cit (63). SDC, ML 65, D66 (lot 44 Sec 2 Waterview). Ford, op cit (1), p 41 (T Hyland, shoemaker, Balmain). P Reynolds, "J F Gray & Waterview House", *Leichhardt Hist J* 10 (1981), p 13 (plan, "Waterview Estate in 1843", for lot 44).
91. BDM, d. cert of Michael H, 1879 No 2380 (parents of Michael H).
92. SABPR, Mary Ann Geraghty, m. 14 Feb 1870, John Hyland, 25 years, mechanic, & Bridget McNamara, 22 years, born Ireland, parents John & Mary O'Sullivan, witnesses Michael Hyland, innkeeper & Ellen McNamara (m. cert No 1241). BDM, d. cert of Michael H, 1879 No 2380 (m. to Ann Garty); d. cert of Ann H, 1887 No 2040 (m. at 18, parents names).
93. BDM, d. cert of Michael H, 1879 No 2380 (38 years in NSW, 1879-38=1841 arrival year). BDM, d. cert of Mary Ann H, 1887 No 02040. BDM, d. cert of Mary A H, 1887 No 2040 (44 years in NSW, 1887-44=1843 arrival year).
94. BDM, bapt. cert of Pat H, not indexed (b. Ireland?); bapt. cert of Thomas H, 1843 No 42/134; bapt. cert of John H, 1844 No 1418/134; bapt. cert of Michael H, 1846 No 1269/63 or 1289/63; bapt. cert of Catherine H, indexed as Catharine, 1848 No 485/65; bapt. cert of James H, 1850 No 1321/67 & 677/141; Matthias A H, 1852 not indexed; bapt. cert of Edward H, 1854 No 2153/71; b. cert of William R H, 1857 No 2413; b. cert of Mary Ann H, 1857 No 2414; b. cert of Joseph H, 1859 No 2522. BDM, d. cert of James H, 22 years, 1872 No 01842 Balmain; d. cert of John H, 26 years, 1870 No 01584 Balmain; d. cert of Michael H, 27 years, 1873 No 01863; d. cert of Edward J H, 29 years, 1883 No 02432 Balmain; d. cert of Pat H, 39 years, 1880 No 07328; d. cert of James H, 1895 No 05504; d. cert of Robert H, Balmain, 35 years, 1892 No 02578 Balmain; d. cert of Thomas J, 1903 No 6989; d. cert of Catherine H, 1919 No 7446 Balmain; d. cert of Matthias A H, 1925 No 107828 Balmain – Matthias H d. 30 Aug 1925 at 37 Llewellyn St, Balmain, residence of M A Cunningham dau of his sister Catherine Hyland who m. James Cunningham. Catherine H C d. 3 May 1919, 17 Llewellyn St, Balmain. For James & Catherine Cunningham, see P Reynolds, "From Johnston St to Cameron's Cove". *Leichhardt Hist J* 14 (1985), p 36. OST Bk 447 No 18 (d. of Pat H). BDM, m. cert of Joseph H & Hannah Cross, 1888 No 1615. Joseph H d. 10 Oct 1933, age 74, & Hannah Cross H d. 9 Sep 1956, age 88, both bur. R C Section of Rookwood Cemetery. BDM, other Hylands, bapt. cert of Edward H, parents Michael & Mary A, 1848 No 3170/162; bapt. cert of Robert, parents Michael & Mary A, 1850 No 3171/162. BDM, d. cert of Catherine H, age 73 years, 1889 No 08458 Parramatta; d. cert of Caroline H, age 71, 1877 00412 Sydney; d. cert of Robert J H, parents Michael & Ann, 1892 No 02578.
95. B Davidson, K Hamey & D Nicholls, *Called to the Bar, 150 Years of Pubs in Balmain & Rozelle* (Balmain Assoc, 1991), p 8. *SMH*, 8 May 1852, p 6c (licence granted to M Hyland). *SMH*, 2 Mar 1852, p g, "Public House – Balmain Hotel – Balmain, The house is capable of doing a snug business, rent moderate, no incoming required, the fittings & fixtures belonging to the house. Application to the undersigned, John Clarke – Balmain". NSW, License No 361, 28 June 1844, The Balmain Hotel, Edward Robertson. NSW, License No 726, 1848-53, 1859, Michael Hyland, Balmain Hotel, also 1866-79.

- Mary Hyland, 1880. *Govt Gazette*, Matthias Hyland 1881-90; George S Phillips, 1892-90.
96. OST Bk 36 No 779 (to M Hyland).
97. For hotel, see OST Bk 54 No 775 (mtge 12 Mar 1858 £1000 on lots C-D & lot 61 Waterview Estate & house & Young's lot 33 & house). For quote see Bk 189 No 250.
98. *SMH*, 2 June 1857, p 4b.
99. *Ibid*; 1 June 1857, p 8a (funeral notice of M Hyland's sister, Catherine Flood). BDM, d. cert of Catherine H F, 1857 No 2397/143 Balmain. BDM, m. cert of James Flood & Catherine Hyland, not indexed. BDM, James & Catherine Flood's chn – bapt. cert of James F, 1841 No 2250/61 Bathurst; bapt. cert. of Christopher F, 1842 No 2296/162 Bathurst; bapt. cert of William F, 1844 No 1015/62 Bathurst (d. 1846 Carcoar); bapt. cert of James F, 1846 No 2875/62? Bathurst; bapt. cert. of Patrick, 1847 No 2388/65. SMBPR No 998, 15 Jan 1858, m. of James Flood, squatter, widower (10 chn living, 3 deceased), Lower Murrumbidgee?, parents Joseph (builder) & Ann (née Gorman) & Susanna Isabella De Loude, governess, parents Louis Charles & Eliza (née Adams)
100. *SMH*, 17 Apr 1855, p 3b (licence to F Vale) on 30 Apr 1855); 4 Sep 1855 (Mrs F Vale gave b. to a dau on 2 Sep 1855); 16 Aug 1858, (F Vale has verandah cottage to let at 28 College Street, Balmain); 17 Apr 1857, 11 Apr 1847, p 1a (b. of a son to wife of F Vale; 20 Apr 1857, p 3e (F Vale licensee of Balmain Hotel); 6 July 1858, p 1a (Frederick William, son of F Vale, d. on 5 July 1848, aged 16 months). SMBPR, Alice Mary Vale, b. 2 Sep 1855, bapt. 3 Oct 1855, father Frederick V, publican, mother Sarah.
101. BDM, d. cert of Michael H, parents Patrick & Catherine, 1879 No 2380; bur St Columba's RC Cemetery Balmain (Leichhardt) 15 Jun 1879, witnesses R Thomas & J E McKerr).
102. BDM, d. cert of Mary Ann H, 1887 No 02040. BDM, d cert of Mary A H, 1887 No 2040 (bur. at St Columba's RC Cemetery Balmain (Leichhardt) Mary Ann, 7 Apr 1887, witnesses Matthias A Hyland & Hugh McQuade).
103. Sands for 1882-90. BDM, d. cert of Matthias H, parents Michael & Ann, 1925 No 10728.
104. OST Bk 447 No 18 (date of Will of Michael H & appt of Patrick H & Matthias H as executors).
105. BDM, d. cert of Pat H, 1880 No 07328. OST Bk 447 No 18 (appt of Pat H & exact d. of Pat H). OST Bk 447 No 18 (incapacity of Matthias H). For state of health of Matthias H, see P Reynolds, "From Adolphus St to Gladstone Park – Part 2", *Leichhardt Hist J* 18 (1994), p 53 & footnote 6 & 7.
- OST Bk 447 No 18 (appt of Thomas H as exec). BDM, d. cert of Matthias H jun, parents Joseph & Hannah, 1894 No 02364.
106. BDM, d. cert of Thomas H, 1903 No 6989. PI, 4/28694 (d. of Thomas H).
107. OST Bk 36 No 781 (mtge, 17 Mar 1855, £1000); Bk 54 No 774 (disch of mtge, 11 Mar 1858). Bk 54 No 775 (mtge, 12 Mar 1858, £1000); Bk 85 No 228 (disch of mtge, 19 Jan 1863). Bk 85 No 229 (mtge, 19 Jan 1863, £1000); Bk 141 No 116 (disch of mtge, 29 Mar 1874). Bk 141 No 117 (mtge, 10 Mar 1874, £1000); Bk 155 No 192 (transf mtge, 2 Sep 1875); Bk 189 No 249 (disch of mtge, 8 Mar 1879). Bk 189 No 250 (mtge, 10 Mar 1879, £1000); Michael Hyland defaulted & mtgee exercised power of sale; Bk 445 No 96 (disch of mtge, 29 Sep 1890, but lots C-D excluded & lost by the Hyland family).
108. OST Bk 439 No 642 (to Burt).
109. PA 9765, CT V 1181 F 222, (lease to Phillips).
110. PA 9765, CT V 1181 F 222 transf No 298188 (to Tooheys). New CT V1301 F 117.
111. Davidson et al, op cit (95), p 52.
112. CT V1301 F 117, transf 557700 (to C Mitchell).
113. CT V1301 F 117, lease 580150 (to Leceite Co Ltd).
114. CT V1301 F 117, transf 608101 (to Austin); V1301 F 117, lease A26262 (to L Mitchell).
115. CT V1301 F 117, transf A482514 (to McDonald).
116. CT V 3713 F 100, transf B176479 (to Hourihans). PI, 4/111378 (d. of E McDonald, Balmain).
117. CT V 3713 F100, notice of d. of C Hourihan 884220 (to M Hourihan). PI, 4/209245 (d. of C Hourihan).
118. CT V 3713 F 100, transf G543658 (to Freedom Pty Ltd).
119. NSW Lands Dept, Aerial Map, May 1951.
120. OST Bk 439 No 642 (to Burt).
121. PA 9765, CT V 1181 F 222 transf No 298188 (to Tooheys). New CT V1301 F 117.
122. CT V 1419 F 99, transf 346866 (to Winn).
123. CT V 1419 F 99, transf (Tracey).
124. CT V 1419 F 99, transm (to Clarke & Furlong). PI, 4/45571 (d. of M Tracey).
125. CT V 1419 F 99, notice of d. of D Furlong.
126. CT V 1419 F 99, transf B608974 (to M & N V Healy).
127. CT V 1419 F 99, transf D889932 (to A J Thackway).
128. CT V 1419 F 99, transf G552614 (to J M Walton); new CT V 8383 F 240 (J M Walton); V 8383 F 240, transf J484628 (to J B H Investments).
129. CT V 8497 F 135, transf J856279 (to G Chascas, builder, Waterloo); new CT V 9961 F223.
130. CT V 1181 F222, transf 263597 (Millard); new CT V 1217 F 182.
131. CT V 1217 F 182, mtge M322646 (to Winn).
132. CT V 1217 F 182, transf 367706 (Winn to Tracey).
133. CT V 1217 F 182, transm 2241 (to Clarke & Furlong). PI, 4/45571 (d. of M Tracey).
134. CT V 1217 F 182, transf 608974 (to M & N V Healy).
135. CT V 1217 F 182, transf D889932 (to Thackway).
136. CT V 1217 F 182, transf G552614 (to Walton); new CT V7227 F22; new CT V 8383 transf J10365 (J Kajan, factory worker, Balmain, & K Kajan, wife).
137. CT V 1217 F 182, mtge M322646 (to Winn).
138. CT V 1217 F 182, transf 367706 (Winn to Tracey).
139. CT V 1217 F 182, transm 2241 (to Clarke & Furlong). PI, 4/45571 (d. of M Tracey).
140. CT V 1217 F 182, transf 608974 (to M & N V Healy).
141. CT V 1217 F 182, transf D889932 (to Thackway).
142. CT V 1419 F 99, transf G552614 (to Walton); new CT V 8383 F 240 (to Walton); V 8383 F 240, transf J484628 (to J B H Inv).
143. CT V 8497 F 135 (to S Ellu, machine operator, Rozelle); new CT V10125 F196.
144. For location of building see DS, Sheet 24, 1886/1896. For location in 1958 see DP 33342.
145. CT V 8497 F 135, transf J856279 (to G Chascas, builder, Waterloo); new CT V 9961 F223.
146. CT V 8497 F 135, transf J826215 (to T A Matern, machinist, & Stanislaw Gwiek, spinster, both of Balmain, possibly tenants); new CT V 9949 F 97.
147. CT V 8383 F 240, transf K47871 (to H P Scott, m. woman, Balmain, possibly tenant).
148. OST Bk 26 No 968.
149. OST Bk 49 No 715 (mtge, 6 June 1857, £300, including 3 houses); Bk 53 No 985 (disch, 27 Feb 1858).
150. OST Bk 53 No 988 (to M & S E Twentyman).
151. OST Bk 299 No 308 (to Holding).
152. OST Bk 1119 No 641 (to Ginn).
153. OST Bk 1451 No 324 (to S R Steadman).
154. OST Bk 1788 No 440 (to Piper).
155. OST Bk 2141 No 390 (to Clayton).
156. OST Bk 2185 No 718 (to Clarke-Barnes); Bk 2445 No 935 (Allen).
157. OST Bk 2576 No 959 (E G Parker, storemn, & N L Parker, wife).
158. OST Bk 2942 No 380 (to B A Charters).
159. OST Bk 299 No 308 (to Holding).
160. OST Bk 1119 No 641 (to Ginn).
161. OST Bk 1451 No 324 (to S R Steadman).
162. OST Bk 2636 No 847 (to F Turner, m. woman, Wyong).
163. OST Bk 53 No 988 (to M & S E Twentyman).
164. BDM, b. cert of Susannah Elizabeth C, 1829 No 205/13 & 9286/1. BDM, m. cert of Matthewman

- Twentyman & Susannah Elizabeth Clarke, 1854 No 1461/73.
165. BDM, d. cert of Charlotte Webster C sen, 1 Oct 1856 No 1112/20 (b. of Charlotte Webster C sen 1856-62=1794). PA 30472, stat dec 4 Mar 1909 Mary Ann Wright (d. of Charlotte Webster C sen on 2 Oct 1856 at Stephen Cottage). See also Reynolds, op cit (4), p 17
166. BDM, bapt. cert of John H T, 1855 No 1267/45; b. cert of Joseph C T, 1857 No 1490/45 & 2376; b. cert of Mary F T, 1860 No 1623/45 & 2381; b. cert of Rachel L T, 1862 No 12799 - Rachel L T b. at Queanbeyan probably at her the home of her aunt Mary Ann Clarke Wright & her storekeeper husband John James Wright - see OST Bk 876 No 645, M A Wright now of Gord-on, formerly of Queanbeyan. *SMH*, 11 April 1855, p 8a (b. of a son at Stephen Cottage on 3 Apr 1855 [John H]). *SMH*, 4 Apr 1857, p 10 (advertisement from M Twentyman, "apply Bankside Cottage, next to Mr Crook's Wharf [bottom of Adolphus St]). *SMH*, 17 July 1857, p 10b (b. of a son [Joseph C] 23 June 1857). BDM, d. cert of John H T, 1858 No 01680, Balmain; d. cert of Joseph C T, 1864 No 01750, Balmain; d. cert of Mary F T, 1865 No 01499, Balmain. BDM, other Twentymans - b. cert of Henrietta Gregory T, 1876 No 00418 vol 161 & bapt. cert No 418/161. BDM, other Twentymans - d. cert of George F T, age about 39, d. Sydney, 1868 No 00941; d. cert of Una S T, parents Ernest W G & May I G, 1902 No 1298.
167. BDM, d. cert of Matthewman T, 1875 No 02827. BCR, p 83, No 3047, bur. 23 Aug 1875.
168. Susannah Twentyman's nephew Henry Thomas Clarke lived in "Woodstock" in present-day Alfred St in about 1876-85, see M Martin & D Drake, "Woodstock & Its Early Tenants", *The Hunter's Hill Trust Journal* (Apr 1995), vol XXIV Nos 1-2, p 2.
169. Sands for 1879 (both Rachel's & Susannah's names are listed at "Post Office").
170. Sands for 1886 ("Miss Lilla R Twentyman, Postmistress"). BDM, m. cert of Ambrose A Fitzpatrick & Rachel L Twentyman, 1886 No 1082, Sydney.
171. BDM, m. cert of Ambrose Fitzpatrick & Julia Maher, 1851 No 322/97, Balmain. See also, *The First Hundred Years of St Augustine's Church, Balmain, Centenary Celebrations, September, 1948* (Balmain, 1948), p 15 (bride's name not stated).
172. BDM, b. cert of Charles A F, 1889 No 25806; b. cert of Lilla M F F, 1887 No 6537; b. cert of Frederick, 1888 No 6762.
- BDM, d. cert of Charles A F, 1889 No 14738.
173. Sands for 1895 (Milling St); for 1892 (Matthew St); for 1891 (Milling St). BDM, d. cert of Ambrose A F, 1894 No 12092, registered at Ryde.
174. Sands for 1893-1920
175. Sands for 1910 (402 Church St, east side between Harold & Albert Sts).
176. BDM, m. cert of Rachel L Fitzpatrick & Joseph W Rinaldi, 1920 No 889. Sands for 1921 (Madeline St).
177. BDM, d. cert of Rachel Lilla Twentyman Fitzpatrick Rinaldi, 1925 No 17553 - see also bur. Field of Mars Cemetery, R C Section, Row 1 Grave 46. Sands for 1926 (Madeline St).
178. BDM, d. cert of Susannah T, 1908 No 6858. BCR, p 131, No 10465, bur. 30 June 1908.
179. OST Bk 324 No 830 (J A Davies).
180. Sands for 1881 (Meade [sic] Cottage). Alexander Davis, master mariner, also in 1907-09.
181. PI, 4/58600 (d. of J A Davies). OST Bk 989 No 996 (A M Davies).
182. PI, 4/204791 (d. of A M Davies). Bk 1726 No 802 (to F P Davies).
183. OST Bk 1747 No 980 (to Adams).
184. OST Bk 3104 No 823 (to F R Vowles); IVA 14709, new CT V 12516 F 104 (General Credits (Finance) Pty Ltd).
185. PI, 4/204791 (d. of A M Davies).
186. IVA 14709, new CT V 12516 F 105 (General Credits Finance).
187. OST Bk 13 No 614.
188. OST Bk 36 No 975 (d. of J Clarke II & devise of property).
189. OST Bk 54 No 357 (partition of John Clarke II's property & share to S E Twentyman).
190. OST Bk 156 No 513 (to Mackel); Bk 175 No 481 (to C O'Grady).
191. OST Bk 175 No 482 (mtge, 29 Nov 1877, £575). PI, 3/6335 (d. of C O'Grady).
192. OST Bk 507 No 796 (to Lown, McQuade & M O'Grady).
193. PI, 4/167998 (d. of M O'Grady). PA 31279, CT V 4498 F 145 (to M E O'Grady); V 4498 F 146 (to J G B O'Grady).
194. PI, 4/262381 (d. of M E O'Grady). CT V5309 F 23 (to J G B O'Grady). PI, 531203 (d. of J G B O'Grady)
195. CT V5309 F 23, transf J118154 (to A E & L E Dance); transf K788385 (to S W & J O Wurth); transf K932479 (to J & M Fong).
196. CT V5309 F 23, transf J118154 (to A E & L E Dance); transf K788385 (to S W & J O Wurth); transf K932479 (to J & M Fong).
197. PA 31279 (lease to C Murphy).
198. CT V5309 F 23, transf J118154 (to A E & L E Dance); transf K788385 (to S W & J O Wurth); transf K932479 (to J & M Fong).

SECTION 11

1. OST Bk 26 No 107.
2. OST Bk 69 No 13 (mtge, 7 May 1860, £600).
3. OST Bk 85 No 932.
4. OST Bk 85 No 932 (to Treeve).
5. Unless otherwise cited, for all refs to occupancies see *Sands's Sydney & Suburban Directory 1858/59-1932/33* for the year following that cited in the text. Directory not published in 1860, 1862, 1872, 1874, 1878, 1881.
6. OST Bk 117 No 239 (F G Austin).
7. OST Bk 781 No 841 (d. of F G Austin).
8. OST Bk 781 No 841 (d. of E Austen; to J C Dickson).
9. OST Bk 985 No 492 (to C F J Dickson).
10. OST Bk 1316 No 203 (to Eden).
11. OST Bk 1319 No 485 (to J & N Psaltis).
12. OST Bk 1801 No 400 (to J Psaltis); Bk 2005 No 738 (to H M Harman).
13. OST Bk 2332 No 386 (to C & M Musumeci).
14. OST Bk 2348 No 444 (C Loreto).
15. OST Bk 69 No 13 (mtge, 7 May 1860, £600)
16. *SG*, 29 August 1827, p 2a.
17. NSW, Reel 1215 2/1762, Case No 637 of John Clarke II, cabinet-maker, 29 April 1840, p 15 No 44, copy of m. cert of John Clarke I & Susannah Butcher, reg No 5.
18. J B Dally, *Original Land Grantees of Hunter's Hill* (Hunter's Hill Hist Soc, 1989), p 5 (b. of John C I, Susannah C & chn).
19. NSW, Reel 1110 2/7826, NSW Col Sec Letters Received from Individuals Relating to Land, 1826-c1860, Bathurst to John Clarke I, 30 Dec 1826
20. *SG*, 13 Aug 1827, p 2c.
21. *SG*, 30 July 1827, p 2a (Capt Peach as supercargo). Peach often spelled Peache.
22. *SG*, 13 Aug 1827, p 2c.
23. *SG*, 13 Aug 1827, p 2c.
24. I H Nicholson, *Shipping Arrivals & Departures, Sydney, 1826-1840* (Roebuck, Canberra, 1977), p 23 (arrival of *Harvey* 2). *SG*, 29 Aug 1827, p 2c.
25. J S Cumpston, *Shipping Arrivals & Departures, Sydney, 1788-1825* (Roebuck, Canberra, 1977), p 158 (arrival of *Harvey* 1). NSW, PRO Reel 66, John Clarke II not in 1825 Muster. *SG*, 23 June 1825, p 2a.
26. *SG*, 23 June 1825, p 2a. On 2 June *Harvey* 1 left Hobart Town for Sydney. NSW, passenger list for *Harvey* 1 has not survived.
27. Reel 1110, loc cit (19), John Clarke II to Col Sec 27 July 1834 (not 22 July as cited in Dally, op cit (18), p 5).
28. Reel 1110, loc cit (19), ANo 34/1806, Collector Internal Revenue to Col Sec, 12 Dec 1834, endorsed "Deed executed 7 Feb 1835, Dispatched to Registrar 11 Mar 1835".
29. Reel 1110, loc cit (19), John Clarke I to Col Sec 19 June 1828, 28/4904

- (signed "John Clarke Senr").
30. *Ausr.*, 12 July 1833 (John Clarke I granted licence).
 31. *SMH*, 8 Oct 1856, p 1a.
 32. T D Mutch Card Index to BDMs 1815-1957, Reel CY 378 ML, Bundle 61 No 109, m. of John Clark [sic], cooper, 26 years, & Harriet Cross, 19 years, 11 Sep 1827 St Philip's, Sydney, witnesses Matthew Gibbons & Harriett Calcott. For chn of John Clark & Harriet Cross, see Mutch Index, Bundle 61 No 408 etc. Dally, op cit 18), p 5.
 33. M R Sainty & K A Johnson (eds), *Census of NSW, November 1828* (Library of Australian Hist, 1980), p 90, refs C1201 (John Clark, cooper).
 34. Nicholson, op cit (24), p 33 (arrival of *Wanstead* 2).
 35. Cumpston, op cit (25), p 25 (arrival of *Wanstead* 1, probably a different vessel to *Wanstead* 2).
 36. Sainty & Johnson, op cit (33), p 91, refs C1288 (John Clarke II), C1289 (Charlotte [Webster] Clarke I), C1290 (Charlotte [Webster] Clarke II), C1291 (James Richard Clarke, the published typesetting omits "came free" & carries the ship name *Harvey* over two columns as "HA" & "rvey").
 37. Reel 1110, loc cit (19), 28/4904; 28/407, reply sent 24 June 1828.
 38. P L Reynolds & P V Flottmann, *Half a Thousand Acres, Balmain, A History of the Land Grant* (Balmain Assoc, 1976).
 39. *Aust.*, 12 July 1833 (licence to John C I). *SMH*, 25 July 1838, p 3b (d. of shipwright John C I). BDM, d. cert of Susannah C?, 88 years, 1865 No 2787 Berrima. BDM, d. cert of Susan C?, 1845 or 1846 No 791/30 Kelso.
 40. Reel 1110, loc cit (19), John Clarke II to Col Sec, 7 Dec 1839, 29/13129.
 41. Reel 1110, loc cit (19), John Clarke II to Col Sec, 7 Dec 1839, 29/13129, endorsed "Deed executed 31 Jan 1840; Dispatched 10 Mar 1840".
 42. *SG*, 23 May 1827, p 2f. BDM, m. cert of John Clarke II & Charlotte Webster I, 1827 No 25/73.
 43. PA 30472, copy of d. cert of Charlotte Webster C I, 2 Oct 1856 No 1112/20 (Pike).
 44. Sainty & Johnson, op cit (33), p 91, refs C1289 (Charlotte [Webster] Clarke I), C 1290 (Charlotte [Webster] Clarke II). Date & place of m. of Charlotte Pike & William Webster not known. Charlotte Webster II was 7 at Census of 1828, 1828-7=1821 b. year.
 45. Cumpston, op cit (25), p 137 (arrival of *William Shand* or *Strand* 1). *SG*, 4/10/1822, p 2b. Charlotte, aged 28, & her 7-year old daughter, also named Charlotte are incorrectly listed in the Census of 1828 as arriving in 1821 on the *William Shand*.
 46. *SG*, 22 Dec 1825, p 1c (George St premises).
 47. *SG*, 4 Oct 1822, p 3.
 48. *SG*, 3 Apr 1823, p 2d. Cumpston, op cit (25), p 141 (arrival of *Zenobia*).
 49. *SG*, 17 Apr 1823, p 2a.
 50. *SG*, 2 Oct 1823, p 2a. Cumpston, op cit (25), p 143 (departure of the *Henry*).
 51. *SG*, 4 Aug 1825, p 2a.
 52. Cumpston, op cit (25), p 159 (arrival of *William Shand* or *Strand* 2).
 53. *SG*, 22 Dec 1825, p 1c.
 54. BDM, d. cert of William Webster, 1828, age 39, 6760/2 St Philip's, Sydney.
 55. P Reynolds, "From Adolphus St to Gladstone Park - Part 1", *Leichhardt Hist J* 17(1993), p 17 (conveyance was issued in Feb 1851).
 56. *Ibid.*
 57. W & F Ford, *Sydney Commercial Directory for the Year 1851*, p 43. *SMH*, 21 July 1852, p 1f; 23 July 1852, p 3f (Clarke advertised a house to let "By the waterside, about 2 miles from Sydney, a comfortable residence with suitable out offices, garden etc, at a very moderate rent [I think this would be at Woolwich]. Also in the main street - Balmain a small shop in the grocery business filled with every requisite, consisting counter, shelves etc, capable of doing a snug retail trade. Apply John Clarke 'Bank-side Cottage', Balmain"). See also OST Bk 54 No 357, 31 Dec 1857, partition of estate of John C II, his dau Susannah Elizabeth (m. M Twentyman) to receive land in Darling Street adjoining John Stewart's land, house & shop "known as Bragg's". Sands for 1858/59-66 Philip Bragg, grocer, Darling St; Sands for 1867 (greengrocer); Sands for 1868 (dealer); Sands for 1869 (greengrocer); Sands for 1870-73 (no entry). The shop is thought to have been on the north side of Darling Street near St Andrew's St. John Stewart bought lots 15 & 16, Sec 2, Waterview Estate in April 1842, at corner of Darling St & St Andrew's St, now site of 155-157 Darling St.
 58. BDM, bapt. cert of Susannah Elizabeth C, 1829 No 9286/1 & 205/13; bapt. cert of Mary Ann C, 1831 No 1036/1 & No 406/15. See also Mutch, loc cit (32), Card No 25, m. of John Clarke II & Charlotte Webster I, 19 May 1827, Dr J D Land, witnesses Lt J Wild 48th Reg & Gregory Hazard.
 59. PA 30472, stat dec 4 Mar 1909 Mary Ann Wright (m. of Susannah Elizabeth Clarke & Matthewman Twentyman). BDM, m. cert of Susannah Elizabeth C & Matthewman Twentyman, 1854 No 1461/73. PA 30472, exact m. date. Mutch, loc cit (32), Bundle 61 Card No 571 b. of Susannah Clarke 3 July 1829, bapt. 26 July 1829 St Philip's Sydney.
 60. *SMH*, 1 Oct 1850 (notice of m.). OST Bk 36 No 975 8 Mar 1855 & Bk 54 No 357, 31 Dec 1857 (husband of Mary Ann Clarke Wright). PA 30472, stat dec 21 Oct 1904 Mary Ann Wright (husband John James Wright, now of Prospect, was storekeeper at Queanbeyan). BDM, m. cert of Mary Ann Clarke & John James Wright, 1850 No 1964/73 & 190/79.
 61. BDM, bur. cert of John C II, 1854 No 519/41. PI, 1/2869 (d. of J Clarke II, 17 Apr 1854, Balmain). PA 30472, stat dec 4 Mar 1909 Mary Ann Wright (d. of John II C on 17 Apr 1854 & d. of Charlotte Webster C I, 2 Oct 1856). OST Bk 36 No 975(d. of John C II on 16 Apr 1854). Reynolds, op cit (55), p 17 (place of d. of John C II & Charlotte Webster C I). PI, 1/3689 (d. of Charlotte Webster Clarke I, 22 Oct 1856, Balmain).
 62. M Martin & D Drake, "Woodstock & Its Early Tenants", *The Hunter's Hill Trust Journal* (April 1995), vol XXIV Nos 1-2, p 2 (at Viewforth). PI, 1/8209 (d. of William C, 23 Mar 1868, Hunter's Hill); 4/7090 (d. of Charlotte Webster C II, 21 Oct 1891, Hunter's Hill). BDM, m. cert of William Clarke & Charlotte Webster II, 1838 No 3114/74.
 63. BDM, m. cert of James Richard Clarke & Lavinia Matilda Woodley, 1838 No 3115/47 or 74 & 410/75, St Andrew's Scots Church, Sydney. Martin & Drake, op cit (62), p 2 (double wedding).
 64. BDM, bapt. cert of Lavinia Matilda Woodley, parents Robert & Elizabeth, 1822 No 548/8 & 1823 61051/1.
 65. Cumpston, op cit (25), p 109 (arrival of *Larkins*). Sainty & Johnson, op cit (33), p 403, ref W2431 (Robert Woodley I).
 66. Cumpston, op cit (25), p 131 (arrival of *Providence*). Census of 1828 incorrectly states arrival of *Providence* as 1821. Sainty & Johnson, op cit (33), p 403, ref W2432 Elizabeth Woodley; W2433 Richard W; W2434 Henry W; W2435 Lavinia W; W2436 Robert W II; W2437 Frederick W; W2438 William W. Birth years based on 1828 Census.
 67. BDM, bapt. cert of Lavinia Matilda W, 1822 No 548/8 & 1823 61051/1; bapt. cert of Robert C W, 1824 No 6726/1 & 760/8; bapt. cert of Augustus Frederick W, 1825 No 7363/1 & 95/10; bapt. cert of William W, x1827 No 8031/14 & 1827 No 162/11; bapt. cert of Charles T W, 1829 No 9282/1 & 201/13; bapt. cert of Ann A W, 1830 No 10005/1 & 385/14. Augustus F W, listed as "Frederick" in Census of 1828.
 68. BDM, bapt. cert of Henry Thomas C, 1839 No 263/23; bapt cert of James R C, 1841 No 130/25; bapt cert of Matilda Eliza C, 1842 No 139/26; bapt. cert of Emmaline Jane C, indexed as Emiline, 1844 No 124/28; bapt. cert of Edward Robert C, indexed as Edmund,

- 1845 No 721/33; bapt. cert of Francis John C, 1848 No 722/33; bapt. cert of Amelia Elizabeth C, 1850 No 162/35; bapt. cert of Alfred James C, 1855 No 1624/45; b. cert of James R C, 1857 No 2330; b. cert of Wilmot Woodley C, 1859 No 2486 & 1625/45. BDM, d. cert of James R C, 1841 No 109/25; d. cert of James R C, 1857 No 01338.
69. BDM, d. cert of James R C, 1860 No 01857. See also OST Bk 97 No 412. PI, 1/4736 (d. of J R Clarke, 25 May 1860, Balmain).
70. OST Bk 214 No 400 (family).
71. OST Bk 27 No 415, Bk 28 No 50.
72. P Reynolds, *Balmain: 1800-82, The Gilchrist Settlement, A Basic Search Plan* (Balmain Assoc, 1978, ISBN 0 9599502 4 9).
73. For view of the house, see P Reynolds, "From Adolphus St to Gladstone Park - Part 4", *Leichhardt Hist J* 20 (1996), p 20 (illustration, the house is in the background at left, at water's edge).
74. Listings in Sands are for both Clark & Clarke. Sands for 1863-64 Lavinia Clarke, White Bay.
75. Sands for 1863 (in Rankin St), for 1866-67 (Reynolds St). OST Bk 162 No 69 (block turner).
76. Sands for 1863-64 Charles G C; 1863-64, 1866 Edward T C. For Parker St = Palmer St, see B Davidson & K Hamey, *Streets, Lanes & Places, An index of the origins of the street names of Balmain, Birchgrove & Rozelle* (Balmain Assoc, 1994), p 40.
77. Sands for 1863-64 (Charles G C); 1863-64, 1866 (Edward T C). PI, 3/2491 (d. of Edward Thomas Clarke, 29 May 1875, Balmain). BCR, bur. Edward T C, 53 years, 1875; d. cert of Charles G C, age 61, 1878 No 6642 Liverpool. Other Clarkes listed in Balmain in Sands are: 1858/59 William Clarke (probably brother to John II & James Richard), Boscawen House, Balmain; 1861; W Clarke, The Hermitage, Vincent St; 1863-64; Edmond Clarke, carpenter, Adolphus Lane = Waite Av; 1867 Mrs Charlotte Clarke [II] (William C's wife), Adolphus St. OST Bk 54 No 21 (for William Clarke, gentleman, Balmain.) Clarkes listed in Sands for 1858/59 Matilda E Clarke 417 Crown St; 1861 Mrs Clarke 11 Crown Rd; 1863 Mrs Matilda E Clarke, boarding house, 11 Crown St; 1865 Mrs Clarke 97 Bourke St; 1866 Mrs Clark 355 Bourke St, also Mrs Clark 97 Bourke St. H A Fraser, *Those 95 Years* (Wagga, 1975), p 20 "Charlotte Clarke widow of William Clarke lived at 416-526 Bourke Street; issue 5 daus & 5 sons (this source has many errors & should be approached with caution). Thought not to be a Woolwich-Balmain member in Sands for 1858/59-69 Henry Thomas Clarke, whipmaker.
78. Sands for 1867-68 (Mrs Lavinia Clarke 397 Bourke St). BDM, d. cert of Lavinia Matilda Woodley C, (parents of Lavinia Matilda Woodley C, mother incorrectly indexed as Lavinia M, should be Elizabeth), 1870 No 01535.
79. Martin & Drake, op cit (62), p 2.
80. Ibid.
81. BCM, Vol Mun 22/2, pp 62-63. (letter from M Twentyman).
82. Ibid.
83. Ibid, p 21.
84. Ibid, p 32.
85. Ibid, p 29.
86. Ibid, p 40.
87. Ibid.
88. Ibid, p 41.
89. Ibid p 59, p 60.
90. Ibid, p 60 (permanent office); p 62 (first meeting).
91. BCM, Vol Mun 22/3x, p 174. On 22 Feb 1864 Council resolved that since Council Clerk/Surveyor had been deprived of residence at 198 Darling St, because of move to the School of Arts, his salary be increased by £75 from 1 Aug 1863 which is date I have fixed for Council's move to School of Arts. On 7 March 1864, the increase was modified to £52.
92. Ibid, pp 19-20.
93. Ibid, p 174. 1 Aug 1863 is date I have fixed for Council's move to School of Arts; p 115 (£45 per annum). For School of Arts, see P Reynolds, "From Johnston St to Cameron's Cove", *Leichhardt Hist J* 14 (1985), pp 42-43.
94. Ibid, p 494.
95. Ibid, p 450.
96. Ibid.
97. Ibid, p 528. For cottage, later Council Chambers & Town Hall, see C McNamara, "Completing the Civic Skyline", *Leichhardt Hist J* 15 (1987), pp 3-5.
98. S N Hogg, Balmain Past & Present (reminscences), ML. See also BCM, Vol Mun 22/5 1873-77, p 439, p 446 (Council opens account at Bank of Australasia); p 526 (closure of Bank of Australasia). Hogg incorrectly writes that the Bank of Australasia was the first bank in Balmain. The first bank was a branch of the Commercial Bank which had opened by 22 May 1865, see BCM, Vol Mun 22/3x 1862-67, p 313.
99. BCM, Vol Mun 22/5, p 439.
100. Ibid, p 526.
101. OST Bk 215 No 323 (to Daly). Bk 156 No 403 (family history).
102. OST Bk 715 No 376 (d. of T Daly; to A & M Mealey). PA 15784, new CT V 2028 F 70-71.
103. PI, 4/177594 (d. of M Mealey).
104. CT V 2028 F 70, Sec 94, transf H559115 (to E A Mealey & A M Brennan).
105. CT V 2028 F 70, transf H665018 McLeod); new CT V 8148 F 240.
106. PI, 491587 (d. of A Mealey).
107. CT V 2028 F 71, Sec 94, transf H5559117 (to Perpetual Trustee); new CT V 8184 F 240 (to McLeod); new CT V 9083 F 131, lot
- 4, DP 204224s, transm J716166 (to E McLeod, widow, Brooklyn); transf J121178 (to A J Lee).
108. New CT V 9083 F 130, lot 3, DP 204224s, transm J716166 (to E McLeod, widow, Brooklyn); transf S144646 (to Pipmont — Pty Ltd).
109. New CT V 9083 F 129, lot 2, DP 204224s, transm J716166 (to E McLeod, widow, Brooklyn); transf W379752 (J M Clayton).
110. New CT V 9083 F 128, lot 1, DP 204224s, transm J716166 (to E McLeod, widow, Brooklyn); transf H950287 (to E Nairn, married woman, Clontarf).
111. OST Bk 97 No 412 (L M Clarke & G J Chidgey to W Shelley, acknowledging that her husband J R Clarke had originally sold to Chidgey but "no conveyance ever issued"). Selling price would have included shop.
112. K & E Chidgey, *The Chidgey Family History - The Early Years in Australia* (1984), p 7.
113. Margaret C was in Balmain in 1852 where Charles was bapt. 17 October 1852, St Mary's, Balmain.
114. K & E Chidgey, op cit (112), p 5, citing R Thornton & A W Sommerville, *Retrospect, Written at the request of the Council of the Municipality [of Balmain] to Commemorate its Seventy-fifth Anniversary, 1860-1935*, p 7. ("The first grocer's shop was opened at the corner of Darling & Johnston Streets, Balmain East by Mr George Chidgey ..."). K & E Chidgey, map p 23, incorrectly locates the shop on the north-west corner of Darling & Nicholson Sts. I may have contributed to this erroneous location when the family history was being compiled. K & E Chidgey, page 43, citing an October 1928 press clipping, has the shop being occupied in 1928 by "Mr Adams" on the corner of Darling & Nicholson Streets. The Adam grocery, now numbered No 49, was on the north-east corner of Darling & Nicholson Streets & as this press clipping commemorated the death of George Chidgey II, it can be taken as a more positive location of the shop.
115. F Low, *City of Sydney Directory for 1844*. ("Chidgey" has had many misspellings).
116. SDC, p 16, stone cottage, annual value of occupied land £10. "Small" cottage is borne out by annual value of Waterview House" ("Masonic Arms") at £80.
117. K & E Chidgey, op cit (112), p 3 & for all subsequent genealogy unless otherwise cited.
118. K & E Chidgey, op cit (112), p 3. *ADB*, vol 1, p 490 (J H Grose).
119. K & E Chidgey, op cit (112), p 3. Nicholson, op cit (24), p 83 (arrival of *William Wallace*).
120. BDM, m. cert of George John Chidgey & Margaret Carton, 1841 No 832/25. K & E Chid-

- gey, op cit (112), p 5 (m. of George John Chidgey I & Margaret Carton).
121. BDM, bapt. cert of Joseph L C, 1842 (1843 in index) No 2796/27. K & E Chidgey, p 59 (b. of Joseph L C, 18 Oct 1842).
122. K & E Chidgey, letter to author 9 April 1997 (family bible).
123. K & E Chidgey, op cit (112), p 8. *SMH*, 2 Nov 1850, p 2a (*Christina* arrived from Pt Phillip on 26 Oct with unnamed passengers – George, Margaret & two sons could have been on board). *SMH*, 12 Apr 1845, p 2a (*Shamrock* departed 11 Apr for Pt Phillip with passenger "Mr Ched-gee" [sic]).
124. *ADB*, vol 1, p 490 (insolvency).
125. K & E Chidgey, letter to author 9 April 1997 (family bible). *SMH*, 26 June 1845, p 2a (*Christina* departed 25 June for Pt Phillip with passengers "Mrs Chidgey [sic] & two sons").
126. K & E Chidgey, op cit (112), p 6.
127. *AE*, vol 4, p 316a.
128. K & E Chidgey, letter to author 9 April 1997 (family bible). BDM, bapt. at Scots Church, Sydney: b. cert of Grose H C, indexed as Grace H C, 1844 No 1058/45; b. cert of George J C II, 1846 No 1059/45; b. cert of Francis George (Frank Savage) C, 1848 No 1060/45; b. cert of Sydney M C, 1850 No 1061/45.
129. BDM, bapt. cert of Charles C, 1852 No 1056/38, bapt. 17 October 1852, St Mary's C of E, Balmain, K & E Chidgey, p 67, has 31 July 1852; bapt. cert of Thomas S C, 1854 No 4391/40 (indexed as "Chidgery" & "Chidgey"), bapt. 12 Nov 1854 at St Mary's C of E Balmain, K & E Chidgey, p 72, has 15 October 1855; Osborne H C, 1856 No 1654 Balmain, K & E Chidgey, p 75, has 10 Oct 1856; bapt. cert of Eve C, 1859 No 2447 Balmain, K & E Chidgey, p 75, has 3 April 1859; bapt. cert of David A C, indexed as "Male", 1861 No 2378 Balmain, K & E Chidgey, p 75, has 11 April 1861. BDM, d. cert of David A C, 1861 No 01272 (indexed as "Male"). BDM, m. cert of Osborne H Chidgey & Mary Abrams, 1879 No 1424 Balmain; m. cert of Eve Chidgey & Thomas Dawe, 1879 No 956, Sydney.
130. K & E Chidgey, op cit (112), p 9.
131. *Ibid*, p 10.
132. *Ibid*, p 11.
133. *SMH*, 1 Sep 1853, p 1f. K & E Chidgey, op cit (112), p 6.
134. Thornton & Sommersville, op cit (114), p 7.
135. P Reynolds. *The Post Office in Balmain & Rozelle, A Picture Set of 10 Sheets* (Balmain Assoc, 1980), sheet 2.
136. P Reynolds, "From Johnstone St to Cameron's Cove", *Leichhardt Hist J* 14 (1985), p 26 (S Elliott).
137. Reynolds, op cit (135), sheet 2.
138. Historical Officer, Historical Notes – Balmain Post Office (Australia Post undated). For "tinplate worker", see P Reynolds, "From Adolphus St to Gladstone Park – Part 2", *Leichhardt Hist J* 18 (1994), p 48. See also *SMH*, 18 Aug 1852, p 3e ("tinsmith", advt for cottage to let in Datchett St "near the chapel [Wesleyan]").
139. *SMH*, 21 May 1853, p 649f.
140. K & E Chidgey, op cit (112) p 5, citing Thornton & Sommersville, op cit (114), 5, p 7.
141. Historical Officer, op cit (138).
142. *Ibid*.
143. *Ibid*.
144. Reynolds, op cit (135), sheet 3. The building survives as a restaurant (1997).
145. *Ibid*
146. K & E Chidgey, op cit (112), p 6 citing *SMH* 1 Sep 1853.
147. *SMH*, 14 Nov 1853, p 3g.
148. OST Bk 30 No 969 (Harwood).
149. P Reynolds, "From Adolphus St to Gladstone Park – Part 2", *Leichhardt Hist J* 18 (1994), pp 45-48, 4.34-4.36 & footnotes. OST Bk 43 No 504 (lot 31.A to Perry); Bk 52 No 536 (lot 31.B to Chidgey).
150. OST Bk 34 No 281 (Lot J to Chidgey).
151. *SMH*, 21 Feb 1855.
152. Sands for 1858/59 (in Ann St). See also Reynolds, op cit (149), p 46, 4.34.
153. OST Bk 52 No 536 (lot 31.B to Chidgey).
154. K & E Chidgey, op cit (112), p 21, plate 4. *SMH*, 20 Apr 1857, p 8e (advert).
155. K & E Chidgey, op cit (112), p 21, plate 4; p 6 (letter to Mr Bullivant, Melbourne).
156. BDM, d. cert of David A C, 1861 No 01272 (indexed as "Male").
157. K & E Chidgey, op cit (112), p 7. BDM, d. cert of Margaret Carton Chidgey, 1861 No 1273.
158. BDM, d. cert of William Davis, 1858 No 1662 Balmain, informant brother George Davis, Balmain. BDM, m. cert of George (indexed as Glendo) John Chidgey I & Isabella Jecfotte Davis, 1861, No 917. K & E Chidgey, p 7, m. of Isabella Davis, citing Archives Office of Uniting Church, Sydney. Ford, op cit (57), p 41 (William Davis, carpenter, Balmain).
159. G Dundon, *The Shipbuilders of Brisbane Water NSW* (pub by the author, East Gosford), 1997, pp 87-92. Isabella Milsop d. before coming to Sydney, William I m. Sarah, a widow with children, by whom he had a second family.
160. Dundon, op cit (159), pp 87-92.
161. K & E Chidgey, op cit (112), p 57 (Isabella Davis, b. 1832, England, m. 20 Oct 1861, Balmain). BDM, m. cert of William Davis & Isabella Jecfotte, 1850 No 281/36 Field of Mars, Parramatta. BCR, 9894, bur. 30 Mar 1899, age 68, 1899-68=1831 b. year of Isabella Jecfotte. K & E Chidgey, op cit (112), p 7 (Chatham). BDM, d. cert of William Davis, 1858 No 1662 (spelling of Jecfotte, W Davis's parents, chn's names). IN BDM, Jecfotte has been variously spelled Jecfott, Jeffivat, etc. BDM, d. cert of Isabella Jecfotte Davis Chidgey, 1899 No 02053 (names of Isabella J D C's parents).
162. Dundon, op cit (159), p 91.
163. BDM, bapt. cert of Isabella D, 1853 No 1195/56; bapt. cert of Mary A D, 1854 No 2516/56; b. cert of William J D, 1857 No 2321. BDM, d. cert of William J D, 1858 No 1348.
164. Sands for 1861 (Isabella Davis, Campbell St). NSW, Balmain Municipal Roll, North Ward, Roll No 106-108, Isabella Davis owned 3 houses in Campbell St
165. Sands for 1863-64.
166. Sands for 1863-66.
167. BDM, b. cert of William C, 1862 No 2354; b. cert of Samuel C, 1862 No 1451; b. cert of Ruth C, 1863 No 2565. BDM, d. cert of William C, 1862 No 1432; d. cert of Samuel C, no entry; d. cert of Ruth C, 1865 No 1435.
168. Sands for 1867 (carpenter); Sands for 1867-88 (Campbell St).
169. Sands for 1867-88 (Campbell St); Sands for 1889-91 (Illawarra Rd).
170. Sands for 1889-91 (Illawarra Rd); Sands for 1892 (Francis St); Sands for 1893 (Stanley St). For Oswald Chidgey, Livingstone St, Marrickville, see Sands for 1892; for Joseph Chidgey, Enmore Road & Shepherd St, Marrickville, see Sands for 1894-95. K & E Chidgey, op cit (112), p 7.
171. BDM, d. cert of Isabella Jecfotte Davis Chidgey, 1899 No 02053. BCR, 9894, bur. 30 Mar 1899, Wesleyan Sec, note "3785" (bur no. of her dau Isabella Davis).
172. BCR, 3785, bur. 30 Jan 1876, Wesleyan Sec. K & E Chidgey, op cit (112), p 25, plate 6, Mary Davis to Eve Chidgey Dawe, 13 Birchgrove Rd (dear Bella).
173. Reynolds, op cit (72). See also OST Bk 107 No 265. See also DS Balmain Sheet 43 (for houses built on this land).
174. Sands for 1869 (Evans St); Sands for 1870 (Pleasant St should be Crescent St, the name for part of Evans St); Sands for 1871 (Evans St); Sands for 1873-92). Sands for 1890 numbers Chidgey's house as No 158 but DS Sheet 43 (1887-96) has No 154; the one-storey weatherboard at present-day No 154 had been built over Chidgey's house by 1896 – see DS Sheet 43. K & E Chidgey to author, 16 Apr 1984 ("... 154 Beattie St which at one time was the home of George Chidgey...").
175. Sands for 1880 & later years.
176. K & E Chidgey, op cit (112), p 7.
177. Sands for 1887 (Charles Chidgey at 160 Beattie St). See DS Sheet

- 43 (1887-96) Sands for No 160 Beattie St which has been derelict since at least 1970. Field of Mars Cemetery, Anglican Sec C, Row 2, Grave 114-115, Elizabeth Jane Chidgey, wife of Charles, 55 years, d. 18 Sep 1912; Elizabeth Jane Chidgey (Cissy) eldest dau of above, d. 5 Mar 1919; Charles Chidgey husband & father of above, 84 years, d. 25 Dec 1936; Margaret Evelyn Chidgey, dau, d. 26 Oct 1959.
178. Sands for 1890. Field of Mars Cemetery, Anglican Sec A, Row 4, Grave 311-312, Osborne Hickey Chidgey of Balmain, 61 years, d. 27 June 1918; Mary Chidgey, 70 years, d. 23 Mar 1928; Nesta d. 24 April 1954; Osborne (Tom) Chidgey, d. 14 Sep 1937; Minnie Chidgey, d. 1 August 1954.
179. K & E Chidgey, op cit (112), p 7. Pl, 4/2216 (d. of G Chidgey).
180. K & E Chidgey, p 7, "48 years" in Balmain", 1891-48=1853, this could mean from 1852 or 1853 when he began the grocery at 1 Stephen St.
181. Sands for 1868. K & E Chidgey, op cit (112), p 17 (George J C II as a carpenter).
182. BDM, m. cert of George John Chidgey II & Elizabeth Ann Cohen, 1866 No 1049. K & E Chidgey, letter to author 9 April 1997 (date of m.).
183. BDM, b. cert of Emily Elizabeth C (indexed as Elizabeth Emily C), 1867 No 2671 Balmain; b. cert of Caroline C, 1868 No 2680 Balmain; b. cert of Jessie C, 1869 No 3011 Balmain; b. cert of Elenor Gertrude (indexed as Eleanor), registered 1872 No 7457 Bombala; b. cert of Ettie May (indexed as unnamed), 1874 No 3272 Balmain. BDM, d. cert of Caroline C, 1868 No 1649, Balmain. K & E Chidgey, p 61, for "May" & Ettie May" - no births indexed for these, one indexed "unnamed child", I have taken "May" & "Ettie May" to be one child "Ettie May".
184. BDM, b. cert of Alexander G C, reg 1877 No 8763 Bombala (family bible has b. 4 Feb 1876); b. cert of Arthur H C (indexed as Chidzey), 1879 No 10165 Bombala; b. cert of Percival C, 1882 No 15359; b. cert of Claude S T C, 1886 No 19929 Bega; b. cert of Bega C, 1889 No 19822 Bega.
185. K & E Chidgey, op cit (112), p 42.
186. Ibid, p 42 (Thomas Singleton Chidgey m Sophia Perry, parents Francis & Mary, 24 July 1875). Field of Mars Cemetery, Methodist Sec, Row 17, Grave 439-441, Elizabeth Jane Lillian Chidgey, nurse, "Who Crossed the Valley of the Shadow of Death Fearing No Evil on 10 May 1917, 30 years"; "Sophia Chidgey our mother, 82 years, d. 28 July 1936"; "Thomas Singleton Chidgey our father, 82 years, d. 30 Oct 1936"; "Sydney Thomas Chidgey, born 1898, d. 1968".
187. M Solling Biographical Register of Local Elected Representatives.
188. K & E Chidgey, op cit (112), p 43, p 54.
189. Ibid, pp 54-55.
190. Ibid p 43.
191. Ibid. Emily Elizabeth Chidgey m. Bob Tanner on 7 January 1885.
192. K & E Chidgey, op cit (112), p 43.
193. Sands for 1865.
194. OST Bk 97 No 412 (J R Clarke to G Chidgey no conveyance issued).
195. OST Bk 779 No 196 (to G J Shelley). Pl, 4/33232 (d. of W H Shelley).
196. OST Bk 1437 No 845 (to M A Pepperall, d. of G J Shelley).
197. OST Bk 1840 No 118 (to L Pepperall).
198. OST Bk 25 No 687 (lot I.A); Bk 25 No 644 (lot I.B).
199. OST Bk 26 No 515 (to M Hyland).
200. DS Sheet 26, 1886-96.
201. OST Bk 447 No 18 (d. of Michael Hyland).
202. OST Bk 464 No 459 (A T Lown).
203. OST Bk 1585 No 559 (Ruttley).
204. OST Bk 2009 No 945 (to A S Stanton).
205. SMBPR, bapt. of John W L (b. of Andrew & Margaret Lown).
206. BDM, b. cert of John W L, unnamed in index, 1881 No 727 reg Darlinghurst. SMBPR, bapt. of John W L, 2 Mar 1881. The birth year of John W L 1881-1857=24, the ages of Andrew & Margaret Lown, so they were probably married in 1878. Ford, op cit (957), p 53, p 83, lists Leonard Lown, gentleman, Lookes Buildings, Lookes Wharf, Balmain. On p 83 is Thomas Lown, wood-man, Burns' Bay, North Shore. BDM, d. cert of Leonard Lown, 1856 No 01105 Balmain, age 69. BDM, m. cert of Sarah M, dau of Leonard Lown, & Robert R Huntley, 1853 No 58/39. These Lowns could have been the reason for Andrew & Margaret Lown coming to Sydney.
207. BDM, b. cert of Hilda R L, 1882 No 04302; b. cert of Laura P M L, 1885 No 04142; b. cert of Leonce A L, indexed as Leonie, 1888 No 04052; b. cert of Merri- vin A L, 1893 No 05321. SMBPR, bapt. of Hilda R L, 30 June 1882; Laura P M L, 3 Mar 1885; bapt. of Leonce A L, 15 Feb 1888; bapt. of Mervyn A L, 21 Jan 1893. BDM, other Lown births: b. cert of William L, parents Robert & Hannah, 1886 No 31445; b. cert of William L, parents Robert & Hannah, 1889 No 31802; b. cert of George L, parents Robert & Anna, 1898 No 16766; b. cert of Jane L, parents Robert & Anna, 1893 No 36620; b. cert of John L, parents Robert & Hannah S, 1891 No 18402; b. cert of Richard L, parents Robert B & Anna, 1896 17345; b. cert of Sophia E, father unknown, mother Anna, 1899 No 26001. BDM, d. cert of Rose L, father William. mother unknown, 1883 No 02404; d. cert of William L, parents Robert & Anna, 1888 No 12615; d. cert of Allen L, parents unknown, 1898 No 08608; d. cert of Louisa A, father Frank, d. Gundagai, 1899 No 05769.
208. Kenneth Lown. Unless otherwise cited, all genealogy of Seaman family courtesy of R Stutchbury, Linley Point (1996). BDM, m. cert of John William Lown & Emily Mabel Seaman, 1910 No 11366; m. cert of Le- once Andrew Lown & Amy F Seaman, 1913 No 14116. SMBPR, m. of John William Lown & Emily Mabel Seaman, 22 October 1910, witnesses Evelyn & Ernest Seaman.
209. BDM, bapt. cert of Robert T S, 1849 No 3114/34 Gosford, parents John & Ann.
210. BDM, m. cert of Robert Thomas Seaman & Jemima Forrest Duke, 1876 No 614.
211. BDM, b. cert of Jemima F D, 1856 No 1622.
212. Stutchbury. Nicholson, op cit (24), p 187 (arrival of *Diamond*).
213. BDM, b. cert of Robert S, 1877 No 3669; b. cert of Evelyn F S, 1879 No 4091; b. cert of Clara Vivien S, 1881 No 2557; b. cert of Emily M S 1883 No 4091; b. cert of Ernest H S, 1886 No 15134; b. cert of Amy F S, 1888 No 19892; b. cert of Rita C S, 1890 No 17401; b. cert of Roy S S, 1892 No 18029; b. cert of Clive O S, 1894 No 14824; b. cert of Eric R S, 1898 No 28533.
214. BDM, b. cert of Phyllis M L, 1912 No 1366; b. cert of Mervyn C L, 1915 No 28141; b. cert of Erica M L, 1918 No 2835.
215. BDM, b. cert of Kenneth M L, 1915 No 28141; b. cert of Roy A L, 1916 No 47772; b. cert of Le- once L, not known.
216. *DT*, 4 June 1915, p 9.
217. Ibid.
218. *SMH*, 24 Apr 1916, p 3, p 8.
219. OST Bk 464 No 459 (to A T Lown).
220. BDM, d. cert of Andrew T L, 1916 No 6167 Balmain. Field of Mars Cemetery, Ryde, Anglican Section C, Row 16, Graves 1013-1014.
221. OST Bk 1243 No 674 (to J W Lown)
222. BDM, d. cert of Margaret Jane L, 1945 No 34250. Field of Mars Cemetery, Anglican Section C, Row 16, Graves 1013-1014.
223. OST Bk 1585 No 559 (Ruttley).
224. Field of Mars Cemetery, Angli- can Section C, Row 16, Graves 1013-1014.
225. OST Bk 2009 No 945 (to A S Stanton, engineer, Balmain).
226. SMBPR.
227. *SMH*, 29 Sep 1847, p 6a. The Ann street land was A W

- Young's lot 37.A (see Reynolds, op cit (149), pp 58-59.
228. OST Bk 51 No 498 (to M Slater); Bk 864 No 991 (to A T Lown).
229. OST Bk 1243 No 674 (to J W Lown); Bk 1585 No 559 (to Ruttle); Bk 2009 No 945 (to A S Stanton, engineer, Balmain).
230. OST Bk 34 No 281.
231. OST Bk 34 No 282 (£200 selling price from Chidgey indicates building included).
232. OST Bk 34 No 282; Bk 3441 No 88. For Jung in Darling St see *Waugh & Cox's Directory for Sydney & Its Suburbs*, 1855.
233. Bk 34 No 282; Bk 3441 No 88.
234. *Macquarie World Atlas* (Macquarie Library Pty Ltd, Macquarie University, rev ed 1994), p 336 at 49.47N & 7.28E southwest of Mainz on the Rhine near Bad Kreuznach, for present-day location of Kirn on the north-west bank of the River Nahe, a tributary of the Rhine. JFP, courtesy of B Jung, Maroota (1997), state that Kirn was in "Prussia" which after the Congress of Vienna, 1815, stretched across almost all of present-day Germany; for explanation of this, see *EB* (9th ed), vol 22, p 2 (map). JFP, & all following references unless otherwise cited. Reference in JFP to Leopold Theodore J I's b. as being 1816 & 1817. Leopold Theodore J's b. certificate as translated for Jung family reads "On the 21st November 1817 about 12 o'clock am an official of the Civil Council in Kirn, District, Kreuz [nach], Johann Georg Jung living in Kirn 30 year old shoemaker & showed me a child of male sex & he elaborated that the same in Kirn on the 28 November about 12 o'clock midday." The translation creates the confusion as to whether Leopold Theodore J I was born on the 21st or the 28th of November, b. could have taken place on 21 November 1816.
235. JFP. For Simmern, near Bad Kreuznach, see *Macquarie World Atlas*, op cit (234), p 336 at 49.47N & 7.28E. *EB* (9th ed), vol 22, p 2 (map) for Simmern.
236. JFP, Certificate of Arrival No 1393, Port Of London. The certificate shows "Leopold Theodore Jung", no other persons included.
237. JFP, St James Westminster, m. cert of Leopold Theodore Jung & Penelope Whelan, 1852 No 63 witnessed by Henry Hoffmann & Ann Rebecca Whelan, C of E rites. Johann Georg J & James Whelan were deceased at the date of the marriage. Both Leopold Theodore of 28 Berwick St, & Penelope Whelan of 232 Oxford St, were of "full age". For Ann Watson Whelan, mother of Penelope J, see BDM, d. cert Penelope Whelan J, 1909 8276.
238. BDM, d. cert of Ann Watson Whelan, 1864 No 1792.
239. BDM, d. cert of Ann Watson Whelan, 1864 No 1792. Her husband's full name was Christopher John Whelan.
240. JFP, NSW A, Shipping Arrivals, 18 July 1852 p 366. Family reminiscences state that Leopold & Penelope after landing in Sydney went to Rockhampton, Qld, "to try their luck", where Leopold worked in a small bakery. *AE*, vol 7, p 475b, states that there was no township at Rockhampton until 1855, that river was not navigated until 1855 & that the first camp not set up until 1853.
241. JFP, NSW A, Shipping Arrivals, 18 July 1852 p 366.
242. JFP (reminiscences).
243. JFP, "Certificate to naturalize under the provisions of the Acts of the Governor & Council, XI Victoria No 39 & 17th Victoria No 8", certificate No 1 page 556, 5 Oct 1852 in Register of Certificates of Naturalization.
244. JFP, Certificate, loc cit (243).
245. JFP, "Oath to be Taken by a Person Obtaining Certificate of Naturalization", 12 Oct 1854, sent under cover 54/89, J S Dowling to Prothonotary of Supreme Court, 12 Oct 1854.
246. OST Bk 34 No 282, conveyance dated & registered 13 Oct 1854.
247. SDC, p 1.
248. Reynolds, op cit (93), p 26. See also Ford, op cit (57) p 147 (J Watkinson, baker, Darling St).
249. P Reynolds, "From Hosking St to Cameron's Cove", *Leichhardt Hist J* 14 (1985), p 26.
250. M Solling, "A Theatre of Suburbs", *Leichhardt Hist J* 5 (June 1975, reprint 1987), p 6 (Census Figures).
251. *SMH*, 21 Nov 1853, p 1f.
252. BDM, d. cert Leopold Theodore J I, 1892 No 2540. BDM, bapt. cert of Annie Elizabeth J, 1853 No 883/56; b. cert of Mary Ann J, 1856 No 1574; b. cert of Christopher J, 1861 No 2497; b. cert of Leopold Theodore J II, no entry; b. cert of Louis John Joseph J, 1864 No 2568; b. cert of George Christian J (indexed as Christian George), 1866 No 2581. BDM m. cert of Annie Elizabeth Jung & John Bobardt, 1875 No 1277; m. cert of Mary Ann J & Jonathan Bush Cox, 1886 No 2184; m. cert of Leopold Theodore Jung II & Eliza Jane Grace McKenzie, 1882 No 634; m. or d. certs of Christopher Jung, not indexed; m. cert of Louis John Joseph Jung & Cecilia Violet McCleer, 1899 No 4728; m. cert of George Christian Jung & Julie Bander, 1895 No 7540. BDM, d. cert of Christian George J, 1935 No 10477 Lismore Hospital, 68 years. BDM b. cert of Jonathan Bush Cox, 1859 No 2457, son of William Cox, dairyman & developer, near Wisbeach St, Rozelle, & his wife Harriet; d. cert of Jonathon Bush Cox, 26 Nov 1915 No 31074, 56 years; bur. Field of Mars Cemetery, Ryde, Presbyterian Section. Other Jung births: b. cert of Anna T Jung unknown, parents Anton H & Sarah Jung, 1864 No 16556; b. cert of August W Jung, parents Anton H & Sarah Jung, 1866 No 16616. Other Jung marriages: m. cert of Anna Jung & John Degotardi, 1877 No 742; m. cert of Thomas Jung & Elizabeth Kinnear, 1893 No 3240. Other Jung deaths: Anna T Jung, parents Anton H & Sarah, 1864 No 16556; August W Jung, parents unknown, 1866 No 16616; A H Jung, father A H Jung, mother unknown, 1865 No 02971; A H Jung, parents unknown, d. Tumut aged 35 years, 1870 No 06059; Caroline Jung, father Frederick, mother unknown, d. Bulli, 1875 No 10540; Gustavus A Jung, parents George C & Maria, 1870 No 06435; Henry A Jung, parents George D & Theresa, 1877 No 07434; Walter A Jung, parents Henry A & Sarah, 1885 No 13477; William Jung, parents Henry A & Sarah, 1884 No 12591; A H Jung, parents unknown, 1896 No 14321; Daniel Jung, father Daniel, mother unknown, 1897 No 10331; Heinrich Jung, parents unknown, 1895 No 01653; Marie Jung, father unknown, mother Christina, 1892 No 07585.
253. *SMH*, 9 Dec 1853, p 1f.
254. JFP. John Edmund Jung visited the "Bake House" at Old Govt House, Parramatta & "realised the similarity of the two ovens [No 210 & Old Govt House] & other equipment of the trade".
255. Reynolds, op cit (149), p 54 (stables).
256. *SMH*, 1 Jan 1858, p 1f.
257. BDM, b. cert of Louis John Joseph J, 1864 No 1505. The house, now 9-9A Wharf Road, was later called "Rockville" & still later divided into two houses.
258. OST Bk 86 No 659, Cronin to Jung, scheduled in PA 19012.
259. BDM, d. cert of Ann Watson Whelan, 1864 No 1792.
260. Ibid.
261. Location of Penelope Cottages, 531-533 Darling St, see DS Balmain Sheet 42 dated 1887/1896; No 533 has been demolished. Mackay & Stock van proprietors, Joseph McKay, occupied No 533 for many years. "Amusu" Theatre was built on vacant corner lot at Thornton St, 1917.
262. BDM, d. cert of Leopold Theodore J I, 1892 No 02540, 47734. For d. of Leopold Theodore J I, see also OST Bk 1303 No 277.
263. Solling, op cit (187) (alderman).
264. BDM, d. cert of Penelope Whelan J, 1909 No 8276.
265. JFP, undated newsclipping. Penelope Whelan J bur. in Old Presbyterian Section, Rookwood.

266. JFP, undated newscutting. BDM, m. cert of Ann Rebecca Whelan to baker Louis Krauss at Sydney, 1858 No 1502. Their chn were, b. Sydney, Alfred R 1867; Alice E 1867, d. 1868; Alice S 1871; Annie P 1860; Christina 1859 (Chippendale); Emma H 1864; Kate S 1862; Margareta M 1869. BDM d. cert of Louis Krauss, 10 Mar 1877 No 425 Sydney, 44 years. In Sands for 1891, Ann Rebecca Whelan Krauss operated a bakery at Birkenhead Point, Drummoyne. Their son 32-year old Alfred Robert Krauss m. 15 Apr 1900 to 33-year old Minnie E Lynch at St Mary's Balmain. In Sands for 1912 A R [Alfred Robert] Krauss & Son were bakers, in Bridge St, Drummoyne. BDM d. cert of Ann Rebecca Whelan Krauss, 1915 No 14715 Drummoyne. Ann Watson Whelan d. 16 Nov 1864, 73 years, bur. Devonshire St (Sandhills) Cemetery, Sydney. On 12 Mar 1901 her remains were removed to Field of Mars Cemetery, Ryde, Anglican Section B Row 16, Grave 1188-1189, also Alfred Robert Krauss d. 28 Feb 1937, Minnie Elizabeth Krauss, d. 10 Aug 1934, Anglican Sec D, Row 15, Grave 620. Louis Krauss removed from Devonshire St Cemetery, Sydney, also Ann Watson Whelan to Field of Mars Cemetery on 12 Mar 1901, Anglican Sec B, Row 16, Grave 1188-1189.
267. BDM, d. cert of Annie Elizabeth Jung Bobardt (a well-known horse-woman), 6 July 1937 No 13718 Drummoyne, 83 years. John Bobardt & Annie Elizabeth Jung's chn born at Balmain were, Alice A, b. cert 1876 No 3641; Charles Edward, b. cert 1879 No 2189.
268. For Leopold Theodore J II as retired farmer at Ballina, see OST Bk 1303 No 277.
269. BDM, b. cert of Leopold Theodore J III, 1882 No 4517; b. cert of Alfred G J, 1884 No 4935; b. cert of Stella M J, 1886 No 4580; b. cert of Muriel L J, 1888 No 4645; b. cert of James S J, 1890 No 5828; b. cert of George A J, 1892 No 5791; b. cert of Theodora J, 1895 10737; b. cert of Lewis N J, 1897 No 19448; b. cert of Margaret F J, 1901 No 19860; b. cert of Francis E J, 1906 No 981. BDM, d. cert of Eliza Jane Grace McKenzie J, 1920 No 7746 for one child deceased in 1920.
270. BDM, d. cert of Eliza Jane Grace McKenzie J, 1920 No 7746; d. cert of Leopold Theodore J II, 1941 No 16486 Ballina.
271. JFP, originally spelled MacAleer.
272. BDM, b. cert of Cecelia Violet McCleer, registered 1873 No 3800 for ages of parents etc.
273. *AE* (1958 ed), vol 2, pp 260-261 (goldrush).
274. BDM, b. cert of John Edmund J, registered 1900 No 1172; b. cert Annie Cecelia J, 1902 No 1016; b. cert of George Henry J, 1907 No 32639; b. cert of Mildred Rose J, 1904 No 10034. BDM m. cert John Edmund J, 1929 No 13619 Ryde; m. cert of Anne Cecelia J, 1945 No 5350 Ryde; m. cert of Mildred Rose J, 1928 No 3913 Ryde; m. cert of George Henry J, 1937 No 2789 Hunter's Hill. Other births & marriages from interview with Annie Cecelia Jung Gillies by P Reynolds, 29 March 1981.
275. For d. of Louis John Joseph J, see OST Bk 1303 No 277; Bk 1303 No 277 (to T B Rhodes).
276. OST Bk 2768 No 290 (to Barker, d. of T B Rhodes); Bk 2770 No 408 (to L E & A E Dance, contractors, Balmain, Nov 1965).
277. OST Bk 43 No 281 (to Chidgey).
278. *SMH*, 20 April 1857, p 8e.
279. OST Bk 49 No 16 (to Lewis). Sands for 1857-58 (William Joshua [sic] Lewis, dealer).
280. BDM, d. cert of William J L, 1906 No 3780. St Stephen's Cemetery Camperdown, William Joseph Lewis, d. 12 Apr 1906, aged 81, 1906-81=1825 b. year.
281. BDM, m. cert of William Lewis & Louisa Adams, 1822 No 2870/38.
282. BDM, bapt. cert of Elizabeth L, 1823 No 6181/1; bapt. cert of James W L, 1824 No 9320/1 & 485/13.
283. BDM, m. cert of William Joseph Lewis (widower) & Louisa Baldock, 1853 No 129/39, witnesses William Baldock II & [his wife] Mary Ann Baldock of Union St. St Stephen's Cemetery Camperdown, Louisa Lewis, d. 1904 aged 77, 1904-77=1827 b. year. BDM, bapt. cert of unknown Ellen A L, parents William & Louisa, 1849 No 147/34, possibly a child from m. (1) of William Joseph L.
284. BDM, m. cert of William Joseph Lewis, widower, & Louisa Baldock, 1853 No 129/39 (parents of Louisa Baldock). Sands for 1861-69 (William B I, gardener, at 21 Gladstone St).
285. BDM, b. cert of Irwin A L, 1854 No 61/40; b. cert of Isabel E L, 1856 No 244; b. cert of Blanche L, 1858 No 2287; b. cert of Charles R L, 1860 No 2438; b. cert of unnamed dau, 1861 No 2463; b. cert of Alice L, 1863 No 2374; b. cert of Florence B L, 1863 No 2375; b. cert of Louisa V A L, 1865 No 2659; b. cert of Bertha E L, 1867 No 2853, also SMBPR b. 8 Nov 1867, father William J L, gardener. BDM, d. cert of Isabel E L, 1856 No 6875 No 122 & 1012; d. cert of unnamed dau, 1861 No 1292. BDM, m. cert of Irwin A Lewis & Sarah J Hinds, 1878 No 116 Sydney.
286. BDM, bapt. cert of Emily L, 1847 No 104/32. BDM, Baptismal Index Pre-1856 fiche "Adams to Barrett", p 176, ("Emily L Baldock"). BDM, Baptismal Index pre-1856 fiche "King to Lucas", p 3214, (handwritten entry "Emily L see Baldock").
287. Sands for 1861 (Albion Hotel).
288. Sands for 1863-67 (Ann St).
289. Sands for 1869 (Pacific Hotel). OST Bk 47 No 340 (4 Stephen St to Lewis, 29 Jan 1857).
290. OST Bk 79 No 450 (to Wakeley & Prescott in trust for Louisa Lewis, "inn or public house").
291. OST Bk 79 No 450 ("formerly two several messages").
292. OST Bk 198 No 891 (to J G Punch & H Gibson, auctioneer Sydney, as trustee for Mary Punch).
293. OST Bk 246 No 83 (to Bedford).
294. PI, 4/32860 (d. of Louisa L); 4/36836 or 36886 (d. of William Joseph L). BDM, d. cert of Louisa L, 1904 No 14816; d. cert of William J L, 1906 No 3780. St Stephen's Cemetery Camperdown, William Joseph Lewis, d. 12 Apr 1906, aged 81; Louisa Lewis, d. 1904, aged 77.
295. OST Bk 260 No 386 (to A Petter-son for Olive Cecelia Petter-son, C B Pitt, solicitor, Sydney, trustee).
296. OST Bk 419 No 329 (to Cassidy, "gentleman" in deed).
297. SABPR, m. of Thomas Cassidy & Mary McQuade, witnesses, Thomas & Catherine McQuade. BDM, m. cert of Thomas Cassidy & Margaret McQuade (née Monaghan), 1864 No 1110.
298. SABPR, m. of Thomas Cassidy & Mary McQuade, witnesses, Thomas & Catherine McQuade.
299. SABPR, m. of Thomas Cassidy & Mary McQuade, witnesses, Thomas & Catherine McQuade.
300. BDM, b. cert of Margaret C, 1866 No 2762; b. cert of Thomas J C, 1868 No 2712; b. cert of Mary C, 1871 No 1588; b. cert of Sarah, 1871 No 3094. BDM, m. cert of Margaret Cassidy, no entry; m. cert of Thomas Joseph Cassidy & Mary Malumby, 1903 No 2700 Sydney; m. cert of Mary Cassidy & John William McClemens, 1895 No 6359; m. cert of Sarah Cassidy & Donald Slade, 1903 No 351. BDM, d. cert of Margaret C II, 1916 No 15425 Sydney. OST Bk 1126 No 926 & Bk 1375 No 534 (Margaret Cassidy I d. 14 Oct 1901; Margaret Cassidy II d. 9 Nov 1916; occupations & domiciles - Thomas Joseph Cassidy, shipwright, Balmain; Donald Shade, labourer, Mascot; John William McClemens, marine engineer, Bellevue Hill).
301. BDM, d. cert of Thomas C, 1892 No 2513. OST Bk 1126 No 926 & Bk 1375 No 534 (d. of T Cassidy).
302. BDM, d. cert of Margaret C, parents Thomas & Margaret. 1901 No 12160. OST Bk 1126 No 926 & Bk 1375 No 534 (d. of M

- Cassidy).
 303. PI, 117738 (d. of G O'Dell).
 304. OST Bk 1375 No 534 (O'Dell).
 305. OST Bk 1375 No 535 (to Mary Cassidy McClemens, surviving admin of Margaret Cassidy I).
 306. OST Bk 2122 No 255 (d. of Mary Cassidy McClemens; to M B Lee); Bk 2528 No 266 (to P & M Meletis). PI, 4/309726 (d. of M McClemens, 7 Dec 1943, Bellevue Hill). BDM, d. cert of Mary Cassidy McClemens, 1943 No 21773 Woollahra.
 307. OST Bk 49 No 16 (to Lewis).
 308. Sands for 1869.
 309. OST Bk 79 No 450 (Wakeley & Prescott in trust for Louisa Lewis).
 310. OST Bk 246 No 289 (Chivers).
 311. OST Bk 335 No 966 (to Daly).
 312. OST Bk 715 No 376 (d. of T Daly; to A & M Mealey).
 313. OST Bk 2368 No 357 (d. of Michael Mealey).
 314. OST Bk 2368 No 357 (d. Johanna Mealey; to E A & A M M Mealey; m. of A M M Mealey to William Henry Brennan).
 315. OST Bk 2516 No 440 (to C & R Magnifico).
 316. OST Bk 2368 No 358 (Arigliano).
 317. OST Bk 2368 No 359 (Cerbara).
- SECTION 12**
 1. OST Bk 64 No 928.
 2. OST Bk 189 No 424 & PI, 3/2399 (d. of H Thomas).
 3. *SMH*, 27 Feb 1857, p 1a (Grenadier Guards).
 4. P Reynolds, "From Johnstons St to Cameron's Cove", *Leichhardt Hist J* 14 (1985), p 41, p 43.
 5. *Souvenir to Commemorate the 50th Anniversary of the Incorporation of the Municipality of Balmain 1860-1910*, p 51.
 6. B Davidson, K Hamey & D Nicholls, *Called to the Bar, 150 Years of Pubs in Balmain & Rozelle* (Balmain Assoc, 1991), p 22.
 7. BCM, Vol Mun 22/3x, p 142-143.
 8. SMBPR, b. of Henry John T, 22 Jan 1854, bapt. 19 Feb 1854; b. of Henry T, 26 May 1858, bapt. 15 Aug 1858; b. of Harriett Ellen T, 20 June 1860. BDM, b. cert of Henry J T, 1854 not indexed; b. cert of Henry J T, 1857 No 1330; b. cert of Henry T, 1858 No 2329 Balmain; b. cert of Henry J T, 1864 No 403/40; b. cert of Henry A T, 1865 No 602; b. cert of Harriett E T, 1860 No 2434. BDM, d. cert of Henry J T, 1857 No 5836/122 Balmain; d. cert of Henry A T, 1867 No 1204 Sydney. BDM, m. cert of Harriett Ellen Thomas & James C Mills, 1880 No 1640. BDM, b. cert of James C Mills (parents John H S & Anna), 1861 No 14025 Windsor. BDM - chn of John & Harriett Mills - b. cert of Hubert H C M, 1880 No 4330; b. cert of Clarice N M, 1883 No 4014; b. cert of Charles H C M, 1886 No 3994. BDM, d. cert of Harriett E M, 1908 No 2563 Newtown; d. cert of James C M, 1909 No 9041 Drummoyne. *SMH*, 27 Feb 1857, p 1a (d. of Henry John Thomas).
 9. BDM, d. cert of Henry T, 1878 No 2440 Balmain; d. cert of Mary T, not indexed. OST Bk 189 No 424 (to J G Punch).
 10. For all refs to occupancies see *Sands's Sydney & Suburban Directory* 1858/59-1932/33 for the year following that cited in the text. The directory was not published in 1860, 1862, 1872, 1874, 1878, 1881.
 11. *BO*, 30 Aug 1884, p 3a.
 12. OST Bk 375 No 380 (J G Punch to Murphy; Murphy to Toohey's).
 13. *BO*, 7 Jan 1899.
 14. *BO*, 10 May 1902.
 15. BCM, Vol Mun 22/3x 1931-35, p 93, 29 Feb 1932 (delicensed).
 16. *Ibid*, p 93, 29 Feb 1932 (hostel).
 17. *Ibid*, p 106, 11 Apr 1932 (lease).
 18. OST Bk 1938 No 15 (to R Hill).
 19. OST Bk 2254 No 865 (to Abate & Crea).
 20. OST Bk 189 No 424 (J G Punch).
 21. OST Bk 375 No 380 (J G Punch to Murphy; Murphy to Toohey's).
 22. OST Bk 1938 No 15 (to R Hill); Bk 2002 No 939 (to R S Hill).
 23. OST Bk 41 No 23. SMBPR, to waterman Edward Glover & his wife Mary Anne - Edward, b. 16 Aug 1847, bapt. 17 Oct 1847; Henry Thomas G, b. 4 Mar 1852, bapt. 28 Mar 1852; Mary Anne G, b. 1 Jan 1854, bapt. 5 Mar 1854; George William G, b. 5 Aug 1855, bapt. 2 Dec 1855 (Glover, storekeeper). For Glover as storekeeper, see *SMH*, 10 Jan 1870, p 4f. For Glover's advertisement of a cottage in Datchett St for sale, see *SMH*, 4 Jan 1855 "apply to Ed Glover, waterman, Hunter River Wharf".
 24. OST Bk 41 No 24 (to Taylor; selling price £300 indicates house included). *SMH*, 4 Jan 1855 (Hunter River Wharf).
 25. P Reynolds, "From Adolphus St to Gladstone Park - Part 2", *Leichhardt Hist J* 18 (1994), pp 34-37 (J Burt). Bk 112 No 428 (J Burt).
 26. OST Bk 580 No 854 (to E Burt).
 27. OST Bk 771 No 259 (T B Rhodes).
 28. OST Bk 1378 No 314 (to P M & M Madge).
 29. OST Bk 1965 No 583 (to C S Becket).
 30. OST Bk 2459 No 618 (d. of C S Becket; to M K F Bray). PA 48982, new CT V 12058 F 8, lot 1 DP 554478.
 31. OST Bk 2321 No 540 (to C S H & G B Robinson).
 32. OST Bk 70 No 324.
 33. OST Bk 73 No 710 (mtge, 13 July 1861 £200 finance building of No 218?); Bk 89 No 609 (disch of mtge, 5 Sep 1864).
 34. BDM, d. cert of Edward N, parents Joseph & Lydia, 1861 No 1288 Balmain. OST Bk 89 No 608 (Mary Ann Norris Ellis).
 35. OST Bk 89 No 608 (to P H O'Brien). Mary Ann Norris Ellis had d. by 5 Sep 1864, date of conveyance to O'Brien. Mary Ann Norris Ellis's Will dated 11 Jan 1864. Dates of d. of Edward Norris & Mary Ann Norris Ellis not in deed, nor in PI).
 36. OST Bk 214 No 796 (to Herlihy).
 37. OST Bk 215 No 27 (Herlihy family). BDM, m. cert of Thomas & Bridget Herlihy, not indexed.
 38. BDM, b. cert of Thomas H, 1858 No 3488/1428.
 39. BDM, d. cert of Daniel H, father John mother unknown, 1882 No 631. OST BK 448 No 892 (d. of D Herlihy).
 40. OST BK 448 No 892 (Funnell).
 41. OST Bk 630 No 766 (G Kensey).
 42. OST Bk 752 No 846 (to Millar & Marshall).
 43. OST Bk 762 No 337 (to Millar).
 44. Bk 827 No 390 (to Hammond).
 45. OST Bk 1939 No 734 (d. of C W Hammond).
 46. OST Bk 1939 No 734 (to M O'Carroll).
 47. PA 35668, new CT V 5524 F 16 (M Carroll); transf G884493A (to M Celap). New CT V 7939 F 119.
 48. CT V 7939 F 119, lease H906917 (to J & G Nelliis).
 49. CT V 7939 F 119, transf K304544, DP 410083 (to A & H Theodolou).
 50. CT V 5524 F 16; new CT V 7779 F 36, transf H89124, DP 410083 (to W & R Boettcher).
 51. OST Bk 53 No 957.
 52. OST Bk 65 No 276 (to J Kensey).
 53. OST Bk 191 No 788 (G Kensey).
 54. Reynolds, op cit (25), p 48.
 55. BDM, m. cert of George Kensey & Maria Burton, 1877 No 1537.
 56. BDM, b. cert of George J K, 1878 No 03484; b. cert of Edith E K, 1879 No 04075; b. cert of Albert C K, 1880 No 04323; b. cert of Alice M K, 1884, 04950. BDM, m. cert of George J Kensey & Lena M Wicks, 1901 No 7301 Paddington; m. cert of Albert C Kensey & Alice R Pratt, 1905 No 173 Sydney; m. cert of Alice Kensey & Thomas W Ingham, 1913 No 2827 Balmain.
 57. OST Bk 707 No 200 (to Cohen).
 58. Sands for 1905.
 59. Sands for 1915. PI, 198094 (d. George K). BDM, d. cert of George K, 1934 No 6465.
 60. Field of Mars Cemetery, Ryde, Anglican Sec O & S, Row 11, Grave 341, d. of Maria Burton K.
 61. OST Bk 972 No 668 (d. of H E Cohen).
 62. OST Bk 1798 No 355 (to E O'Carroll).
 63. OST Bk 1818 No 569 (to M O'Carroll, part sale, part settlement of debt). PA 35668, new CT V 5524 F 15 (to L M Fardell).
 64. CT V 5524 F 15, transf D940686 (to J E Floyd); transf G48310 (to J P Gantevoort).
 65. BDM, m. cert of Robert S Fox & Mary A Scott, 1841 No 36/25. BCR, p 93, No 9053, bur. 9 June 1890, 82 years, C of E, d. Surry Hills (1890-82=1818 b. year).
 66. BDM, bapt. cert of Albert C F, 1844 No 26/28; bapt. cert of Robert A F, 1845 No 416/30; bapt.

- cert of Rose A F, 1847 No 193/32; bapt. cert of Charles J F, 1850 No 2041/35; bapt. cert of Sarah M A F, 1854 No 2095/42; b. cert of Kate C F, 1857 No 2385; b. cert of Ada E F, 1860 No 2412; b. cert of Henry A F, 1861 No 2471. BDM, m. cert of Albert Charles Fox & Louisa Williams, 1869 No 1298 Balmain; m. cert of Henry A Fox & Janet McMillan, 1887 No 2033; m. cert of Rose A M Fox & Charles Thomas P D Appleton, 1870 No 506 Sydney; m. cert of Sarah M A Fox & Richard Marshall, 1879 No 1502 Balmain.
67. P Reynolds, "From Adolphus St to Gladstone Park - Part 4", *Leichhardt Hist J* 20 (1996), p 34 (Foxes in Donnelly St).
68. BDM, d. cert of Robert S F, 1890 No 841. BCR, p 93, No 9053, bur. 9 June 1890, 82 years, C of E, d. Surry Hills
69. OST Bk 273 No 524 (McLellan).
70. OST Bk 403 No 856 (to Tutton); Bk 146 No 451 (d. of J Tutton).
71. OST Bk 1446 No 451 (Sheehan).
72. OST Bk 2050 No 844 (to H E Curran, widow, Balmain).
73. OST Bk 43 No 623.
74. OST Bk 252 No 126 (to Goud).
75. OST Bk 554 No 547 (mtge to John Booth, 22 Mar 1895 £650); Bk 583 No 485 (transf mtge Perpetual Trustee, 13 Aug 1896).
76. OST Bk 781 No 660 (D M Jones).
77. PI, 4/55863 (d. of D M Jones). PA 13885, new CT V 1654 No 49 D M Jones); transm 28085 (to A D Jones).
78. CT V 1654 No 49, transf A27904 (to A F Birch).
79. CT V 1654 No 49, transf G272223 (to T Sullivan); new CT V 6817 F 96 (T Sullivan).
80. CT V 6817 F 96, transf G866602 (to H Owens).
81. New CT 10048 No 188, transf K620725, lot B, DP 103757 (E Birch); new CT V 13068 F 123, lot 12, DP 583593 transf P962033 (to S J Floyd, taxi driver, Palm Beach).
82. New CT V 13068 F 122, transf Q554155, lot 11, DP 583593 (R Jackson, musician, & B A Hunter, cashier, both of Balmain).
83. OST Bk 43 No 624 (to J Barlow).
84. *SMH*, 2 Sep 1857, p 8e.
85. OST Bk 80 No 871 (to Barrell).
86. C S Barrell listed in 1881-85 as produce merchant & in 1886-1902 as Charles S Barrell & Son, produce merchants.
87. BDM, bapt. cert of Charles Stewart B, 1842 No 2291/47; other chn of Robert & Elizabeth B - bapt. cert of Robert B, 1840 No 3879/45 & 1509/47; bapt. cert of Elizabeth M B, 1844 No 5567/45 & 5211/47; bapt. cert of John H B, 1849 No 6495/45 & 39/50. BDM, m. cert of Charles Stewart Barrell & Harriett Thornton, 1861 No 1069 (indexed as Barrett)
88. BDM, bapt. cert of Harriett Thornton, parents William & Harriett, 1840 No 1760/25. BDM, d. cert of Harriett Thornton Barrell, 1928 No 396 (1928-87 = 1841 b. year).
89. BDM, b. cert of Elizabeth A B, 1862 No 2389; b. cert of Frederick W B, 1864 No 2480; b. cert of Charles R B, 1865 No 2676; b. cert of Florence A B, 1867 No 2770; b. cert of Alice M B, 1869 No 3046; b. cert of Henry H B, 1871 No 03295; b. cert of Alfred P B, 1874 No 03147; b. cert of Albert A B, 1876 No 03520; b. cert of Ethel H B, 1879 No 03855; b. cert of George L B, 1881 No 03848; b. cert of Estella L B, 1884 No 04736. BDM, d. cert of Alfred P B, 1876 No 2629 Balmain; d. cert of Albert A B, 1878 No 2438 Balmain; d. cert of George L B, 1945 No 6831 Sydney; d. cert of Estella L B, 1884 No 2761 Balmain.
90. M Solling, Biographical Register of Local Elected Representatives (unpub). BDM, bapt. cert of Albert B, parents Robert & Elizabeth, 1846 No 6048/45.
91. Sands for 1904-24.
92. BDM, d. cert of Charles S B, 1919 No 7099. Sands for 1904. PI, 93662.
93. BDM, d. cert of Harriett Thornton Barrell, 1928 No 396. PA 2994, CT V 136 F 249, Notice of Death, B715674.
94. CT V 136 F 249, transm B482309; Notice of Death, B715674.
95. BDM, d. cert of Frederick B, 1945 No 23074.
96. CT V 136 F 249, transf B720259 (to Ruttle).
97. CT V 136 F 249, transm C526820 (to J L Adam & H E Ruttle); Notice of Death C625362 (J Ruttle); transf D794647 (to W D & M C Smith).
98. CT V 136 F 249, transf Q554154 (to E Birch); new CT V13638 F 88, lot 1, DP 112545 (224 Darling St & 19 Gladstone St to E Birch); transf V405996 (to J Adams).
99. CF 101/715620.
100. *SMH*, 2 Sep 1857, p 8e.
101. CF 102/715260.
102. OST Bk 48 No 257 (lot O.A to William Baldock II).
103. OST Bk 54 No 544 (lot O.B to William Baldock II).
104. OST Bk 152 No 728 (to A J Baldock).
105. OST Bk 166 No 264 (to J Long).
106. OST Bk 311 No 329 (T W Gibbs).
107. DS, Balmain Sheet 26, 1886-96.
108. OST Bk 1101 No 758 (to Ekin).
109. OST Bk 1347 No 68 (Myerson).
110. OST Bk 2002 No 521 E W Dark).
111. OST Bk 2778 No 224 (d. of E W Dark; to Kob Sal Pty Ltd); OST Bk 2840 No 692 (to Comber & Terrace), lot 1, DP 228310; Bk 3011 No 562 (to J C Garske, company rep, 22 Darling St, Balmain). IVA 8097, new CT V 11657 F 157.
112. Reynolds, op cit (25), p 48.
113. SABPR, m. of John Kensey & Bridget Garrigan, (not in BDM index), witnesses Rosetta Kensey & James Hamilton. See also d. cert of John K, 1877 No 2157 (for married 22 years ago, wife Bridget "Gallaghan" on d. cert).
114. BDM, b. cert of Mary A K, 1859 No 2423 & 2426; b. cert of Thomas K, indexed as Tom, 1860 No 2462; b. cert of Noah K, 1863 No 2550; b. cert of Emily E K, 1865 No 2738; b. cert of Henrietta E K, 1868 No 2637; b. cert of Florence E A K, 1870 No 03094. BDM, d. cert of Emily E A K, 1867 No 2181 Balmain; d. cert of Henrietta E K, 1870 No 1517 Balmain; d. cert of Noah K, 1928 No 19895 Petersham. BDM, m. cert of Florence E A Kensey & George E Johnson, 1888 No 1912 Balmain.
115. BDM, d. cert of John K, 1877 No 2157.
116. BDM, d. cert of Bridget K, parents unknown, 1908 No 12617 (d. cert 1908-73=1835 b. year, but m. cert 1858-26= 1832 b. year).
117. BDM, m. cert of Thomas Kensey & Catherine Reilly, 1889 No 101. Field of Mars Cemetery, Ryde, Catholic Sec E, Row 3, Grave 2026 (parents of Catherine Reilly Kensey).
118. BDM, b. cert of Lilly D K, 1889 No 04449; b. cert of John K, 1891 No 05753; b. cert of Thomas H N K, 1894 No 04662; b. cert of Charles R H K, 1896 No 28610; b. cert of Cecil W G K, 1900 No 19765; b. cert of Magdalene F U K, 1901 No 1178. BDM, m. cert of Charles R H Kensey & Margaret A Menzies, 1919 No 1541 Balmain. BDM, d. cert of John K, 1943 No 6853; Field of Mars Cemetery, Ryde, Catholic Sec D, Row 4, Grave 702, John K, d. 20 April 1943; d. of Lilly Dinah K, 30 Dec 1965.
119. Sands for 1906-26. BDM, d. cert of Thomas K, 1926 No 8031. Field of Mars Cemetery, Ryde, Catholic Sec E, Row 3, Grave 2026.
120. BDM, d. cert of Catherine Reilly K, 1937 No 11051; Field of Mars Cemetery, Ryde, Catholic Sec E, Row 3, Grave 2026.
121. OST Bk 2819 No 872 (to P K Chiu), lot 2, DP 228310.
122. OST Bk 2851 No 897 (C & M Calisto); new CT V 11670 F 237, lot 3, DP 228310.
123. OST Bk 48 No 257 (lot O.A to William Baldock II).
124. OST Bk 54 No 544 (lot O.B to William Baldock II).
125. OST Bk 152 No 728 (to A J Baldock).
126. BDM, d. cert of William B I, 1869 No 01523. BDM, m. cert of Thomas & Mary B, not indexed; m. cert of William Baldock & Louisa surname unknown, not indexed. BDM, m. cert of Louisa Baldock, parents William & Louisa, 1879 No 2922.
127. BDM, bapt. cert of William II B, not indexed; bapt. cert of Louisa B, not indexed; bapt. cert of

- Alfred B, 1840 No 418/24; bapt. cert of Frederick H B, 1846 No 334/31. BDM, d. cert of Frederick H B, 1847 No 64/144. BDM, m. cert of Alfred Baldock & Frances Elizabeth Bawn, 1863 No 6.
128. Sands for 1861-69 (William B I, gardener). BDM, d. cert of William B I, 1869 No 01523.
129. Sands for 1870-79. BDM, d. cert of Louisa Baldock, parents William & Louisa, 75 years, 1879 No 2922.
130. BDM, m. cert of William Baldock & Ann Jane Nash, 1854 No 146/41. BDM, d. cert of Annie J B, 1897 No 13036 for David & Isabella Nash as Ann Jane Nash Baldock's parents. BDM, m. cert of David Nash & Isabella surname unknown, not indexed.
131. BDM, bapt. cert of Rebecca N, 1828 No 87251/1 & 208/12; bapt. cert of Robert N, 1829 No 57/23; bapt. cert of William N, 1832 No 56/23; bapt. cert of Ann J N, 1835 No 108/23 & 4118; bapt. cert of David N, 1837 No 55/23.
132. BDM, b. cert of George P B, 1857 No 2003 & 2125/42; b. cert of Louisa E B, 1860 No 688; b. cert of Flora L B, 1862 No 1817; b. cert of Amy B B, 1864 No 1587; b. cert of Bertha J B, 1866 No 1322; b. cert of Herbert W S B, 1868 No 2477; b. cert of Mar-ide H G B, 1871 No 00687; b. cert of Orswald Heden, 1874 No 01385. BDM, d. cert of George P B, 1858 No 01279; d. cert of Herbert W S B, 1905 No 10247 Petersham. BDM, m. cert of Louisa E Baldock & Robert A Byron, 1887 No 1665 Sydney; m. cert of Herbert W S B & Harriett Kenniwell, 1903 No 7229 Hunter's Hill.
133. Sands for 1861-76; 1871-73 for hotel & Baldock's Lane.
134. Sands for 1861-76. BDM, d. cert of William B II, 1876 No 266.
135. Sands for 1877-84 (Annie J, licensee). Sands for 1885 (Forbes St).
136. Sands for 1885-88 (Oxford St); for 1890-96 (Hopewell St).
137. BDM, d. cert of Annie J B, 1897 No 13036.
138. OST Bk 166 No 264 (to J Long).
139. OST Bk 2969 No 938 (to J E K Forster); new CT V 11372 F 104, lot 5, DP 228310.
140. OST Bk 3002 No 564 (to Falcon Credit Corp); new CT V 11609 F 38, lot 4, DP 228310.
141. OST Bk 65 No 963.
142. OST Bk 115 No 409 (J Booth).
143. OST Bk 65 No 965 (mtge, 17 Jan 1860 £200 probably to finance construction of building).
144. Courtesy of K Heywood, Barraba (1997) & for all following genealogy, unless otherwise cited.
145. BDM, b. cert of Sarah Anne H, 1843 No 3627/31; b. cert of James H, 1845 No 3628/31; b. cert of Mary J H, 1847 No 2784/32; b. cert of Henry H, 1849 No 926/34; b. cert of Betty A H, 1852 No 1033/38; b. cert of Elizabeth F H, 1854 No 4376/40; b. cert of Charlotte H, 1856 No 1624; b. cert of John H, 1858 No 2422; b. cert of Samuel H, 1861 No 2354; b. cert of Thomas H, 1863 No 1751. SMBPR, Mary J H, b. 26 Oct 1847, bapt. 14 Nov 1847; Henry H, b. 20 Oct 1849, bapt. 18 Nov 1849; Betty A H, b. 3 Feb 1852, bapt. 22 Feb 1852; Elizabeth F H, b. 30 July 1854, bapt. 18 Aug 1854; Charlotte H, b. 12 August 1856; John H, b. 6 Nov 1858; Samuel H, b. 5 Jan 1861. BDM, m. cert of James Hardman & Jessie G Purdie, 1872 No 516 Sydney; m. cert of Henry Hardman & Rachel Dempsey, 1879 No 1428. BDM, d. cert of John H, 1859 No 1564; d. cert of Samuel H, 1862 No 1400; d. cert of Thomas H, 1863 No 1715. BDM, other Hardman – b. cert of Blanche A M H, 1879 No 567; d. cert of Blanche A M H, parents James & Jessie G, 1881 No 2435; d. cert of Maud H, d. Elliott St, Balmain; d. cert of Mary A, parents John & Mary, 1889 No 14664; d. cert of Thomas J, parents John & Mary, 1889 No 04461.
146. BCR, Part 1, p 37, bur. of John H, 31 Dec 1870 No 1347 (bur. next to No 5690).
147. Heywood.
148. Sands for 1873. Cricketers Arms became Monkey Bar in 1997.
149. Sands for 1877 (Curtis Rd); 1879 (Church St).
150. Sands for 1882 (John St). B Davidson & K Hamey, *Streets, Lanes & Places, 1836-1994, An index of the origins of the street names of Balmain, Birchgrove & Rozelle* (Balmain Assoc, 1994), p 30, p 22 (change of street name John St to Edward St). James Hardman (probably not Mary Hardman's son), a shipwright, was in Campbell St in 1876 & on the south side of Curtis Road at the Phillip St corner in 1881, see Sands for 1877 (Campbell St); 1882 (Curtis Rd). In 1881 Edward Hardman (probably not Mary Hardman's son) lived on the west side of Elliott St Near the Beattie St corner, see Sands for 1882.
151. BCR, Part 2, p 133, bur. of Mary H, 12 Dec 1910 No 10359 (buried next to No 1347). Other Hardman – BCR, Part 2, p 5, bur. of Blanche H, 20 June 1881 No 5690 (buried next to No 1347); p 23, bur. of Maude H, 22 Jan 1883 No 6322.
152. Heywood. BDM, m. cert of Sarah Anne Hardman & Joseph T Heywood, 1862 No 989 Balmain.
153. Heywood. George Sydney Heywood m. Lydia Frost, a descendant of the Second Fleet convict, Robert Howard. Lydia's uncle John Thomas Howard m. a descendant of Henry Kable, the First Fleet convict who became an important Sydney businessman.
154. Heywood.
155. Heywood. Date of d. of Sarah A Hardman Heywood unknown.
156. OST Bk 115 No 409 (J Booth).
157. OST Bk 165 No 514 (E Isaacs).
158. OST Bk 278 No 613 (lease to J A Brodie).
159. OST Bk 448 No 691 (Brodie).
160. BDM, d. cert of Christina McK B, 1909 No 12362. BDM, d. cert of Duncan McK B, 1889 No 8589 Balmain. There is no entry for J A Brodie in the BDM index in 1875-81, nor is there an entry for him in Sands Directory in 1871-79, so he & his wife could have arrived just before his first child was born. BDM, J A Brodie is not the James Alexander Brodie born to Alexander Brodie & Frances (known as Fanny) Riddle who married in NSW in 1852 No 618/80.
161. BDM, b. cert of Eliza M B, 1881 No 3907; b. cert of Ethel B 1882 No 4561; b. cert of William A B, 1884 No 5006; b. cert of Jessie McK B, 1886 No 4093; b. cert of Gordon McK B, 1887 No 4688; b. cert of unnamed son, not indexed, 1889; b. cert of Norman McK B, 1891 No 5256; b. cert of Colin McK B, 1892 No 4533; b. cert of Malcolm McK B, 1893 No 5465; b. cert of Marshall McK B, 1896 No 10659; b. cert of Leslie McK B, 1897 No 29117; b. cert of Donald B, 1899 No 28307. BDM, m. cert of Eliza Marshall Brodie & Nathaniel P Buddle, 1910 No 11381 Balmain; m. cert of Ethel B Brodie & Henry Irving, 1916 No 4986 Sydney; m. cert of Jessie McK Brodie & Herbert J Thorndike, 1916 No 664 Sydney m. cert of Malcolm McK Brodie & Sadie M Shipway, 1926 No 12834 Woollahra. SMBPR – Eliza Marshall B, b. 25 Jan 1881; Ethel B B, b. 1 Nov 1882. BDM, d. cert of unnamed son Brodie, 1889 No 2341; d. cert of William M B, 1885 No 2961; d. cert of Norman McK B, 1892 No 2421; d. cert of Colin McK B, 1892 No 2503; d. cert of Marshall McK B, 1896 No 5469; d. cert of Donald McK B, 1900, No 603; d. cert of Duncan McK, 1899 No 8589.
162. Solling, op cit (90).
163. BDM, d. cert of Christina McK B, 1909 No 12362.
164. OST Bk 1020 No 835 (to Toohey's Ltd).
165. Sands for 1916 (James Alexander B, south side of Llewellyn St). PI, 4/76304 (d. of James Alexander B). BDM, d. cert of James A B, 1916 No 11840. Rookwood Cemetery, Old C of E Sec CC, Row 14, Grave 647-648 – Christina McK B, d. 14 Oct 1909, age 50; James A B, d. 25 Aug 1916, age 74; Duncan McK B, d. 25 Sep 1899, age 20; Marshall McK B, d. 5 June 1896, age 3 months; Norman McK B, d. 4 June 1892,

- age 1 year; William M McK B, d. 15 Nov 1885, age 1 year.
166. Sands for 1918.
167. PA 38024, new CT V 6691 F 169, transf V 121909.
168. L J Flook, *The Life & Work of Edward Joseph Bowen: 1866-1926*, Architect (B Arch thesis, Univ of NSW, 1983), p 6, citing Turnbull Clan Association records. Solling, op cit (90).
169. Information from J Ellis, Westleigh (1989).
170. J S Cumpston, *Shipping Arrivals & Departures, Sydney, 1826-1840* (Roebuck, Canberra, 1977), vol 2, p 26 (arrival of John). M R Sainy & K A Johnson (eds), *Census of NSW, November 1828* (Lib of Aust Hist, 1980), p 56, ref B1782 (residence, "Gaol, Sydney").
171. BDM, m cert of Edward Joseph Bowen & Agnes Turnbull, 1840 No 3421/74.
172. I H Nicholson, *Shipping Arrivals & Departures, Sydney, 1826-1840* (Roebuck, Canberra, 1963), p 205.
173. Sands for 1866-67.
174. BDM, bapt. cert of unnamed son, 1841 no entry; bapt. cert of Alexander B, 1842 No 3996/45; bapt. cert of Anne B, 1843 No 4820/47; bapt. cert of Anne B, 1844 No 5405/45; bapt. cert of Sarah B, 1846 No 1221/48; bapt. cert of Caroline S B, 1847 No 6244/45; bapt. cert of Anne B, 1848 No 3403/45; bapt. cert of Edward J B, 1849 No 6648/45; bapt. cert of Helen A B 1852 No 8625/1; Mary Jane B, 1854 No 7432/45; b. cert of Helen A B, 1858 No 7093/45.
175. BDM, m. cert of Alexander Bowen & Jane Caldecott, 1865 No 651.
176. J Ellis, "Balmain Residents of Yesteryear", *News Sheet* (Balmain Assoc) 179 (April 1989).
177. Ellis. BDM, m. cert of John Caldecott & Ann Jane Coates, 1842 No 158/26.
178. BDM, bapt. cert of Emma C, 1844 No 2841/30 Wollombi; bapt. cert of Jane C, 1846 No 2615/31; bapt. cert of William Henry C, 1848 not indexed; bapt. cert of John C, 1850 No 5409/121; bapt. cert of Margaret A C, 1852 No 3105/38 Stroud; bapt. cert of Mary C, 1853 No 1223/56; b. cert of John C, 1856 No 7444 Raymond Terrace; b. cert of Martha H C, 1858 No 10029 Newcastle; b. cert of Philip J C, 1861 No 10246 Newcastle; b. cert of George T, 1863 No 11103 Newcastle; b. cert of Victor C C, 1865 No 1533 Sydney. BDM, m. cert of Emma Caldecott & Alexander McLaughlan, 1864 No 261; Jane Caldecott & Alexander Bowen, 1865 No 651; William Henry Caldecott & Mary Ann Aiton, 1871 No 1232 Balmain; Margaret Anne Caldecott & John Turner Caldwell, 1877 No 1370 Balmain; Mary Caldecott & John Bond, 1873 No 19 Sydney; John Caldecott & Sarah Hayes, 1885 No 7150 Shoalhaven; Philip James Caldecott & Annie Wood, 1898 No 4415 Windsor. BDM, d. cert of George T C, 1864 No 396 Sydney; d. cert of Victor C C, 1865 No 1067 Sydney.
179. *SMH*, 1 Apr 1873 (Inquest into the d. of J Caldecott). *SMH*, 31 Mar 1873 (funeral of J Caldecott, bur Balmain Cemetery).
180. *SMH*, 27 May 1902 (d. & funeral of A J Caldecott).
181. BDM, b. cert of Edward J B, 1866 No 949; b. cert of John C B, 1868 No 2613; b. cert of Evelyn B E, 1859 No 3149; b. cert of Alexander J B, 1871 No 3262; b. cert of Alexander J B, No 1923; b. cert of Herbert C B, 1873 No 3329; b. cert of Claudia B J B, 1875 No 3480; b. cert of Etheline (indexed as Ethylene) E B, 1877 No 3639; b. cert of Osric A B, 1878 No 3912; Eric S B, 1881 No 4213; b. cert of Eustace B B, 1883 No 4154; b. cert of Irene Estelle B, 1885 No 04339; b. cert of Adele V B, 1887 No 4571; b. cert of Myra K B, 1889 No 04182. BDM, d. cert of John C B, 1868 No 1687 Balmain; Alexander J B, 1871 No 80945 Sydney; d. cert of Herbert C B, 1875 No 2688 Balmain.
182. Sands 1866-71.
183. Ellis. Op cit (176), citing *BO*, 1886.
184. Flook, op cit (168), p 8, citing *Challenge of the Years*.
185. *SMH*, 26 Nov 1914. BDM, d. cert of Alexander B, 1914 No 16325 Katoomba.
186. *SMH*, 18 June 1925 (d. & funeral of Jane Caldecott Bowen).
187. BDM, m. cert of Edward Joseph Bowen & Marion Proudfoot, 1896 No 4818. BDM, d. cert of Edward Joseph B, 1926 No 13521 Chatswood.
188. OST Bk 115 No 409 (J Booth); Bk 175 No 475 (to J Eyles).
189. OST Bk 866 No 139 (Dundas; d. of J Eyles). PI, 39859 (d. of J Eyles).
190. OST Bk 866 No 139 (E Stevens).
191. OST Bk 2016 No 303 (d. of E Stevens, to J Stevens).
192. OST Bk 2016 No 303 (d. of J Stevens; to J H & W C Stevens).
193. OST Bk 2016 No 303 (to H S McDonald).
194. OST Bk 2402 No 366 (to E E Lintott); Bk 2410 No 892 (to S & R Stux).
195. OST Bk 2735 No 833 (to L Ramundo). PA 48259, new CT 11678 No 244, lot 3, DP 548573.
196. OST Bk 2617 No 717 (to R C Miller).
197. OST Bk 2621 No 898 (I & J M Modica); PA 47907, new CT V 11678 No 149, lot 1, DP 545638.
198. OST Bk 3004 No 120 (to F A & E A Deering); PA 48272, new CT V 11670 No 154, lot 2, DP 548573.
199. OST Bk 2368 No 358 (Arigliano).
200. OST Bk 2368 No 359 (Cerbara).

SECTION 13

1. OST Bk 79 No 348.
2. OST Bk 85 No 536 (to Reynolds, Wortley, & Gow).
3. OST Bk 85 No 536 (trustees).
4. *AE*, vol 4, p 217b-218a.
5. *Ibid*, p 218b.
6. Sands for 1861, p 301.
7. B Davidson, K Hamey & D Nicholls, *Called to the Bar, 150 Years of Pubs in Balmain & Rozelle* (Balmain Assoc, 1991), p 9. Sands for 1864-68 (Vale's); for 1869 (Odd Fellows Hall, Darling St). B Davidson - Frederick Vale built the Warwick Castle Hotel, corner Darling & Mort Sts & two shop/ dwellings next door in 1860. Designed by Balmain architect James McDonald, the hotel & the shop next to it were demolished in 1963 to make way for a branch of the Commonwealth Bank.
8. OST Bk 91 No 113 (mtge, 22 Dec 1864 £500 including "messuage" [pron. messwij] = dwelling house with outbuildings & land assigned to its use); Bk 192 No 391, 22 June 1874.
9. S N Hogg, Balmain Past & Present from 1800 to 1924. Because of many errors, this source should be approached with caution.
10. DS Balmain Sheet 31, 1887-96.
11. Unless otherwise cited, for all refs to occupancies see *Sands's Sydney & Suburban Directory 1858/59-1932/33* for the year following that cited in the text. The directory was not published in 1860, 1862, 1872, 1874, 1878, 1881.
12. Courtesy of D Maitland, Warrawee (1997), & for all following genealogy unless otherwise cited.
13. Sands for 1882-84.
14. Sands for 1885-86.
15. Sands for 1888.
16. BDM, m. cert of John Strong & Margaret S Fetherston, 1887 No 2319, perhaps daughter of either John Fetherston, carpenter, Prospect Road, Summer Hill, or Mrs Fetherston, ladies nurse, Simmons St, Newtown, see Sands for 1888.
17. BDM, b. cert of Muriel S, 1889 No 3853; b. cert of Eileen M S, 1892 No 5328; b. cert of Marie E S, 1897 No 9419. BDM, d. cert of Marie E S, 1899 No 4633. SM-BPR, Muriel S, b. 16 March 1889.
18. P Reynolds, "From Adolphus St to Gladstone Park - Part 2", *Leichhardt Hist J* 18 (1994), pp 55-56, pp 58-59 & p 37 & footnotes (11-13, 15 & 17-21 & 36 Ann St). OST Bk 2461 No 716, 11-13 Ann St (d. of J Strong & M S Strong). Also Muriel Sarah Strong (spinster, Waverton), Eileen Margaret Strong Crouch, (married woman, Wollstonecraft).
19. BDM, d. cert of John S, 1934 No 8384; PI 196417 (d. of J Strong); PI 344756 (d. of M S F Strong). Maitland - John Strong's sister Eliza married David Bremner Gunn at St David's Church, Redfern, on 12 March 1890. John Strong & his sister Mary were wit-

- nesses to the ceremony. Eliza operated a newsagency in Marrickville Road, Marrickville, while David was a builder constructing houses in Haberfield & Five Dock. In about 1910 they moved to Walker Avenue, Haberfield, where David continued to build.
20. Davidson et al, op cit (7), p 25.
 21. OST Bk 3182 No 980 (to Daftli-dex Pty Ltd); IVA 23942, new CT V 13329 F 9, lot 1, DP 588248
 22. IVA 23942, new CT V 13329 F 9, lot 2, DP 588248 (to H Bogнар, widow, Balmain).
 23. OST Bk 94 No 284 (R Fletcher).
 24. Sands for 1873.
 25. Booth Family Papers.
 26. SMBPR, m. of Pietro Sarina & Anne Greenwell, witnesses Thomas Greenwell (brother), Napoleon Sunner, & Agnes Greenwell (parents names). BCR, bur. of Pietro Sarina, 29 Aug 1883, 41 years.
 27. B Davidson, "Rev William Stack, BA (1810-1871)", *The Peninsula Observer* (Balmain Assoc News Sheet) 217 (Sep 1992).
 28. Sands for 1875 (not listed). OST Bk 150 No 343 (£1200 price indicates a building was included).
 29. OST Bk 150 No 343 (Bank of NSW).
 30. Hogg, op cit (9), p 130. The city branches were at William St (1866) & Parramatta St (George St West, 1860).
 31. R F Holder, *Bank of New South Wales: A History 1877-1970* (A & R, Sydney, 1970), vol 1, p 267.
 32. BCM, Vol Mun 22/5, p 439.
 33. *Ibid*, p 526.
 34. Hogg, op cit (9), p 130.
 35. OST Bk 749 No 661 (to Savings Bank).
 36. *AE*, vol 8, p 9b.
 37. *Ibid*.
 38. *Ibid*, p 10a.
 39. OST Bk 1103 No 793 (to R R Hatherell).
 40. OST Bk 1612 No 857 (to A W Pearce).
 41. OST Bk 1833 No 353 (to W J Runnstrom).
 42. OST Bk 2643 No 882 (d. of W J Runnstrom; to R Runnstrom).
 43. OST Bk 3620 No 505 (to C B & C Burrige); lot 1, DP 712496.
 44. OST Bk 104 No 762 (L Butler).
 45. OST Bk 106 No 130 (mtge, 23 Sep 1867 £400 probably used to finance building); Bk 133 No 611 (disch of mtge, 25 Dec 1872); Bk 133 No 612 (mtge, 30 Dec 1872 £300); Bk 186 No 431 (further charge, 4 Dec 1878 £325.10.0); Bk 237 No 623 (disch of mtges, 3 Jan 1882).
 46. OST Bk 237 No 633 (W Keighley).
 47. OST Bk 641 No 760 (d. of W Keighley; ackno Harriett Tidswell, wife of Horatio Thomas Tidswell, Paddington & Henry Keighley, orchardist, Glenorchy, Tas); Bk 758 No 639 (to J Chapman). PI, 1/16649 (d. of W Keighley).
 48. E Chapman, Gladesville (1992) & all subsequent genealogy & reminiscences unless otherwise cited;
 - Edith A P C b. 8 July 1879.
 49. *EB* (9th ed), vol 22, p 657 (port of Sunderland).
 50. BDM, d. cert of John C, 1919 No 1713, Rookwood Asylum for the Aged & Infirm (later Lidcombe Hospital), registered Granville. For Rookwood Asylum, see D Keats, *Lidcombe Hospital Centenary - A Pictorial History* (1993). PI, 94175 (d. of J Chapman). OST Bk 1693 No 680 (d. of J Chapman).
 51. BDM, d. cert of Catherine C, 1921 No 15814. PI, 111159 (d. of C Chapman). Field of Mars Cemetery Ryde, Congregational Sec. Row 2, Grave 202. OST Bk 1693 No 680 (d. of C Chapman).
 52. OST Bk 1693 No 680 (to E A P Thatcher & M E Chapman). BDM, m. cert of Edith Annie Pringle C, 1903 No 8013. BDM, b. cert of Daniel T, parents Robert H & Edith A P, 1912 No 51369 Waterloo; b. cert of Robert J T, 1904 No 38082 Waterloo; b. cert of Frederick E T, 1907 No 8877 Waterloo. BDM, d. cert of Robert J T, 1940 No 21715 Petersham.
 53. BDM, d. cert of Robert H T, parents Daniel & Eliza, 1932 No 1196 Petersham.
 54. BDM, m. cert of Michael Ernest Chapman & Clara Ellen Lord 1912 No 8610 Sydney. Field of Mars Cemetery Ryde, Congregational Sec. Row 2, Grave 203-204, Michael Ernest Chapman, d. 3 Sep 1934, bur. next to parents John & Catherine Chapman; Clara Ellen Lord Chapman, d. 22 May 1971, 83 years. E Chapman - chn of Michael & Clara Chapman were, John Lord C, Joyce Eileen C, Ernest William C, & Marjorie Edith C. Joyce E C d. 26 June 1924, 9 years.
 55. BDM, d. cert of Michael E C, 1934 No 12375 reg Raymond Terrace; d. cert of Edith Annie P C T, 1944 No 26765 Paddington. PI, 199567 (d. of M E Chapman); PI, 298318 (d. of E A P Thatcher). NSW Dept of Lands aerial photograph, May 1951.
 56. OST Bk 1732 No 755 (F A Hoyle, E M Bowie, C E Chapman); Bk 2719 No 500 (to M & E Pearl); PA 44800, CT V 10347 F 235.
 57. OST Bk 98 No 650 (W H Wood).
 58. OST Bk 102 No 213 (W H Wood).
 59. Courtesy of J Greenwell, Kiama (1995) & all subsequent genealogy unless otherwise cited.
 60. BDM, b. cert of Arthur C J W, 1856 No 2418 Paddington.
 61. BDM, b. cert of Robert F W, registered 1860 No 46 Sydney; Greenwell has b. of Robert F W, 15 Dec 1859 Woolloomooloo.
 62. SMBPR, bapt of Robert F W, 15 Jan 1860 (father a sexton).
 63. BDM, b. cert of Elizabeth W, registered 1862 No 2261.
 64. Greenwell. *Newsletter of the RAHS*, Apr 1979, p 7. Donated by Hon T W Smart, the bells were first rung to celebrate the wedding of his stepdaughter on 28 May 1862.
 65. BDM, m. cert of Charles Holloway Wood & Rebecca Waterman, 1866 No 1059. SMBPR, m. of Charles Holloway Wood & Rebecca Waterman, 11 July 1866.
 66. Greenwell. Parents of Elizabeth Cooper from BDM. BDM, d. cert of Elizabeth Waterman, 1858 No 1690.
 67. Greenwell, all births & bapts. were in Kent, except Rebecca W. Place of b. or bapt. of Mary is not known. Of the chn: Richard W, m. 1849 Catherine Coogan, Sydney, & went to America 1849, probably to California goldrush; Frances W, m. 1849 Alexander Williamson, settled Bendigo; Elizabeth, m. (1) 1848 John B Crisp, Sydney, m. (2) 1863 Joseph John Burnet; William W, d. 22 July 1853, Bungonia, broke neck falling from tree (see also *SMH*, 6 Aug 1853); Sarah W, m. 1848 William Knight Osborne, settled in Bendigo; Abraham, d. 4 June 1842, Sydney.
 68. *Aust*, 10 Aug 1841, p 2.
 69. Greenwell.
 70. Greenwell, quoting letter, 12 May 1844, from William W's dau Frances to her aunt Ann Aitken (William W's sister), Kent, giving return address "Care of Mr W Waterman at Mr Nortons Sydney"; "most likely ..." is my deduction. For Elswick, see A Cusick, "Leichhardt West, Original Land Grants & Subdivisions", *Leichhardt Hist J* 16 (1989).
 71. L Gilbert, *The Royal Botanic Gardens, Sydney, A History 1816-1985* (OUP, Melb, 1986), p 70. Greenwell has Waterman at the gardens in 1846 & 1847-50 & living at the cottage nearby.
 72. Greenwell, citing obituary of William W's grand-daughter Blanche Gale, 1941. BDM, d. cert of William W, 1855 No 425/43 Newtown; d. cert of Elizabeth W, 1858 No 1690 Balmain.
 73. P Reynolds, "From Adolphus St to Gladstone Park - Part 1", *Leichhardt Hist J* 17 (1993), p 34 (J Whitehead, St Mary's Denominational School). BDM, m. cert of John Whitehead & Eliza Waterman, 1854 No 1174/ 41. SMBPR, m. of John Whitehead & Eliza Waterman, 27 Dec 1854.
 74. BDM, b. cert of Annie Whitehead, 1856 No 1566; b. cert of John E Whitehead, 1857 No 2398; b. cert of Charles Whitehead, 1860 No 7974 Liverpool; b. cert of Souvenir Whitehead, 1862 No 2068. BDM, d. cert of Annie Whitehead, 1888 No 13069 Balmain; d. cert of John E Whitehead, 1887 No 5188 Waterloo; d. cert of Charles Whitehead, 15 Sep 1936 North Sydney; d. cert of Souvenir Whitehead, 1864 No 108 Sydney. SMBPR, b. of John E Whitehead, 7 Aug 1857. Greenwell, b. of Charles Whitehead, 20 Jan 1860.
 75. Greenwell, citing "Biloela Gaol".

- AE, vol 2, pp 438b-439a (Male prisoners ceased to be sent to Cockatoo Island after 1871 "but the Industrial School for Girls at Newcastle was transferred to the island, & later the topmost area was the site of a reformatory for women; that institution lasted until 1909 when the Long Bay prison opened". Biloela is the Aboriginal name for cockatoo).
76. Greenwell.
77. Greenwell. BDM, d. cert of John Whitehead, 1862 No 10133/22.
78. Greenwell. BDM, m. cert of William Livingston & Anne Waterman, 1855 No 185/43. SMBPR, m. of William Livingston & Anne Waterman, 25 Jan 1855. Name sometimes spelled Livingstone.
79. BDM, b. cert of Elizabeth T L, 1856 No 1604; b. cert of Laura L L, 1858 No 2370; b. cert of Isabella A R L, 1860 No 2373; b. cert of William E L, 1862 No 719; b. cert of Jessie E S L, 1867 No 551A. BDM, d. cert of Elizabeth T L, 1857 No 01365. SMBPR, b. of Laura L L, 10 Aug 1858; b. of Isabella A R L, 24 Jan 1860. Holy Trinity C of E, Sydney (Garrison Church) b. of Jessie L, 1867 No 551 & 121C.
80. B Davidson et al, op cit (7), p 10. Greenwell. BDM, d. cert of Anna Livingstone, parents William & Elizabeth, 1888 No 2456.
81. Greenwell. BDM, m. cert of George Waterman & Emily Jane Wood, 1875 No 1233. SMBPR, m. of George Waterman & Emily Jane Wood, 13 Jan 1875.
82. BDM, d. cert of Emily J W, 1885 No 2812. Greenwell, two of George & Emily Jane Waterman's daus married sons of builder David Hope who built the house in Louisa Road where George lived out his later years with one of his daus.
83. P Reynolds, "From Darling St Wharf to Simmons Pt", *Leichhardt Hist J* 12 (1983), pp 10-11, p 16 (J C Waterman, W Howard). Greenwell. BDM, m. cert of John Cooper Waterman & Ann Eliza Howard, 1864 No 1120. SMBPR, m. of John Cooper Waterman & Ann Eliza Howard, 23 Dec 1864.
84. BDM, b. cert of Blanche E W, 1866 No 2650; b. cert of Norman H W, 1869 No 2951; b. cert of Walter H W, 1871 No 3214; b. cert of Louis A W, 1877 No 3578; b. cert of Harold O W, 1879 No 3951; b. cert of Victor E W, 1881 No 4055.
85. BDM, d. cert of Anne Eliza Howard Waterman, 1882 No 2574.
86. Greenwell. BDM, m. cert of John Cooper Waterman & Eleanor Elizabeth Godwin, 1882 No 2068.
87. For J C Waterman at Balmain West, see P Reynolds, *Rozelle Public School, A Centenary Celebration, 1878-1978*, p 10. Reynolds, op cit (83), p 16 (at Nicholson St Public School).
88. BDM, b. cert of Frederick C G W, 1883 No 4451; b. cert of Meta E G, 1885 No 4681; b. cert of Alfred J A W, 1887 No 4597; b. cert of Marie E M W, 1895 No 20344; b. cert of Homer C M W, 1901 No 19906. BDM, d. cert of Marie E M W, 1895 No 11607.
89. BDM, d. cert of Eleanor E G W, 1918 No 5763; d. cert of John C W, 1921 No 6954. Field of Mars Cemetery, Ryde, Anglican Sec, Row 8, Grave 542, John Cooper Waterman, d. 14 June 1921, 84 years.
90. BDM, b. cert of Ernest A W, 1867 No 4090; b. cert of Harry E W, 1868 No 4286; b. cert of Frederick C W, 1871 No 04598; b. cert of Ethel F W, 1872 No 03058. BDM, d. cert of Harry E W, 1870 No 02016; d. cert of Frederick C W, 1872 No 01825; d. cert of Ethel F W, 1874 No 02620.
91. BDM, d. cert of Charles H W, 1875 No 3573 Paddington.
92. BDM, m. cert of Alfred Wadmore Fallick & Rebecca Waterman Wood, 1878 No 3164.
93. Greenwell. BDM, d. cert of Alfred Wadmore F, 1879 No 3584. BDM, b. cert of Ernest A W, 1867, No 4090.
94. Greenwell. P Reynolds, "From Nicholson St to Chapman's Slipway", *Leichhardt Hist J* 13 (1984), p 34 (9 The Avenue).
95. BDM, d. cert of Rebecca W W F, 1930 No 6801. Field of Mars Cemetery, Ryde, Anglican Sec A, Row 7, Grave 436-437, Rebecca Wood [Fallick], d. 3 May 1930, 86 years; Charles Holloway Wood, d. 27 July 1875, 30 years. Row 8, Grave 544, Ernest Arthur Wood, d. 4 May 1931, 64 years; Grave 547-548, Ada Ellen Wood [first wife of E A Wood], d. 7 Mar 1922, 52 years.
96. Sands for 1861-66.
97. OST Bk 99 No 878 (mtge, 29 Aug 1866 £400 probably to finance building); Bk 149 No 834 (disch mtge, 22 Apr 1875). Several mortgages follow in 1866-87.
98. OST Bk 99 No 878, 29 Aug 1866 (mtge £400 to Mutual Benefit Build Soc). Bk 149 No 834, 22 April 1875 (disch of mortgage). Sands for 1867-83.
99. Sands for 1867.
100. BCM, Vol Mun 22/3x, p 131, p 136.
101. M Solling, "The Balmain Cemetery in Leichhardt", *Leichhardt Hist J* 3, pp 3-4. Balmain Cemetery is now Pioneers Park.
102. Greenwell.
103. OST Bk 298 No 715 (lease to R F Wood, undertaker, 57 Old Parramatta Rd, Forest Lodge).
104. Greenwell. OST Bk 415 No 321 (lease to A C J Wood, accountant, Wynyard Square, Sydney).
105. Greenwell.
106. Greenwell.
107. Greenwell. BDM, d. cert of William T W, 1912 No 3076 Petersham.
108. Greenwell, valuation of 12 Mar 1889 by Garrard & Hamilton, Auctioneers & Valuers, Darling St.
109. Greenwell. BDM, d. cert of Robert W W, 1899 No 2630 Newtown.
110. Sands for 1911.
111. *Old Times*, April 1903, p 77.
112. Ibid.
113. Ibid.
114. Sands for 1911.
115. Greenwell.
116. *Catholic Press*, 15 Feb 1912, p 35.
117. Greenwell.
118. Greenwell. Sands for 1886 (Summer Hill); for 1889 (Waverley). BDM, d. cert of Fanny W, 1888 No 5111 Waverley. BCR, p 86 No 8799, bur. 27 Aug 1888, C of E, Waverley, 70 years, Wood & Co. OST Bk 415 No 322 ("Carisbrooke", Moonbie St, Summer Hill & Walter St, St Leonard's; d. of Frances Webb Wood).
119. Greenwell. BDM, d. cert of William Henry W, 1889, No 4098. BCR, p 88 (indexed as Henry W Wood), No 8892, bur. 24 March 1889, C of E, St Leonard's 73 years, Wood & Co. OST Bk 415 No 322 (d. of W H Wood); in this deed A C J Wood declared that "he does not accept any bequests or devises & has not inter-meddled with any real or personal estate of testator [W H Wood] & so disclaims trusteeship" in his father's estate. Fanny Wood predeceased her husband [W H Wood], his leaves Fanny Webb Wood as sole trustee. OST Bk 415 No 323 (Fanny Webb Wood, spinster Walter St [on deed], appoints her sister Elizabeth Wood of same address as trustees & conveys 242 Darling St to her as entitled under will of William H Wood).
120. OST Bk 1911 No 121 (d. of A C J Wood).
121. OST Bk 1911 No 121 (to M A Freeman).
122. OST Bk 2344 No 47 (to K & M Fisher).
123. OST Bk 2539 No 806 (to M & E Pearl). PA 43672, lot 1, DP 508684 & PA 44800, lot 1, DP 518598, 240-242 Darling St amalgamated on new CT V 10347 F 235.
124. NSW Dept of Lands aerial photograph, May 1951.
125. Authors were Peter L Reynolds & Paul V Flottmann.
126. When published *The Gilchrist Settlement* was accompanied by a booklet on how to search land titles. This became redundant when historical inquiry officers were appointed at the LTO.
127. S W South, *The Birchgrove Subdivision: A Search Plan* (Balmain Association, 1996)
128. P Reynolds, "The First 22 Lots - An Overview", *Leichhardt Hist J* 14 (1985), pp 54-55.
129. T Kass, "Cheaper than Rent: Aspects of the Growth of Owner-Occupation in Sydney 1911-1916", *Sydney: City of Suburbs* (NSWU Press & Sydney History Group, 1987), pp 88-91.

130. P Reynolds, *On the Pigeon Ground, Balmain Public School 1860-1965, Balmain Historical Monograph No 1* (Leichhardt Historical Journal, 1995), pp 21-22
131. *JNSWLC* 1902, Part 2.
132. M Solling, Biographical Register of Local Elected Representatives (unpub). Reynolds, op cit (73), pp 20-21.
133. Solling, op cit (132). P H McBeath d. 8 June 1878, 68 years. Reynolds, op cit (73), p 27.
134. Solling, op cit (132). Reynolds, op cit (18), p 35, p 36. *Souvenir to Commemorate the 50th Anniversary of the Incorporation of the Municipality of Balmain 1860-1910*, photo, p 35.
135. Solling, op cit (132). J G Punch d. 1899, 72 years. Reynolds, op cit (73), p 27.
136. *ADB*, vol 2, pp 509-512. P Reynolds, "From Adolphus St to Gladstone Pk, Part 3", *Leichhardt Hist J* 19 (1995), pp 17-18.
137. Solling, op cit (132). Reynolds, op cit (136), p 24
138. Solling, op cit (132). A M Milne d. 2 Mar 1911, 54 years. Reynolds, op cit (136), p 29
139. *ADB*, vol 3, pp 193-194. Solling, op cit (132). P Reynolds, "From Adolphus St to Gladstone Pk, Part 4", *Leichhardt Hist J* 20 (1996), pp 20-29.
140. *ADB*, vol 6, pp 100-101. Reynolds, op cit (139), pp 24-25.
141. Solling, op cit (132). Davidson et al, op cit (7), p 9. P Reynolds, "From Adolphus St to Gladstone Pk, Part 5", *Leichhardt Hist J* 21 (1997), p 18.
142. Solling, op cit (132). M Cohen d. 24 June 1941, 86 years. Reynolds, op cit (141), p 13.
143. Reynolds, op cit (141), p 69, p 27, p 30.
144. Reynolds, op cit (141), pp 33-37.
145. Solling, op cit (132). Reynolds, op cit (141), pp 41-43.
146. Reynolds, op cit (141), p 69, pp 45-46.
147. Solling, op cit (132). Reynolds, op cit (141), p 59. *Souvenir*, op cit (134), p 41 (photo).
148. Reynolds, op cit (141), p 69, p 72.

TRANSPORT SHENANIGANS

CONTINUED FROM PAGE 10

NOTES AND REFERENCES

NOTES

In researching this article Lesley Muir has researched additional original sources beyond her Shady Acres, Politicians, Developers & the Design of Sydney's Public Transport System 1873-1891 (PhD, Univ of Sydney 1994).

REFERENCES

1. Speech by E W Cameron, politician, *SMH*, 13 Sep 1873.
2. *SMH*, 13 Aug 1873, 29 Sep 1873.
3. Both schemes were discussed in the Sydney newspapers from May to July 1873.
4. *SMH*, 15 May 1877.
5. A Roberts, The development of the suburb of Annandale, 1876-1899 (unpub BA (Hons) thesis, Univ of Sydney, 1970), p 7.
6. The name was very close to that of a very successful society, the Sydney Permanent Freehold Land & Building Society, which was achieving booming sales of land at Petersham and Ashfield. The similarity of names could have been deliberate, to confuse the public and ride on its success.
7. *SMH*, 22 Dec 1877. The Johnston family had directed their advertisement of Jan 1877 particularly to the notice of Building Societies, so this was in keeping with their aims.
8. *SMH*, 17 Nov 1877.
9. *SMH*, 1 Aug 1878, Report of the Sydney Land Building & Investing Co's half-yearly meeting.
10. NSWLA. *Report from the Select Committee on the Sydney Tramway and Omnibus Company (Limited) Bill* ... 20 March 1878.
11. John Young, in his evidence, explained that he had been an engineer nearly all his life, and was, before coming to Australia, one of the resident engineers on the Lancashire and Yorkshire railway line.
12. *SMH*, 16 Jan 1878.
13. NSWLA. *V&P 1877-78*, p 955. *Report from the Select Committee on the Sydney Tramway & Omnibus Company (Limited) Bill*.
14. The "red barn" was Edward Hordern's name for Farmer's new Victoria House emporium in Pitt Street, designed by John Horbury Hunt, and built by John Young in spectacular brick, stone and terracotta. It opened in July 1874.

15. *SMH*, 11 Sep 1878, Report of the opening of parliament.
16. The nickname was loaded with heavy irony. Sutherland and a former Minister for Works, A T Holroyd, had engaged in a very public and bitter battle in 1873 over corruption in the Railways Department. It was well known that Sutherland's Esk Bank Iron Works at Lithgow was a favoured supplier to the Railways, and that he had invested in Hudson Brothers' company, which was increasingly successful in obtaining contracts to build dump trucks and carriages.
17. Meeting of the Agricultural Society 11 Oct 1878, reported in *SMH*, 12 Oct 1878.
18. The government, in March 1879, ordered a new survey of a railway line to the north, avoiding the new bridges altogether, and taking the line instead over a railway bridge at "Helenie" (Meadowbank). This house was owned by the Thomas Kendall Bowden, nephew of George Wigram Allen, Parkes's solicitor, and Parkes had lived there in the 1860s.
19. NSWLA *V&P 1879-80* vol 5. Steam tramways. Promoters of the Sydney Tramway & Omnibus Co's cause included P A Jennings, Chairman of the International Exhibition Commission, and Daniel Williams, employee of John Sutherland.
20. John Lackey was a Vice-President of the AJC, and a breeder of horses.
21. *SMH*, 2 July 1881.
22. *SMH*, 31 Jan 1882.
23. *SMH*, 23 Apr 1882.
24. *SMH*, 4 May 1882.
25. Advertisement for the estate in *SMH*, 3 July 1880.
26. *SMH*, 18 Aug 1882.
27. *SMH*, 21 Feb 1883
28. *SMH*, 31 March 1883.
29. On St Patrick's Day, Henry Copeland, Stuart's first choice as Minister for Works, had been too busy to eat his usual three meals, but drank several glasses of brandy as a substitute. In the evening, he made a rather unfortunate speech at a public dinner, and was forced to resign the next day.
30. *SMH*, 10 May 1886.

ROBERT DAVID FITZGERALD



R D FitzGerald III (1864-1950)

CONTINUED FROM PAGE 2

Other parishes included Inverell and Newcastle and he became Moderator of the Presbyterian Church in the later years of his ministry. When he retired from active ministry he returned to his home in Campbell Street Balmain, where he died in 1907.

The younger sister, Katherine Olivia, was born in Tralee, County Kerry in 1828 and possibly came to Australia with her parents in 1861. She married Rev Samuel Fox (widower) in 1871 and had no children. She died on 19 August 1897 in Croydon where her husband was the first rector (from 1 July 1882) of St James Church of England, Croydon. Her will left the rents from the cottages in Balmain to her niece Mary Anne Gordon, known as Minnie and after Minnie's death, the cottages absolutely, to her nieces Hannah Paget and Eliza Bell FitzGerald. Rev Fox, died on 7 July 1902.

My grandfather, Robert David FitzGerald III, known as Dave to his family, was a civil engineer. Born at Adraville, Balmain, on 11 June 1864, he was articled to W C Bennett in August 1880 and elected an associate member of the Institution of Civil Engin-

eers, London, in December 1890. He became a member of the Institution in January 1919, a life member in February 1937, a licensed surveyor in September 1896 and was licensed under the Real Property Act in 1901.

Robert David III was a very good tennis player and represented Australia in the 1st NSW Team in May 1885 and in the NSW Intercolonial Lawn Tennis Team in May 1887. He married Ida Le Gay Brereton, from Osgathorpe, Gladesville, in February 1891. They had three children, Kathleen Mary (1893), Desmond Brereton (1892) and Robert David IV (1902). Ida died in 1926, Robert David III in 1950.

My father, Robert David IV, known as Bob to his family and Fitz to his friends, was a surveyor and poet.⁹ He was born at Hunter's Hill on 22 February 1902, educated at Sydney Grammar School and Sydney University, articled to S R Dobbie, qualified and appointed a licensed surveyor on 7 April 1925 and admitted to membership of the NSW Institution of Surveyors on 28 July 1925.

On completion of his articles he went into private practice with Athol Blair as FitzGerald & Blair. The 1930s depression, however, made this a most unsuccessful partnership. In 1931 he applied for a position with the Lands Commission of Fiji and was appointed Land Surveyor on 30 April 1931 to survey the Fijian Native Lands. He was required to locate and delineate the boundaries of tribal lands in isolated parts of Fiji, a task requiring skill in diplomacy as well as professional competence. He remained in that position until the end of April 1935.

He married Marjorie Claire Harris, from Saintonge, Hunter's Hill, on 11 March 1931.¹⁰ Their children were, Jennifer Kerry (1932), Rosaleen Moyra (1934), Robert Desmond (1939) and Phyllida Mary (1941).

On returning from Fiji my father was engaged by the municipalities of Manly and of Ryde until the war years and then joined the Commonwealth De-

partment of the Interior, rising to the position of Chief Commonwealth Surveyor before retiring in 1967. He spanned the post-war years of rapid technological advance and was delighted to be one of the very few surveyors to measure in all three systems, having plans under his name in the Land Titles Office in links, in feet and in metres. He was elected Fellow of the Institution of Surveyors, Australia in February 1959.

His rewards in the field of literature include the Gold Medal of the Australian Literature Society for the best book by an Australian author in 1938 and also the Sesquicentenary Prize for Poetry in 1938, an OBE in 1951, a Fulbright Travel Grant in 1962 to accept an invitation to lecture in Creative Writing at the University of Texas, the Britannica Australia award for Literature jointly with A D Hope in 1965, the Robert Frost Medalion in 1974, three times winner of the Grace Leven Prize, an Emeritus Fellowship by the Australia Council in 1981 and 1982, a Member of the Order of Australia (AM) in 1982, and an Honorary Doctor of Letters from the University of Melbourne in 1985. He died in May 1987 while visiting my brother in Glen Innes, my mother died in May 1994 while visiting my younger sister in Canberra.

REFERENCES ON PAGE 139

R D FitzGerald IV (1902-1987)



THE EXCELSIOR SUBDIVISION

LAND AND BUILDING DEVELOPMENT IN

LEICHHARDT SOUTH 1881-1890 - PART 5

This is the final article in a five-part study of the Excelsior Subdivision. Parts 1-4 in Leichhardt Historical Journal Nos 17-20 cover Sections 1-11 and include buildings in parts of Parramatta Road, Norton, Elswick, Excelsior, Junior, Rofe, Thornley, Renwick, Roseby, Jarrett, Day, Marion, and Cary Streets

Part 5 covers Sections 12-14 and gives the dates of 89 buildings actually constructed in parts of Thornley, Rofe, Cary, Reuss and Roseby Streets during 1881-90, and identifies owners and tenants, and their occupations. The fabric of the 82 surviving buildings is described.

The article should be read in conjunction with Parts 1-4.

SECTIONS 12-14

For Quick Reading Guide see page 138.

PART 5 BEGINS ON PAGE 101

PETER REYNOLDS

FIGURE 1: KEY PLAN SECTIONS 12-14

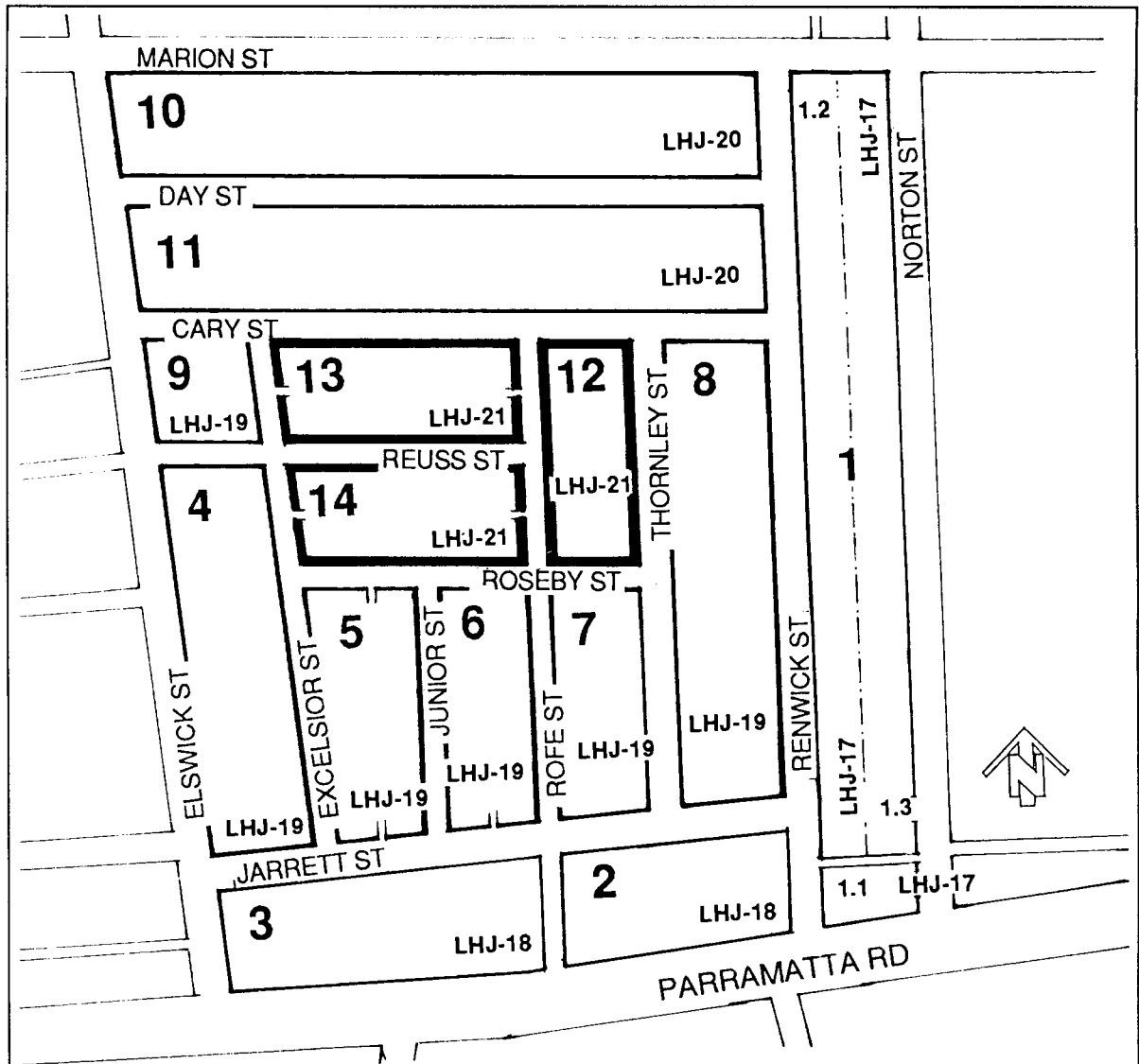


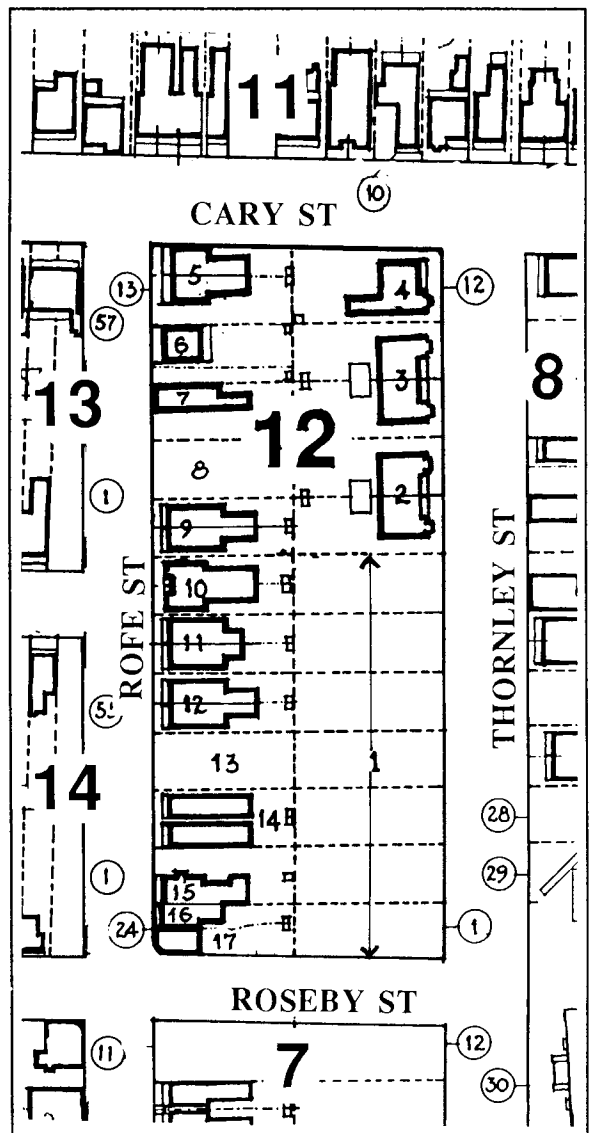
FIGURE 2
SECTION 12 IN 1888

EXCELSIOR ESTATE
LEICHHARDT SOUTH
(SECTION 12 BEGINS ON OPPOSITE PAGES)

KEY No	BUILDING TYPE	HOUSE No	BUILT
Thornley Street West Side			
1	Vacant lots 1+2.1, 2.2+3.1, 3.2+4, 5, 6, 7	-	-
2	Semi-detached pair	46-48	1882
3	Semi-detached pair	50-52	1882
4	Detached house	54	1883
Rofe Street East Side			
5	Two-house terrace	85-87	1884
6	Detached house	83	1886
7	Detached shop/dwelling	81	1882
8	Vacant lot 16	-	-
9	Semi-detached pair	73-75	1885
10	Semi-detached pair	69-71	1883
11	Semi-detached pair	65-67	1883
12	Semi-detached pair	61-63	1885
13	Vacant lot 21	-	-
14	Two terrace-type houses	53-55	1887
15	Terrace-type house	49	1882
16	Terrace-type house	47	1887
17	Detached shop/dwelling	45	1887

* Date of original structure, later demolished.

FIGURE 2: SECTION 12
(Based on Leichhardt Sheet 33 of PWD Metrop Detail Series, 1888. ML, WB)
Lot numbers are encircled.
Boundaries of original lots - - - - -
Secondary boundaries ————



SECTION 12

LOTS 1-24

THORNLEY STREET

WEST SIDE

(ROSEBY STREET TO CARY STREET)

CARY STREET

SOUTH SIDE

(THORNLEY STREET TO ROFE STREET)

ROFE STREET

EAST SIDE

(CARY STREET TO ROSEBY STREET)

ROSEBY STREET

NORTH SIDE

(ROFE STREET TO THORNLEY STREET)

The 24 lots in Section 12 had 10.67m (35-foot) frontages except three of the corner lots which varied to suit the irregular angles. They were, lot 12, 12.96m (42 feet 6 inches); lot 13, 14.48m (47 feet 6); and lot 24, 9.12m (29 feet 11).

The Section 12 lots are a continuation of the Section 7 lots and as in the case of that section there was no central service lane. Twelve lots faced Thornley Street and 12, Rofe Street. The Thornley Street half of the section had five brick buildings. In the half-section fronting Rofe Street there were one weatherboard and 16 brick; none has been demolished (see Figure 2).

THORNLEY STREET

WEST SIDE

(ROSEBY STREET TO CARY STREET)

12.01 VACANT LAND

Lots 1+2.1, 2.2+3.1, 3.2+4, 5, 6, 7
Thornley Street (1)

These lots had not been built on by 1890. Thomas Bales Coombs and George Alfred Kilbey, both Melbourne landowners, bought lot 1+2.1 in September 1891. They sold to Herbert Henry Booth and William Peart, Salvation Army officers of Melbourne, in March 1897.¹

William Richard Ainsworth, estate agent, Leichhardt, bought 2.2+3.1 in September 1914.²

Lot 3.2+4 was bought by Leichhardt cabinet-maker George Stephen Mills in August 1901.³

Composer Michael Harrison of Leichhardt bought lot 5 in August 1896. John Barker, contractor, Leichhardt, bought lot 6 in August 1924.

Lot 7 was bought by Simon Elliot, a Surry Hills coachbuilder, in March 1898.⁴

12.02 SEMI-DETACHED PAIR

46-48 Thornley Street (2)

Excelsior built a pair of one-storey brick houses on lots 8-9 in 1882.

No 46: Excelsior let the house to Thomas Hill of the Crown Lands Office in 1883. In March 1884 Isaac Robinson Willows, a Leichhardt chemist, bought it and lived there until 1889. He transferred it to his wife Lois Annie in August 1890. After Mrs Willows' death No 46 passed to her husband in November 1906. Willows sold to Alfred Thompson Archer, labourer, Annandale, and his wife Mary Christina A, in October 1918.⁵

No 48: was bought in December 1882 by John Francis Mortimer Hazelton, a Sydney photographer, who was still there in 1890. He sold to Leichhardt printer Hector Lamond in July 1901.⁶

Description

Nos 46-48 moderately steep-pitch roofs have ridges parallel to the street and hipped gables with decorative bargeboards. Decorative bargeboards also embellish the hipped gables of the street-facing projecting wings. Eaves gutters return at the feet of the decorative bargeboards and this feature is emphasised by a console. A large moulded chimney rises from the central wall which does not rise above the main roof as a firewall.

No 46 has lost its side chimney and the terracotta tile roof pitches over the verandah. The rectangular bay has a hipped roof of terracotta tile and some of the paired eaves brackets remain. Paired windows in the bay are now straight-headed: the outline of the segmental arches can be seen in the patching. Top sashes are rectangular and the bracketed sill remains.

A segmental-headed doorway with rectangular transom makes the entry through the side wall of the projecting wing of No 46. French doors with rectangular transom light in a segmental-headed opening give access to the verandah. The low verandah wall and capped piers are possibly later. The flat-top verandah firewall has a plain projection finished with a moulded corbel. Wall surfaces are textured render.

The stucco-walled No 48 has a corrugated iron roof, which probably was the original material, but has lost its side chimney. The verandah is roofed with convex corrugated iron which probably was the original shape for both houses.

Metal sheeting with ridge-rolls covers No 48's bay which retains all its decoration. Decorative eaves brackets in pairs sit on a moulded string course which runs around the bay but is interrupted by the prominent stucco keystones which bear tooled patterns. Stilted segmental label moulds on bosses are also interrupted by the keystones. Top sashes are segmental and the sill is boldly modelled on decorative brackets. No 48's entry doorway, the verandah access doorway and low verandah walls are the same as No 46.

When built, Nos 46-48 were a popular version of the Victorian Italianate style by virtue of the asymmetrical massing, richly ornamented rectangular bay and the projecting wing with hipped gable acting as a vestigial tower. Nos 46-48 are

related to Nos 65-67, 69-71, 73-75, 77-79, 83-85, 93-95, 99+101-103 Renwick Street in Section 1 and Nos 82-84, 86-88, 90-92 in Section 10.

The Renwick, Marion and Thornley Street houses are the only buildings of this particular design similarity and version of the Victorian Italianate style on the Excelsior subdivision. By their innovative use of available street frontage, scale, materials, details and in particular the use of the street-facing hipped gable and the hipped roof square bay window, they can lay claim to having been architect-designed.

12.03 SEMI-DETACHED PAIR 50-52 Thornley Street (3)

The company also built a pair of one-storey brick houses on lots 10-11 in 1882.

No 50: was let to Alfred Bourne in 1883; then, Charles Cook, builder, 1884; Anthony Lynch who called it The Nest, 1886; and Gordon L Andrews who continued the name in 1887. Alice Annie, wife of William Whitehouse Collins, a Sydney lecturer and journalist, bought No 50 in February 1887 and they lived there in 1888-89. Mrs Collins failed in her mortgage and No 50 was sold to William Cary, merchant, Sydney.⁷

No 52: Henry Stephens, railway gatekeeper, Stanmore, and his wife Caroline, bought the house in December 1882. They were still there in 1890. After Stephens' death the house passed to Mrs Stephens in June 1909.⁸

Description

Nos 50-52 have moderately steep-pitch terracotta tile roof common to both houses: only the central chimney now stands. Decorative bargeboards and consoles are intact. The terracotta tile verandah roof has obliterated the separating firewall. No 50 has a hipped tile roof to the bay which has eaves brackets and string course remaining. Where the stucco keystones have been removed the string course has been patched to become continuous. All decoration below the string course has been removed and a later window installed. The verandah has been enclosed and though some stucco remains the amount of cement rendered walling is considerable.

The stucco-walled No 52 also has areas of cement render. All decoration has been removed from the bay under the hipped terracotta tile roof and a later window fitted. The projecting wing side door has been bricked up and a later window replaces the French doors and transom light.

Nos 50-52 are the same popular version of the Victorian Italianate style and are the same design as Nos 46-48. The houses have the same relationship as Nos 46-48 to the house-type in Sections 1 and 10.

12.04 DETACHED HOUSE 54 Thornley Street (4)

In June 1883 John Mills Waddell, builder, Leichhardt, bought lot 12 at the Cary Street corner. In that year he built a one-storey brick house but immediately transferred it to Sydney freeholder Tristram Bowd who was still there in 1890, calling it Victoria Cottage. After Bowd's death No 54 passed to William James Bowd, gentleman, Leichhardt, and Amos Stewart, farmer, Wiseman's Ferry, in December 1902.⁹

Description

An asymmetrical house, with its L-shape open to the corner of the two important streets, No 54 has a moderately steep-pitch corrugated iron main roof with a hipped gable to Cary Street but a full gable to Thornley Street to which the frontage of lot 12 faces. Both gables have decorative bargeboards but there is no gable on the southern side. The chimneys rise boldly and terminate in a square projection above which saw-tooth like chimney-top rises. Decorative brackets support the projection and terminate on a small moulded string course.

Below the Thornley Street projecting-wing gable is a faceted bay with battlemented parapet. A low-pitch roof, formed of stucco modelled to imitate lead slates, extends from the parapet to a boldly modelled cornice. Decorative brackets with rosettes between sit under the cornice and terminate on a small moulded string course.

Each facet of the bay has a low-rise segmental-headed window, prominence being given to the central one. The top sashes are now rectangular but the stilted straight label moulds and bosses are intact. The window piers are stop chamfered. The boldly moulded sill is continuous and reflects the cornice. Below sill level, the wall is modulated by recessed panels, one to each facet.

Ogee corrugated iron covers the hipped verandah on cast iron columns: a remnant of the bracketed fringe is visible. The verandah is open-ended but an arched recess appears on the side wall of the projecting wing. The window under the verandah is segmental-headed with segmental top sash. Though undecorated, the window-head is lined-out in the wall surface to imitate an arch carved from a lintel block. The verandah window sill is again unlike any other in the Excelsior subdivision. It slopes outward to project more than usual and its moulded edge terminates at highly decorative bosses placed at the line of the reveals.

A similar device embellishes the semicircular doorway: a keystone tooled in the stucco. A semicircular transom light completes the doorway ensemble. Walls are of stucco lined out to imitate ashlar but the faces of the projecting wing and the bay are plain stucco. On the Cary Street side the outline of an elegant concave hipped awning is centrally located above the pair of windows.



In terms of style No 54 is derived from a popular version of the Victorian Italianate where a projecting wing with faceted bay tries to imitate an asymmetrically placed tower. No 54 is a design related to, but more individualistic than, Nos 26-28 Marion Street. By its diverse detail and decoration, there is no other house on the Excelsior subdivision exactly the same as No 54.

It must be noted that two of the most important houses in the subdivision occur on corners of Thornley Street, Nos 2-4 (Section 7) and No 54.

ROFE STREET

EAST SIDE

(CARY STREET TO ROSEBY STREET)

12.05 TWO-HOUSE TERRACE

85-87 Rofe Street (5)

Excelsior built two brick two-storey houses on lot 13 in 1884.

No 87: William Wannell, composer, Leichhardt, was the company's tenant in 1885-86. He bought it in August 1886 and lived there until 1888. The Primitive Methodist minister, Reverend C Waters, is listed for 1889. Wannell lost No 87 through debt and it was sold to Margaret Hypoxia Admass, née Monk, in May 1932.¹⁰

No 85: was let to cab proprietor John Adams in 1885-86, and to Mrs Lydia Amery (Emory) in 1887. Solomon Matthews of Sydney bought No 85 in November 1887. He let the house to Edmund Clarke, agent, in 1889, and to Ambrose Smith 1890. Matthews sold to Robert Henderson, a Parramatta freeholder, in October 1893.¹¹

12.02: 46-48 Thornley Street, 1882

Probably designed by the Excelsior Co's architects, Ambrose Thornley junior and John Smedley, each houses is a popular version of the Victorian Italianate style, exhibiting projecting wings, square bay windows, and asymmetrical composition. (S Mitchell)

Description

The stucco-walled Nos 85-87 have a plain parapet with a semicircular pediment rising from a stepped base. A square coping rises from the parapet and passes over the pediment which is inscribed "1884". A strongly moulded cornice runs across the full width of the parapet as does a small moulded string course. Terracotta tile verandah roofs sit between round-top firewalls of ogee profile, the upper and lower projections of which are vermiculated above consoles.

No 87 has upper and lower cast iron fringes, brackets and railing. The upper verandah has two pairs of French doors set in straight-headed doorways with rectangular transom lights. On the lower level of No 87, three grouped semicircular-headed windows are separated by fluted columns: top sashes are also semicircular. There is no applied decoration but the stucco is lined-out to add emphasis to the window heads. A boldly projecting sill without brackets completes the assembly. The doorway is also semicircular-headed as is the transom light and again any hint at decoration is confined to lined-out stucco. The upper verandah of No 85 is enclosed and the railing removed. Lower level window and door arrangement is the same as No 87.

When built Nos 85-87 were Victorian Filigree in style but the loss of No 85's cast iron removes it from that category.

12.06 DETACHED HOUSE**83 Rofe Street (6)**

Excelsior built a one-storey weatherboard house in 1886 on lot 14 and let it to bootmaker George Cline in 1886, and to Edwin Edwell, plumber, 1888-89. Issachar and Eliza Barlow of Sydney bought No 83 in August 1890. After her husband's death Mrs Barlow became the owner in January 1926. After her death No 83 passed to the Perpetual Trustee in October 1935.¹²

Description

No 83 has a medium-pitch corrugated iron roof with a fibreglass verandah supported on recent wrought-iron grille columns. Walls are weatherboard and later windows have been installed, though the straight-headed doorway with rectangular transom light may be original. No 83 does not belong to any style category.

12.07 DETACHED SHOP/DWELLING**81 Rofe Street (7)**

Issachar Barlow bought lot 15 in October 1884. Before that he set himself up as a dealer in a one-storey brick shop and house which the company built on that lot in 1882 and which he rented in 1883. Robert French, a general dealer, was the tenant in 1884 but Barlow is listed there in 1885, also as a general dealer. In 1886 Mrs Barlow opened a grocery and she was still in business in 1890. Barlow continued to be listed at No 81 from 1886 and he was still there in 1890 as a van proprietor. After his death the property passed to Mrs Barlow in January 1926.¹³

Description

No 81, some of which is stucco-walled, has a flat-top parapet and cornice with returned ends above a moulded string course. Two recessed panels divide the parapet wall area. Patching in the stucco indicates the position of the street-awning which was supported on posts at the kerb. The shop wall has been cut away to make a verandah; the later beam has filigree fringe and brackets.

12.08 VACANT LAND**Lot 16 Rofe Street (8)**

Margaret Hazelton, wife of John Francis Mortimer, bought lot 16 in November 1887. The lot was vacant in 1890.¹⁴

12.09 SEMI-DETACHED PAIR**73-75 Rofe Street (9)**

Excelsior built a pair of brick one-storey houses in 1885 on lot 17.

No 75: Gordon Kirkpatrick, clerk, was the company's tenant in 1885; John Marsden, plumber, 1886; James Hill, painter, 1888-89; and Edward T Souter in 1890. Mary Ann, wife of Frank York, wharf labourer, Sydney, bought No 75 in April 191 and sold to James and Lucy Ann Barrett in September 1927.¹⁵

No 73: Excelsior sold to Leichhardt bricklayer Daniel Bond in July 1889. He had been paying rent there since 1886 but let the house to Alfred Hanlan in 1890. In October 1903 Bond sold No 73 to Issachar and Eliza Barlow.¹⁶

Description

The stucco-walled Nos 73-75 have moderately steep-pitch terracotta tile roofs with ridges parallel to the street but are without main firewalls. The open-end verandahs were once covered with concave corrugated iron. No 75 has its chimney. The verandah supported on a timber post has a straight metal deck roof. A later window has been installed under the tall stilted straight label mould which terminates on bosses. The same label mould and boss detail occurs at the straight-headed doorway which has a rectangular transom light. The metal deck roof of the enclosed verandah of No 73 passes over the separating firewall which is without projection.

Nos 73-75 have remnant Victorian-period classical detail which should be conserved.

12.10 SEMI-DETACHED PAIR**69-71 Rofe Street (10)**

The company built a pair of brick one-storey houses in 1883 on lot 18.

No 71: William Gray, a Leichhardt bricklayer, bought the house in May 1883. He lived there until 1888 but lost the house through debt and it was sold to Eleanor Cole, wife of William Henry C, clerk, Lewisham, in December 1894.¹⁷

No 69: Arthur Redey, tailor, Leichhardt, bought in September 1883 and was there until 1885. He let it to Olaf Neilson, carpenter, in 1886-88, and to Baget Tellbah, mariner, 1889-90. Redey sold to Bengt Severin Fallberg, mariner, Sydney, in June 1889. Fallberg lost No 69 through debt and it was sold to Eliza Rose, wife of Matthew Kalvey, Leichhardt, in January 1905.¹⁸

Description

The stucco-walled Nos 69-71 are a pair of steep-pitch asymmetrical houses grouped symmetrically with decorative bargeboards to the projecting wings. No 71 has a terracotta tile roof. Later windows set below an undecorated segmental arched recess have been installed in the projecting wing above a square sill. The recessed porch is roofed with straight corrugated iron and has an undecorated straight-headed doorway with rectangular transom light.

No 69 has a corrugated iron roof with chimney. In the projecting wing is a pair of straight-headed windows which according to the lining-out on the stucco were always undecorated. Top sashes are rectangular and the prominent sill is unbracketed. The porch roof is of straight corrugated iron and now obliterates the top of No 71's firewall which has no projection.



Nos 69-71 are a similar popular version of the Victorian Italianate style as Nos 29-31 Cary Street (Section 11). Nos 69-71 are also related to Nos 21-23, 25-27 Renwick Street (Section 1); Nos 16-18, 20-22 Thornley Street and Nos 27-29 Rofe Street (Section 7).

12.11 SEMI-DETACHED PAIR

65-67 Rofe Street (11)

Excelsior built a pair of brick one-storey houses on lot 19 in 1883.

No 67: was let to Thomas Harriss in 1884-85; George T Peaker, clerk, 1886; and Mrs Hariett Hall 1887. In May 1887 Harris, then a gardener of Bowral, bought No 67 but let it to Frederick Hanlen, carpenter, 1888; Henry Priestley junior, collector, 1889; and John Corcoran 1890. Harriss sold No 67 to Herman Hille, a Sydney shopkeeper, in December 1899.¹⁹

No 65: George Wright, stonemason, Leichhardt, bought the house in August 1884 and was still there in 1890. He failed in his mortgage and the house was sold to Thomas Henry Utting, miner, Leichhardt, in April 1910.²⁰

Description

Nos 65-67 are stucco-walled and have a medium-pitch hipped roof of corrugated iron. A concave corrugated iron roof covers the open-ended verandahs and passes over the separating firewall, the projecting end of which is small and decorated with a *fleur-de-lys* motif and finished with a coved and moulded bracket. The eaves gutter passes above this projection.

12.04: 54 Thornley Street, 1883

This remarkable house was designed by Excelsior's architects Thornley & Smedley for its corner site. The decorative bargeboarded gable of the projecting wing looks to Thornley Street, while the hipped gable faces Cary Street.

(S Mitchell)

No 67 has a straight-headed window beneath a tall stilted straight label mould with bosses: top sashes are rectangular. The doorway is also straight-headed with the same label and boss detail but the transom light has been blocked up. No 65 has the same window and door arrangement as No 67 but the rectangular transom light is in place.

Nos 65-67 have limited Victorian-period classical detail which should be conserved. By virtue of the open-ended verandahs and the verandah separating firewall, Nos 65-67 are related to the two-storeyed Nos 43-45 Renwick Street and 46-48 Norton Street (Section 1); Nos 2-4 Thornley Street (Section 7); the one-storeyed 23-25 Rofe Street (Section 7); Nos 42-44, 48-50, 52-54 Renwick Street (Section 8); Nos 49-51, 53-55, 77-79, 81-83, 93-95, 97-99 Day Street (Section 10); and Nos 40-42 Day Street (Section 11).

12.12 SEMI-DETACHED PAIR

61-63 Rofe Street (12)

The company built a pair of brick one-storey houses in 1885 on lot 20.

No 63: was let to Philip Williams junior, ironmonger, in 1885 and he was still there when No 63 was bought by Chippendale spinster Margaret Isabella Fernie in July 1885. Williams continued to rent the house until 1889. Miss Fernie defaulted and No 63 was sold to Elizabeth Annie Glue, spinster, Stanmore, in March 1898.²¹



12.17: 45 Rofe Street, 1887

Greengrocer Andrea Fontana's corner shop is without its lacy corner balcony and is stripped of stucco, exposing the soft brick to the weather. (Solomon Mitchell)

No 61: Michael Harrison, compositor, paid rent from 1886 and was still there when he bought it in September 1892. Harrison sold to Frank York, carpenter, Leichhardt, in October 1903.²²

Description

The stucco-walled Nos 61-63 have a hipped main roof of terracotta tile and both houses have a fibreglass verandah roof which passes over the verandah firewall which has a small projecting end with round-top over which the eaves gutter passes. The window and door arrangement for both is the same as No 65. Verandahs have cast iron fringes and brackets which may be original.

Nos 61-63 are the same design as Nos 65-67 and have the same extremely limited Victorian-period classical detail which should be conserved. By virtue of the open-ended verandahs and the verandah separating firewall, Nos 61-63 have the same relationship as Nos 65-67 to the house-type in the sections noted.

12.13 VACANT LAND

Lot 21 Rofe Street (13)

William Booker, builder, Ashfield, bought lot 21 in January 1898: it had been vacant in 1890.²³

12.14 TWO TERRACE-TYPE HOUSES 53-55 Rofe Street (14)

Excelsior built two brick one-storey houses on lot 22 in 1887.

No 55: the company let to Lydia Emory (Amery) in 1888; James Milton, bookbinder, 1889; and J Wilton, bootmaker, 1890. Michael Mc-Tiernan, labourer, Balmain, and his wife Bridget, bought No 55 in October 1900.²⁴

No 53: Richard Gray rented the house from the company in 1888; as did Michael Bray 1889, and Henry Stibbs 1890. William Palmer Moffitt, labourer, Ultimo, bought No 53 in September 1891 but defaulted and it was sold to Maria Field, spinster, Leichhardt in January 1901.²⁵

Description

Nos 53-55 have moderately steep-pitch synthetic tile roofs between prominent round-top firewalls. Verandah walls are round-topped and of concave profile. Wall areas have been stripped of stucco to expose the brickwork. The main roof of No 55 pitches over the verandah roof which has a level ceiling and a later window and door has been installed.

No 53 still has the vermiculated projecting ends of its firewalls. It too has a later window but the straight-headed doorway and rectangular transom light could be original. The verandah ceiling is level with the door-head.

When built, Nos 53-55 had minimal Victorian-period classical detailing, but are now compromised by unsympathetic renovation.

12.15 TERRACE TYPE HOUSE

49 Rofe Street (15)

The company built a one-storey brick terrace-type house on lot 23 in 1882. Joseph Shirley, stonemason, was the tenant until October 1885 when he became the owner. He let the house to James Kelly, sawyer, in 1888, and George Appley, butcher, 1889. Shirley returned in 1890 and sold the house in November 1923 to retired publican John Power of Paddington.²⁶

Description

The stuccoed No 49 has a medium-pitch corrugated iron roof with classically moulded chimney but without main firewalls. The verandah roof of straight corrugated iron is set between round-top verandah firewalls of bullnose profile, the projecting ends of which have raised vermiculated panels above consoles. A pair of undecorated segmental-headed windows have segmental top sashes above a prominent sill. The doorway is segmental-headed with a rectangular transom light. No 49 has minimal Victorian-period classical detail which should be conserved.

12.16 TERRACE-TYPE HOUSE

47 Rofe Street (16)

Andrea Fontana, a Redfern landowner, bought lot 24 in November 1886. He built a one-storey brick house on lot 24.1 in 1887 and lived there until 1888. He let the house to Samuel Jacobs, dyer, in 1889, and Edwin Edwell, 1890. Fontana



sold No 47 to James Edwin Bint, a Sydney publican, in July 1891. Bint lost No 47 through debt and it was sold to Robert Duffield, music teacher, Petersham, in August 1904.²⁷

Description

The painted brick No 47 was built separately from No 49 but has a roof of the same pitch set between round-top firewalls. The moulded chimney has been carried up to discharge above the roof of the adjoining shop. The verandah, with cast-iron fringe and brackets, has round-top firewalls of bullnose profile containing a straight corrugated iron roof. Firewall projections are vermiculated above consoles. The window is of a later vintage but the segmental-headed doorway and rectangular transom light remain.

No 47 has minimal Victorian-period classical detail which should be conserved.

12.17 DETACHED SHOP/DWELLING 45 Rofe Street (17)

Andrea Fontana built a brick shop with dwelling above on the remainder of lot 24.2 at the corner with Roseby Street in 1887. He let the shop to John Dawson, grocer, in 1888. Fontana himself had a greengrocery there in 1889 but let the building to James Croke in 1890. Miss Joel had a confectionery there in 1891. No 45 became Robert Duffield's in the same way as No 47.²⁸

12.10: 69-71 Rofe Street, 1883

Two asymmetrically planned houses set together to make a symmetrical composition. By reducing the recessed porch, the projecting wings are widened to make the houses appear larger than they really are.
(B Crosson)

Description

The northern wall of No 45 has been built upon the party wall it shares with No 47. Its corrugated iron roof is of medium-pitch and is hipped to the splayed corner. Upper windows are segmental-headed with rectangular sashes and there is no upper recess on the splayed corner. Shop windows are large and segmental-headed, though sashes are straight. Sills of flat timber with rounded projecting edges. The corner doorway is segmental-headed and the rectangular transom light still exists.

All stucco has been stripped but patching in the exposed brickwork suggests that a cantilevered awning ran the full width of the Rofe Street elevation and returned along the Roseby Street face as far as the right-hand side of the shop window.

When built No 45 was a Victorian Filigree building of strong character, clearly delineating the junction of the two streets. Now without its lacy balcony and decoration, the building is removed from this style category. By virtue of the splayed corner with shop entry, No 45 as built was related to the two-storeyed No 2 Excelsior Street and No 15 Elswick Street (Section 4), to the one-storeyed No 93 Elswick Street (Section 11) and to No 56 Reuss Street (Section 14).

FIGURE 3
SECTION 13 IN 1888-92

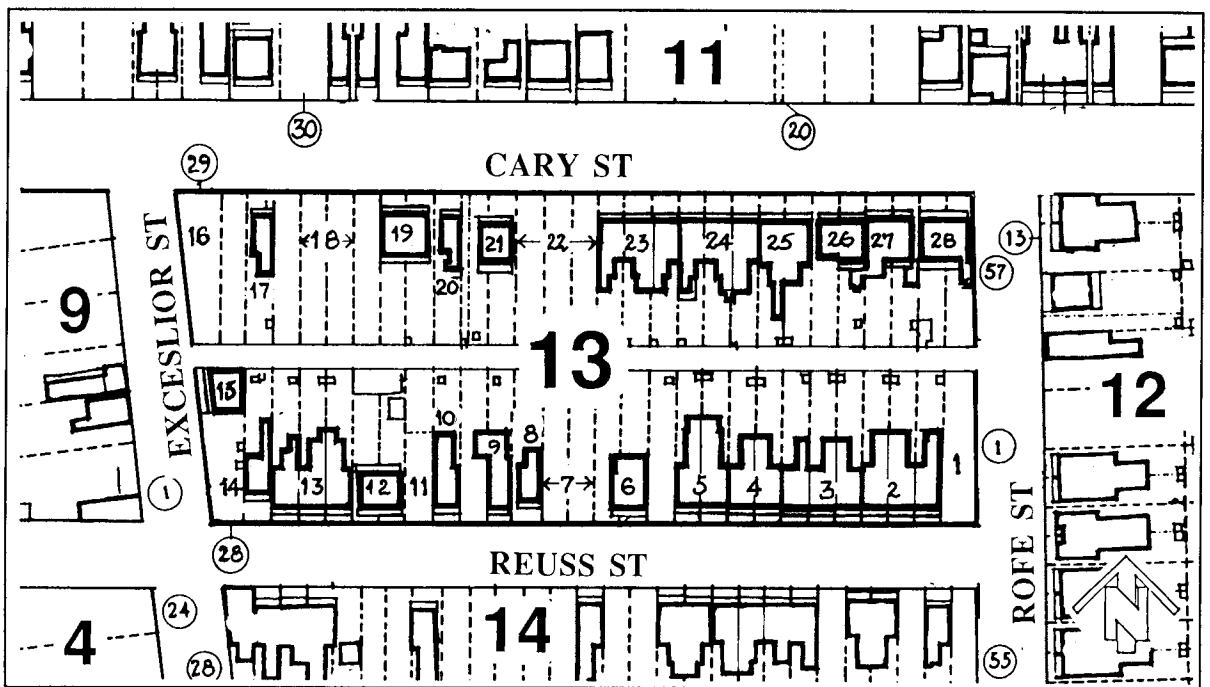
EXCELSIOR ESTATE
LEICHHARDT SOUTH
(SECTION 13 BEGINS ON OPPOSITE PAGE)

KEY No	BUILDING TYPE	HOUSE No	BUILT
Reuss Street North Side			
1	Vacant lot 1	-	-
2	Three-house terrace	3-7	1886
3	Three-house terrace	9-13	1887
4	Two-house terrace	15-17	1886
5	Two-house terrace	19-21	1889
6	Detached house	25	1881*
7	Vacant lots 15-16	-	-
8	Detached house	31	1889
9	Detached house	33	1881
10	Terrace-type house	37	1887
11	Vacant lot 21	-	-
12	Detached house	41	1884
13	Three-house terrace	43-47	1885
14	Detached house	49	1885
15	Detached house	51	1883*

Cary Street South Side			
16	Vacant lot 29	-	-
17	Terrace-type house	42	1883*
18	Vacant lots 32-34	-	-
19	Detached house	34	1882
20	Detached house	32	1881
21	Detached house	30	1881
22	Vacant lots 41-43	-	-
23	Three-house terrace	18-22	1881
24	Three-house terrace	12-16	1881
25	Two-house terrace	8-10	1882
26	Detached house	6	1881
27	Detached house	4	1882
28	Detached house	2	1881*

* Date of original structure, later demolished.

FIGURE 3: SECTION 13
(Based on Leichhardt Sheet 34 of PWD Metrop Detail Series, 1888/1892 ML, WB)
Lot numbers are encircled.
Boundaries of original lots - - - - -
Secondary boundaries -



SECTION 13

LOTS 1-57

REUSS STREET

NORTH SIDE

(ROFE STREET TO EXCELSIOR STREET)

EXCELSIOR STREET

EAST SIDE

(REUSS STREET TO CARY STREET)

CARY STREET

SOUTH SIDE

(EXCELSIOR STREET TO ROFE STREET)

ROFE STREET

WEST SIDE

(CARY STREET TO REUSS STREET)

The 57 lots in Section 13 had 4.88m (16-foot) frontages which along with those in section 14 were the narrowest in the Excelsior subdivision. Widths were varied for three of the corner lots to allow for the irregularity of the angles: lot 1, 6.60m (21 feet 8 inches); lot 28, 5.87m (19 feet 3); and lot 29, 8.38m (27 feet 6).

Facing Reuss Street were 28 lots and to Cary Street, 29 and the two half sections were separated by a 4.57m (15-foot) service lane, as was the case with Sections 5 and 6. Sections 13 and 14 had an east-west orientation and their lengths approximated the combined depths of the north-south Sections 5 and 6. The Reuss Street half of the section had 15 brick and five weatherboard buildings: one brick and one weatherboard have been demolished. In the half-section fronting Cary Street, of the ten brick and five weatherboard, one brick and one weatherboard have been demolished (see Figure 3).

REUSS STREET

NORTH SIDE

(ROFE STREET TO EXCELSIOR STREET)

13.01 VACANT LAND

Lot 1 Reuss Street (1)

Vacant in 1890, lot 1 at the Rofe Street corner was bought by stonemason John Ryan of Newtown in September 1892. He sold to Richard Cosby, labourer, Sydney, and his wife Henrietta, in October 1904.¹

13.02 THREE-HOUSE TERRACE

3-7 Reuss Street (2)

James Torning Wright of Melbourne bought lots 2 to 4 in March 1885 and built three brick one-storey houses in 1886.²

No 3: Wright let it to John Shales in 1888, and Charles Dunn, irondresser, 1890. Wright sold

No 3, with No 5, to Elias James Wright, agent, Melbourne, in May 1892. E J Wright sold Nos 3-5 to Clara Clarinda Steel, publican, Leichhardt, in April 1908.³

No 5: Wright let the house to Francis Charlesworth, music teacher, in 1887-89, and to Augustus Crook, upholsterer, 1890. No 5 became Mrs Steel's in the same way as No 3.⁴

No 7: James Wright let No 7 to Henry Pollman in 1887, and tailor Alfred Park in 1888. In September of that year he sold No 7 to Elias Wright, senior constable, Sydney, and he continued to let it to Park in 1889; then to stonemason John Downs 1890. No 7 also became Mrs Steel's in the same way as Nos 3-5.⁵

Description

Nos 3-7 are of cement render, with medium-pitch roofs, synthetic tile for Nos 3 and 7, corrugated iron for No 5, between round-top main firewalls. Nos 3-5 share a brick chimney with square cornice above a course of bricks dentillated at 45 degrees, and No 7 has the same chimney on its left-hand firewall.

Verandah roofs are straight, corrugated iron for Nos 3 and 5, synthetic tile for No 7, and flat-top firewalls have projecting ends that are plain render or stripped to reveal two courses of brick corbelling. Each verandah has cast iron brackets. The three houses have later windows with square sills, and undecorated segmental-headed doorways with segmental fanlights.

Nos 3-7 have remnant Victorian-period classical detail which should be conserved.

13.03 THREE-HOUSE TERRACE

9-13 Reuss Street (3)

Alfred James Branch, joiner, Surry Hills, bought lots 5-7 in January 1887 and built three brick one-storey houses in 1887. In March he transferred them to his wife Margaret Laird Ross.⁶

No 9: Mrs Branch let No 9 to George Ellison in 1887; James Ralph 1888; George McKay, printer, 1889; and Mrs J S Garrett 1890. Mrs Branch lost No 9 through debt and it was sold to James Clark, dyer, Waverley, in August 1892.⁷

No 11: Draper Mark F Shinnars was Mrs Branch's tenant in No 11 in 1887; then Edward Sanders, letter carrier, 1888; George Clarke 1889; and Stephen Selby 1890. No 11 became Clark's in the same way as No 9.⁸

No 13: William C B Leigh was Mrs Branch's tenant in 1887, and —Lawrence 1888. No 13 also became Clark's in the same way as No 9.⁹

Description

The textured rendered Nos 9-13 are the same design as Nos 3-7 but have no visible firewalls.

Medium-pitch roofs are covered with corrugated iron for Nos 9 and 11, and terracotta tile for No 13. The only chimney still standing is No 11's brick central one. All verandah round-top firewalls are of concave profile and projecting ends are supported by unmoulded corbels two courses high. Verandah roofs of Nos 9-11 are of straight corrugated iron and No 13 of terracotta tile.

No 9 has the original undecorated segmental-headed window with rectangular top sash (the tops of the panes are segmentally curved) and square sill. Later windows have been installed in Nos 11-13. All houses have undecorated segmental-headed doorways and transom lights.

Nos 9-13 have minimal Victorian-period classical detail which should be conserved.

13.04 TWO-HOUSE TERRACE 15-17 Reuss Street (4)

Leichhardt builder Cornelius Gorton bought lots 8-9 in November 1886 and built two brick one-storey houses. He sold them to William Walter, butcher, Leichhardt, also in November.¹⁰

No 15: Walter let No 15 to Henry Priestley junior in 1887-88; Arthur L Hinton, 1889; and Samuel Heyden (Heydon), van proprietor, 1890. After Walter's death No 15 passed to Ruth Walter, widow, Leichhardt, in March 1909.¹¹

No 17: Walter was in No 17 in 1887 but let it to Edmund Berry, bricklayer, in 1888; Robert Henderson 1889; and George Saddler 1890. No 17 passed to Mrs Walter like No 15.¹²

Description

Nos 15-17 are two painted brick houses which have formerly been tuck pointed. Corrugated iron roofs of medium-pitch sit between round-top main firewalls. No 17 has a moulded chimney. Round-top verandah firewalls are of bullnose profile and the projecting ends are plain stucco on which are large rosettes. Deep consoles support the projections. Verandah roofs are straight corrugated iron. Both houses have undecorated segmental-headed windows with segmental sashes and boldly modelled unbracketed sills. Each house has an undecorated semicircular-headed doorway and transom light.

Nos 15-17 have limited Victorian-period classical detail which should be conserved.

13.05 TWO-HOUSE TERRACE 19-21 Reuss Street (5)

Leichhardt joiner Samuel John Nesbitt bought lots 10-11 in February 1885 but in February 1889 sold to Sydney plasterer Eli Exley who built two brick one-storey houses in 1889.¹³

No 19: was let by Exley to Joseph Poole, bootmaker, in 1889, and William Walter 1890. Exley defaulted and it was sold to Henry Koch, gentleman, Leichhardt, in February 1898.¹⁴

No 21: Bootmaker George Mackell was Exley's tenant in No 21 in 1889, and Sydney collector William Donovan 1890. Donovan bought it in August 1894. After his death the house passed to the Public Trustee in May 1927 and then to his widow Mary of Leichhardt in July 1927.¹⁵

Description

The stucco-walled Nos 19-21 have slate roofs of medium-pitch between round-top main firewalls with plain ends: each house has a moulded chimney. Verandah firewalls are round-topped and of bullnose profile with projections vermiculated above consoles elegantly decorated with a shell motif and horizontal fluting. Verandah roofs are of fibreglass for No 19 and bullnose corrugated iron for No 21.

Both houses have a window arrangement that is not seen elsewhere in the Excelsior subdivision: two undecorated segmental-headed windows with segmental top sashes above separate moulded sills on prominent brackets. It is the use of individual sills which is the point of departure. The undecorated doorway is segmental-headed with a segmental transom light.

The decoration on the verandah firewall projections is sadly mutilated by the connection of electric power lines. If executed by plasterer Eli Exley, the stucco detailing shows him to have been a fine craftsman. The ornamentation of the consoles is the most elegant on the subdivision. Nos 19-21 have Victorian-period classical detail which should be conserved.

13.06 DETACHED HOUSE 25 Reuss Street (6)

Lots 12-14 were bought by Henry Smith, vanman, Leichhardt, in May 1888. He had built a weatherboard cottage in 1881 and lived there until he sold to Fenton Hogan, commercial traveller, Surry Hills, in March 1889. He let No 25 to Mrs E Eggleton in 1890. Hogan lost No 25 through debt and it was sold to James Hastings, gardener, Leichhardt, in June 1894.¹⁶

Description

No 25 was later demolished and is now the site of later houses, Nos 23-27.

13.07 VACANT LAND Lots 15-16 Reuss Street (7)

The land was bought by produce merchant William Owens of Sydney in December 1890.¹⁷

13.08 DETACHED HOUSE 31 Reuss Street (6: L.8)

Frank Dunker, a Miller's Point labourer, bought lot 17 in November 1889 and built a one-storey weatherboard cottage in 1889. Dunker was there in 1890 and sold the cottage to Walter Pope, bootmaker, Redfern, in October 1892. After Pope's death No 31 passed to Matilda Pope, widow, Leichhardt, in July 1945.¹⁸

Description

No 31 is a small house with a medium-pitch roof of corrugated iron presenting a hipped end to the street. Convex profile corrugated iron covers the open-end verandah which is supported on timber posts with later timber brackets. Later French doors, with rectangular transom light, open to the verandah. The straight-headed entry doorway has a rectangular fanlight.

Buildings on the Excelsior subdivision are predominantly brick and No 31 is a good example of a small utilitarian weatherboard dwelling. There is no other weatherboard house on the subdivision with a convex roofed open-end verandah.

13.09 DETACHED HOUSE**33 Reuss Street (9)**

Harriett Johnson lived in a one-storey weatherboard house on lots 18-19 which she built in 1881 by arrangement with Excelsior and called Ada Cottage. After living there in 1881-89 she bought Ada Cottage from the company in October 1891 when a Leichhardt widow. She sold to Elizabeth Annie, wife of Walter Harry Walter, messenger, Leichhardt, in May 1901. The Walters were living in No 33 in 1890.¹⁹

Description

No 33, now extended toward the west, also has a medium-pitch corrugated iron with ridge parallel to the street: the brick chimney still stands. The verandah roof, supported by timber posts with later timber brackets, is of straight corrugated iron. The centrally placed straight-headed doorway has a rectangular transom light. Single windows on either side of the door are also straight-headed with rectangular sashes.

13.10 TERRACE-TYPE HOUSE**37 Reuss Street (10)**

Leichhardt carpenter Robert Johnson bought lot 20 in June 1887 and built a one-storey brick in 1887. He lived at No 37 until 1889 but let it to Edmund Harrison in 1890. Johnson sold to Thomas Kenney, a Leichhardt railway guard, in August 1893.²⁰

Description

The stucco-walled No 37 has a medium-pitch roof of corrugated iron but has no main firewalls. The bullnose corrugated iron verandah, has round-top firewalls of convex curve with end projections plain above curved corbels. The plain segmental-headed window has a segmental top sash and unbracketed sill. Also undecorated, the segmental-headed doorway has a segmental transom light. No 37 has minimal Victorian-period classical detail which should be conserved.

13.11 VACANT LAND**Lot 21 Reuss Street (11)**

Vacant in 1890, Leichhardt spinster Mary Gormly bought the lot in February 1892.²¹

13.12 DETACHED HOUSE**41 Reuss Street (12)**

Andrew McIntyre, labourer and boilermaker, Leichhardt, bought lots 22-23 in June 1884. He built a one-storey weatherboard cottage in 1884 and lived there until he sold to Jonathon Ireland, confectioner, Leichhardt, in August 1889. Ireland was still there in 1890 but sold to Anne, wife of Ferdinand Bruninghausen, in December 1891. She sold No 41 to Beatrice Clara Buckingham, spinster, Leichhardt in June 1912.²²

Description

No 41 has a medium-pitch corrugated iron roof with ridge parallel to the street. The bullnose corrugated iron verandah roof is supported on later timber posts. The centrally placed straight-headed doorway has a rectangular transom light and on either side are similarly shaped windows with rectangular top sashes.

13.13 THREE-HOUSE TERRACE**43-47 Reuss Street (13)**

Excelsior built three brick one-storey houses in 1885 on lots 24-26.

No 43: the company let to John C Townsend, clerk, in 1886, and John Burns, draper, 1889. Sarah, wife of John Pryor, gentleman, Bondi, bought it in November 1894 but sold to Leichhardt spinster Mary Murray in March 1901.²³

No 45: Philip Walker, plumber, was the company's tenant in No 45 in 1886-87; then Frederick Frederickson, mariner, 1888-89; and Michael Loftus 1890. No 45 was bought by Mary Murray, spinster, Randwick, in November 1894. Miss Murray sold to Petersham agent William James Twine in May 1910.²⁴

No 47: carter Thomas Reilly rented the house from Excelsior from 1886 and was still there in 1890. His wife Margaret bought it in October 1892. After Mrs Reilly's death No 47 passed to Hilda McCabe and Mary Brown, both of Leichhardt, in October 1917.²⁵

Description

Nos 43-47 have medium-pitch roofs, corrugated iron for Nos 43 and 47, concrete tile for No 45, which pitch over the verandahs. Main firewalls are evident, excepting between Nos 43 and 45. Moulded chimneys stand above the houses, single for No 43, double for Nos 45- 47.

Round-top verandah firewalls are of bullnose profile but the projecting ends are now variously treated, No 43 has been stripped; No 45, has an original floral motif in low-relief above a decorated console; No 47, plain above an unmoulded corbel. Wall surfaces are, No 43 stucco, No 45 painted brick and No 47 textured render. The windows to all houses have semicircular heads with semicircular top sashes, and square un-

bracketed sills (except No 47). Doorways are segmental-headed with segmental transom lights.

Nos 43-47 have limited Victorian-period classical detail which should be conserved.

13.14 DETACHED HOUSE

49 Reuss Street (14)

Hugh Burns, gardener, Leichhardt, bought lot 27 in March 1885 and built a weatherboard house in that year. He lived there in 1885 but sold to John London McGraw, blacksmith, Sydney, in March. McGraw was still there in 1890. After his death No 49 passed to Sarah Ann McGraw, widow, Leichhardt, in November 1913.²⁶

Description

No 49 has a medium-pitch corrugated iron roof with ridge parallel to the street. Supported on timber posts, the two-storey verandah is roofed with straight corrugated iron and the upper and lower verandahs have later metal filigree. All windows and doors have been replaced.

No 49 as it now stands appears to belong to the Victorian Filigree style category. The upper storey, however, may be an addition.

13.15 DETACHED HOUSE

First 51 Reuss Street (15)

Lot 28 at the corner with Excelsior Street was bought by Frederick King, a Petersham draper, in September 1885. He had lived there since 1883 in a brick house (rear of 51 Reuss St) which he built facing Excelsior Street in 1883, probably by arrangement with the company. King lived there until April 1890 when he sold to John Waterhouse, farmer, Lane Cove. Waterhouse sold to Emma Jane Delay, widow, Lane Cove, in December 1890. After Mrs Delay's death the house passed to Walter Uther Smythe King, solicitor, Lindfield, in December 1898.²⁷

Description

The first No 51 has been replaced by an industrial building behind the present No 51.

CARY STREET

SOUTH SIDE

(EXCELSIOR STREET TO ROFE STREET)

13.16 VACANT LAND

Lot 29 Cary Street (16)

Winifred, wife of Martin Hogan, labourer, Sydney, bought the vacant lot at the corner with Excelsior Street in December 1892.²⁸

13.17 TERRACE-TYPE HOUSE

First 42 Cary Street (17)

Lots 30-31 were bought by Roger McCabe, a Petersham landowner, in November 1882. He built a brick terrace-type house (part of site of No 42) on lot 31 in 1883 and was still living there in 1890. Lot 30 was vacant in 1890.

After his death No 42 and lot 30 passed to Kate McCabe, widow, Leichhardt, in October 1910.²⁹

Description

The house has been demolished and the site is now part of the garden of No 42.

13.18 VACANT LAND

Lots 32-34 Cary Street (18)

Homebush labourer Albert Edward Farmer bought lot 32 in June 1882. In January 1884 he sold it to Mrs McCabe of No 42. The land was vacant in 1890. After Mrs McCabe's death lot 32 passed to Hilda Kate Cronberg, wife of John C, in December 1921.³⁰

Lots 33-34 were bought by James Reilly, carter, Surry Hills, in February 1893. The land had been vacant in 1890.³¹

13.19 DETACHED HOUSE

34 Cary Street (19)

Excelsior built a one-storey weatherboard cottage in 1882 on lots 35-37 and let it to James Pamment, butcher, from 1882 to 1885. Charles Penny, laundryman, was the tenant for 1886 but Pamment returned in 1887 and was still there in 1890. Pamment was listed as a van proprietor in 1884, 1885 and in 1887-90. Lot 35 adjoining was vacant in 1890. Elizabeth, wife of Frederick Charles Cassell, shopkeeper, Enmore, bought No 34 and lot 35 from Excelsior in September 1899. Mrs Cassell sold to Elizabeth Jane Weston, spinster, Strathfield, in December 1943.³²

Description

No 34 has a moderately steep-pitch hipped roof of concrete tile and the open-ended verandah on posts is covered with the same material. The later brick veneer front wall has a centrally placed semicircular-headed doorway, which was probably the original shape, but the transom light has been replaced by fixed glazing.

On either side of the door, later windows have been installed in segmental-headed openings which may not be original.

13.20 DETACHED HOUSE

32 Cary Street (20)

The company built a one-storey weatherboard on lots 38+39.1 in 1881 and let it to gardener Frederick Mathiasen who was still there in 1890, calling it Rose Cottage. In July 1890 Mathiasen, a Leichhardt lamplighter, bought Rose Cottage but sold in July 1891 to Ann Mount, widow, Leichhardt. After her death No 32 passed to Lily Amelia Henderson, stationer, Brisbane.³³

Description

No 32 has a medium-pitch roof of corrugated iron with its hipped end facing the street: the chimney is of brick. The concave profile corrugated iron roofed verandah on timber posts has filigree fringes and brackets that may not be



original. There is no entry doorway and later double doors have been installed in the window position. No 32 does not belong to any style.

13.21 DETACHED HOUSE

30 Cary Street (21)

Excelsior built a one-storey weatherboard on lot 39.2+40 in 1881 and let it to dressmaker Elizabeth Pryor until 1885. The next tenant was Robert Johnson (Johnston), carpenter. William Thomas Johnson was there in 1888-89. In June 1895, when a Rooty Hill dairyman, Johnson bought the house. He sold to Leichhardt estate agent William Richard Ainsworth in May 1905.³⁴

Description

No 30 has a medium-pitch corrugated iron hipped roof and brick chimney. The verandah, supported by timber posts with a later frieze of turned timber, has a straight corrugated iron verandah roof. The entry doorway is straight-headed with a rectangular transom light on either side of which are straight-headed windows with rectangular sashes unequally spaced.

13.22 VACANT LAND

Lots 41-43 Cary Street (22)

Vacant in 1890, Leichhardt gardener Frederick Mathiasen bought the lots in April 1898.³⁵

13.23 THREE-HOUSE TERRACE

18-22 Cary Street (23)

Daniel C Musgrave bought lots 44-46 in September 1881 and built three brick one-storey houses, with attics, in that year. He is listed in one of them but which is not known.³⁶

13.23-13.24: 14-22 Cay Street, 1881

Dormered terraces are rare on the Excelsior subdivision but these houses make maximum use of small volumes. The original front fencing would have been cast-iron palisade type.
(S Mitchell)

No 22: Musgrave let to Winifred Daly in 1883-85. She shared No 22 with Charlotte Meredith in 1885. Robert John Philipps, grocer, Glebe, bought from Musgrave in May 1885 and let to John Dickenson, who called it Olive Cottage, 1886; Robert Smallwood 1887; and Charles Benson 1890. Philipps sold to William S Stead, contractor, Annandale, in February 1901.³⁷

No 20: Musgrave sold to Charles Clifford, a Leichhardt signwriter and painter, in April 1884. Clifford had been Musgrave's tenant in 1883-84. Clifford defaulted and the mortgagee let it possibly to James Baker, bricklayer, in 1885. The mortgagee sold to William Bacon, builder, Leichhardt, in May 1886 and he lived there until February 1889 when he sold to John Alexander Easton, telephone line inspector, Glebe. Easton was living there in 1890. He sold to a Leichhardt telephone mechanic, William Francis Glynn, in April 1917.³⁸

No 18: was bought by Waterloo labourer George White from Musgrave in July 1883 and let to John Marriott, upholsterer, in 1884. Marriott was still there in 1890 and when White defaulted, Marriott bought No 18 in March 1890. After Marriott's death it passed to Herbert Jackson Smith, machinist, Harold Park, and Adam Carruthers Gillespie, engine driver, Auburn, in November 1923.³⁹

Description

Nos 18-22 are stepped up the hillside and have steep-pitch roofs, corrugated iron for No 22, terracotta tile for Nos 20 and 18. There are no main firewalls but all roofs have dormers and Nos 20 and 18 have brick chimneys. Round-top verandah firewalls of No 22 are of ogee profile containing an ogee corrugated iron roof, which was the original shape: the cast iron brackets are intact. The main roofs of Nos 20 and 18 pitch over the verandahs.

Firewall projecting ends are now variously treated: No 22 has tooled patterns and coved corbels, the left-hand projection of No 20 has been mutilated for the eaves gutter, but the left-hand projection of No 18 has the original vermiculation and coved corbel. The window of No 22 still retains its original decoration which consists of an architraved window, the head of which is embellished by a keystone motif. The top sash is rectangular and the sill is square and unbracketed. The straight-headed doorway with rectangular transom light once had the same kind of architraves. Wall surfaces are of stucco.

No 20 has the same doorway treatment as No 22 but a later window has been installed, all decoration removed and the walls cement rendered. No 18 has the same door and window arrangement as No 20; walling is of stucco.

Nos 18-22 have minimal Victorian-period classical detail which should be conserved. Original dormers are rare on terraces of houses on the Excelsior subdivision and Nos 18-22 may be compared with the dormered terraces Nos 84-86, 88-90 and 92-94 Day Street (Section 11).

13.24 THREE-HOUSE TERRACE

12-16 Cary Street (24)

James Sherratt, a Waterloo builder, bought lots 47-49 in January 1881 and built three brick one-storey houses with attics in that year. He is listed in one of them in 1881.⁴⁰

No 16: Sherratt let No 16 possibly to Amos Robertson, plasterer, in 1883 but sold to George Richard Nayler, engineer, in March 1884 and he was still there in 1890, calling the house Ethel Cottage. Nayler sold to James Wild Whitworth, a Leichhardt newsagent, in September 1901.⁴¹

No 14: Sherratt let the house possibly to Joseph Snook, carpenter, in 1883 but sold to James Nelson, a Surry Hills carpenter, in July. Nelson lived there in 1884 but let the house possibly to Thomas McGregor, plasterer, in 1885. In October 1885 Nelson sold to John Thompson, miner, Redfern, who called it Lavinia Cottage and was still there in 1890. In July 1906 Thompson sold No 14 to John Marriott.⁴²

No 12: Henry Aplin, blacksmith, bought the house from Sherratt in January 1883 and lived there until October 1885 when he sold to Sarah

Amelia Walker, widow, Redfern. She let it to George Joseph Thomas, coppersmith, in 1885-88; then Mrs Mable 1889; and Thomas again 1890. Mrs Walker sold to Sarah Hopton Verey, spinster, Leichhardt, in September 1895.⁴³

Description

The steep-pitch roofs, concrete tile for No 16, terracotta tile for No 14 and corrugated iron for No 12, all have dormers and brick chimneys. The main roofs of Nos 16 and 14 pitch over the verandahs but the verandah roof of No 12 is ogee corrugated iron which was the original profile. Firewalls are the same as Nos 18 to 22 but there has been some mutilation of the projections.

Nos 16 and 14 have walls of textured render but all decoration has been removed from the window and doorway. The stucco-walled No 12 has the original decoration but the window-head architrave is a little mutilated.

Nos 12-16 have minimal Victorian-period classical detail which should be conserved. Nos 12-16 are the same design as Nos 18-22 and have the same relationship as Nos 18-22 to the house-type in Section 11.

13.25 TWO-HOUSE TERRACE

8-10 Cary Street (25)

Excelsior built two brick one-storey houses in 1882 on lots 50-51.

No 10: was let to Robert Smith in 1883 and in 1885 to slater George Gordon who was still there in 1890. In July 1890 Gordon bought the house but after his death No 10 passed to Sarah Elizabeth Bradburn, widow, and Lottie Bradburn, spinster, both of Belmore.⁴⁴

No 8: the company let to Patrick H Fleming in 1883; then —Pickering 1884; John Fisher 1885-86; and in 1887 to William Rowland, who called it Argyle Cottage, and he was still there in 1890. Eleanore, wife of William Henry Cole, clerk, Lewisham, bought No 8 in December 1894. After Mrs Cole's death No 8 passed to William Henry Cole, Leichhardt, in December 1921.⁴⁵

Description

The corrugated iron roofs of Nos 8-10 are of a slightly different pitch to Nos 12-16 and 18-22. No main firewalls are evident but the steep-pitch roofs have dormers but only No 8 has its chimney. The main roof of No 10 is broken-backed over the verandah but the verandah roof of No 8 is of straight corrugated iron.

The round-top verandah firewalls are of ogee profile and projecting ends have incised patterns and splayed corbels with triglyph-like motifs, except that the right-hand projection of No 10 has been smoothed over. The houses have plain straight-headed windows with rectangular sashes and square sills. Doorways have undecorated straight-heads and rectangular transom lights.

Nos 8-10 have minimal Victorian-period classical detail which should be conserved. Nos 8-10 are of a similar design to Nos 12-16 and 18-22 and have the same relationship as Nos 18-22 to the house-type in Section 11.

12.26 DETACHED HOUSE

6 Cary Street (26)

Eliza, wife of George Joyce, carpenter, Sydney, bought lots 52-53 in November 1882 and built a one-storey weatherboard cottage in 1882. The Joyces were still there in 1890. In July 1895 Mrs Joyce sold to James Allen, jeweller, Annandale.⁴⁶

Description

No 6 has a medium-pitch corrugated iron roof with brick chimney. Supported by cast iron columns, the open-end verandah roof has a hipped corrugated iron roof of concave profile. The centrally placed doorway has a straight head and rectangular transom light. On either side of the door is a single straight-headed window with rectangular top sash. No 6 is a good example of a concave corrugated iron roofed verandah weatherboard cottage with a window on either side of the central doorway.

12.27 DETACHED HOUSE

4 Cary Street (27)

On lots 54-55 Robert Hopkins Yates built a one-storey brick house by arrangement with Excelsior in 1882. He bought No 4 in July 1886 and was there until November 1889 when he sold to Cyril Leigh, commercial agent, Sydney, and his wife Mary Emily who were there in 1890. The Leighs defaulted and it was sold to Elizabeth Rebecca, wife of James Dive, in February 1896.⁴⁷

Description

The stucco-walled No 4 has a medium-pitch corrugated iron roof with ridge parallel to the street and stuccoed chimney. The verandah roof is of concave corrugated iron and is supported by later turned timber columns with remnant ornamental timber brackets. The straight-headed doorway is centrally placed and has a rectangular transom light. On either side of the door is a single straight-headed window with rectangular top sashes.

12.28 DETACHED HOUSE

First 2 Cary Street (28)

In February 1886 Benjamin Chin, railway porter, Chippendale, bought lots 56-57 at the corner with Rofe Street. He had lived since 1881 in a one-storey weatherboard house (site of No 2) which he built in that year by arrangement with Excelsior and was still there in 1890. After Chin's death the house passed to his wife Lucy Ann in July 1905.⁴⁸

Description

The house has been replaced by the present No 2.

TABLE 1
BUILDINGS ERECTED IN
SECTIONS 1-14: 1881-90
PARTS 1-5 EXCELSIOR SUBDIVISION

SECTION	ONE STOREY	TWO STOREY	NOT KNOWN	TOTAL	DEMO	EXTANT
1	30	61	8	99	23	76
2	0	32	6	38	9	29
3	5	12	15	32	15	17
4	39	9	6	54	10	44
5	31	0	2	33	2	31
6	42	1	4	47	4	43
7	20	5	3	28	7	21
8	5	31	1	37	7	30
9	0	1	2	3	2	1
10	59	10	1	70	1	69
11	51	14	7	72	7	65
12	19	3	0	22	0	22
13	34	0	1	35	4	31
14	29	0	3	32	3	29
TOTAL	364	179	59	602	94	508

TABLE 2
BUILDINGS OF ALL PERIODS
EXTANT IN 1991

PERIOD	DEVELOPMENT	SUB-TOTAL	%
1881-1890	Buildings constructed in 1881-90 and extant in 1991	508	66.9
1891-1991	Buildings constructed in 1891-1991 and extant in 1991	251	33.1
1881-1991	Buildings of all periods constructed in 1881-1991 and extant in 1991	759	100.0

FIGURE 4
SECTION 14 IN 1888-92

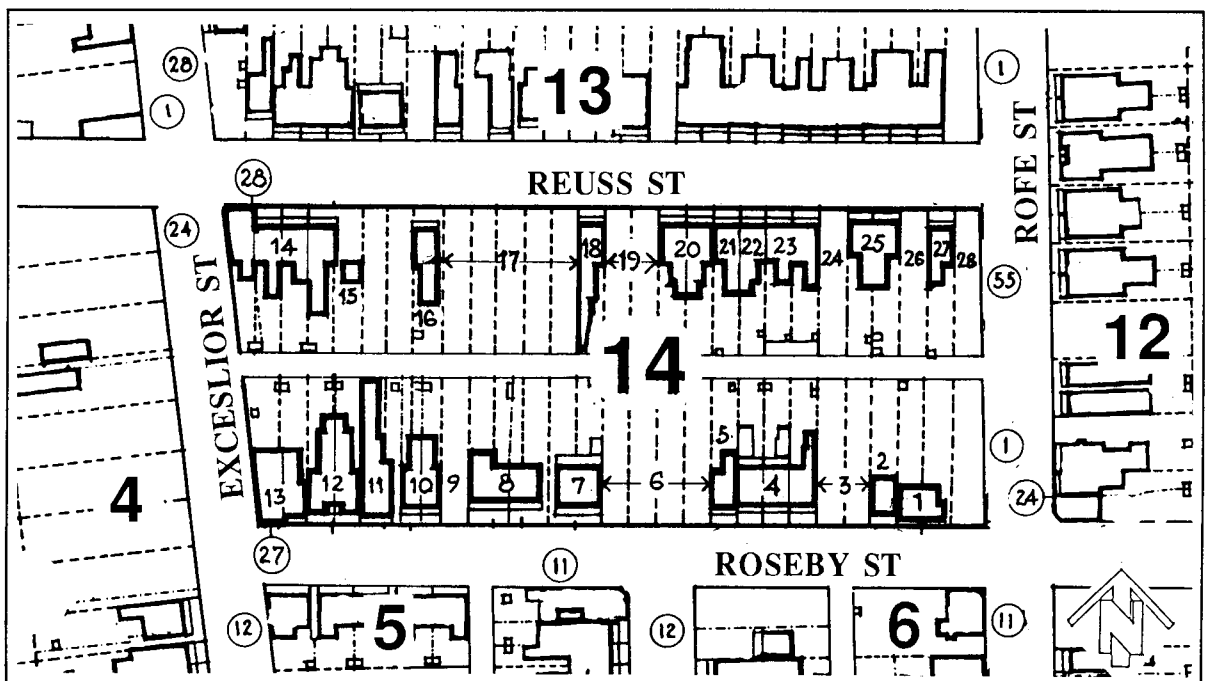
EXCELSIOR ESTATE
LEICHHARDT SOUTH
(SECTION 14 BEGINS ON OPPOSITE PAGE)

KEY No	BUILDING TYPE	HOUSE No	BUILT
Roseby Street North Side			
1	Detached shop	1A	1885*
2	Detached house	1	1883*
3	Vacant lots 5-6	-	-
4	Three-house terrace	5-9	1882
5	Detached house	11	1882
6	Vacant lots 11-14	-	-
7	Detached house	19	1885
8	Two attached houses	21-23	1882
9	Vacant lot 20	-	-
10	Two-house terrace	27-29	1884
11	Terrace-type house	31	1883
12	Semi-detached pair	33-35	1883
13	Shop/house terrace	37-39	1881

Reuss Street South Side			
14	Shop/three-house terrace	50-56	1882
15	Unknown building	50#	1890*
16	Terrace-type house	44	1883
17	Vacant lots 36-40	-	-
18	Terrace-type house	28	1889
19	Vacant lots 42-43	-	-
20	Two-house terrace	20-22	1882
21	Detached house	18	1882
22	Terrace-type house	16	1882
23	Two-house terrace	12-14	1882
24	Vacant lot 50	-	-
25	Two-house terrace	608	1883
26	Vacant lot 53	-	-
27	Detached house	4	1887
28	Vacant lot 55	-	-

* Date of original structure, later demolished
Original or previous number in street

FIGURE 4: SECTION 14
(Based on Leichhardt Sheet 34 of PWD Metrop Detail Series, 1888/1892 ML, WB)
Lot numbers are encircled.
Boundaries of original lots - - - - -
Secondary boundaries — — — — —



SECTION 14

LOTS 1-55

ROSEBY STREET

NORTH SIDE

(ROFE STREET TO EXCELSIOR STREET)

EXCELSIOR STREET

EAST SIDE

(ROSEBY STREET TO REUSS STREET)

REUSS STREET

SOUTH SIDE

(EXCELSIOR STREET TO ROFE STREET)

ROFE STREET

WEST SIDE

(REUSS STREET TO ROSEBY STREET)

The 55 lots in Section 14 had 4.88m (16-foot) frontages which, along with those in Section 13, were the narrowest in the Excelsior subdivision. Three of the corner lots had varied width to allow for the irregular angles, lot 1, 6.55m (21 feet 6 inches); lot 27, 3.99m (13 feet 1); and lot 28, 6.40m (21 feet).

27 lots faced Roseby Street and 28, Reuss Street and the two half-sections were separated by a 4.57m (15-foot) service lane, as was the case with Sections 5, 6 and 13. Like Section 13, Section 14 had an east-west orientation and its length approximated the combined depths of the north-south Sections 5 and 6. The Roseby Street half-section had 11 brick and five weatherboard buildings: two of the weatherboard have been demolished. In the half-section fronting Reuss Street, 13 brick and three weatherboard buildings were built: one weatherboard has been demolished (see Figure 4).

ROSEBY STREET

NORTH SIDE

(ROFE STREET TO EXCELSIOR STREET)

14.01 DETACHED SHOP

First 1A Roseby Street (1)

At the Rofe Street corner, Excelsior built a weatherboard shop across lots 1-3 in 1885. Approached from Rofe Street, Frederick Weit's butcher shop, which he rented from Excelsior, operated in 1886-89. The shop was bought in February 1890 by Chippendale letter carrier James Bourke who was there in 1890. After his death the house passed to Catherine Bourke, widow, Leichhardt, in September 1902.¹

Description

The shop has been replaced by a later No 1A.

14.02 DETACHED HOUSE

First 1 Roseby Street (2)

In 1884 Mary and Patrick Fleming rented a weatherboard cottage built by the company in 1883 on lot 4 and were still there in 1890. Mrs Fleming, wife of Patrick Fleming, labourer, Erskineville, bought it in December 1908. Mrs Fleming still had the property in 1922.²

Description

The cottage has been replaced by a later No 1.

14.03 VACANT LAND

Lots 5-6 Roseby Street (3)

Vacant in 1890, the lots were bought by Frederick William Levitt, bookbinder, Marrickville, in October 1891. He sold to Robert Fisher, railway employee, Byrock, in January 1893.³

14.04 THREE-HOUSE TERRACE

5-9 Roseby Street (4)

Excelsior built three one-storey brick houses in 1882 on lots 7 to 9.

No 5: the company let to tailor John Maddison in 1883. He was still there in 1890 and bought it in May 1893. He sold No 5 to Walter Bruce Railton, a Petersham grocer, in November 1919.⁴

No 7: James R Simpson, carpenter, was possibly the tenant in 1883 but in March 1884 the house was bought by Leichhardt freeholder William Willick. He died in 1886 and the house passed to his widow Sarah. She sold to John Maddison in May 1886 and he let No 7 in 1886 to James R Shaw, carpenter, until 1889. Maddison sold to Walter Railton at the same time as No 5.⁵

No 9: the company let possibly to William Walton in 1883 and possibly to John Gersbach in 1884. In September 1884 Eliza, wife of William Roberts, a Paddington engineer, bought No 9 and they lived there until 1886. The next tenant was Thomas Ball, tailor, in 1887, and in 1888 William Bullivant who was still there in 1890. Mrs Roberts defaulted and it was sold to Mary Redden, widow, Victoria, in February 1901.⁶

Description

Nos 5-9 were three houses but are now two: Nos 5-7 are one house but No 9 is still the same as built. Nos 5-7 sit under a medium-pitch roof of concrete tile with no main firewalls to be seen. Verandahs and the separating firewall have been demolished but the round-top concave profile eastern firewall survives. The projecting end has a tooled pattern above a moulded corbel. The straight-headed window, with rectangular top sash and square sill, of the original No 5 is in place as is the window of No 7. The doorway of No 7, however, has been bricked up.

No 9 also has a medium-pitch roof of concrete tile and the verandah with cast iron brackets is

also covered with concrete tile. The moulded chimney still stands. The round-top firewalls have projecting ends tooled and finished with moulded corbels as for the original No 5. No 9's undecorated straight-headed window with rectangular top sash has a steeply sloping sill terminating in a small moulded edge and is the same detail as 42-48 Junior Street. The plain straight-headed doorway has a rectangular transom light.

Nos 5-9 have minimal Victorian-period classical detailing which should be conserved.

14.05 DETACHED HOUSE

11 Roseby Street (5)

William Hibberd, dray proprietor, Waverley, bought lot 10 in February 1882. He built a weatherboard cottage in 1882 and let it possibly to Thomas Harrington in 1883. In May 1884 Hibberd sold to James Rogers, tailor, Surry Hills, who let the house to carpenter Robert Knox in 1885. In 1886 Rogers moved in and was still there in 1890. After his death No 11 passed to Ellen Rogers, widow, Leichhardt, in May 1914.⁷

Description

No 11's steep-pitch gable roof of terracotta tile has decorative gables which contain the attic. In the street-facing gable, a straight-headed arched window is shaped so that the inner edge is semicircular to imitate an arch: the top sash is rectangular but the top of the pane is semicircular. A hipped roof of terracotta tile covers the one-storey verandah on timber posts. The entry doorway is straight-headed with a rectangular transom light. French doors with large sidelights and a rectangular transom light open from the front room.

If No 11 is as built, it can lay claim to being a popular version of the Victorian Rustic Gothic style. The outline plan of the house shown on the detail survey, however, indicates that the main walling was of weatherboard and the verandah had closed ends like a terrace-type house.

By inspection, the eastern elevation is extremely close to the top of No 9's chimney. The upper storey of No 11 appears to be an addition to what was once a one-storey house.

14.06 VACANT LAND

Lots 11-14 Roseby Street (6)

Vacant in 1890, lots 11-13 were bought by Elizabeth Mary Cook, wife of William Alexander Hunt C, printer, Darlington, in October 1895.⁸

Surry Hills fireman Samuel Lowes bought lot 14 in July 1885. He sold to Mary Jane Mark, widow, Leichhardt, in May 1893.⁹

14.07 DETACHED HOUSE

19 Roseby Street (7)

Newtown landowner James Powers bought lots 15-16 in July 1885 and built a one-storey brick house in 1885 and in 1886 moved in and was still there in 1890. In October 1889 he transferred to

his wife Maria. She sold to Hannah, wife of William Jeffrey, in November 1896.¹⁰

Description

No 19 has a medium-pitch hipped roof of terracotta tile and a moulded chimney. A straight corrugated iron roof covers the open-end verandah which is supported on cast iron columns without filigree. Wall surfaces are of cement render. The centrally placed doorway is segmental-headed and undecorated with rectangular transom light. On either side of the doorway is a single undecorated segmental-headed window with rectangular sash.

14.08 TWO ATTACHED HOUSES

21-23 Roseby Street (8)

Excelsior built two one-storey weatherboard cottages in 1882 on lots 17 to 19.

No 21: Excelsior let to William Buckles, bricklayer, in 1882-84; Francis Mercer, 1885; and William B Dyson, stonemason, 1886. Buckles returned in 1887 and was still there in 1890. Sarah, wife of Edward John Gray, carpenter, Leichhardt, bought No 21 in February 1893. Mrs Gray sold to Charles Herbert Joel, Cremorne, boat proprietor, in June 1903.¹¹

No 23: the Grays lived in the house from 1883. Edward Gray bought it in January 1887 and was still there in 1890. Gray sold the house to Charles Joel at the same time as No 21.¹²

Description

Though not the same size, Nos 21-23 were built as two weatherboards. Since the time of building, the smaller No 21 has been rebuilt: the eastern side wall is of later brick but the shape of the building has been changed to an L-shape plan. No 21's new brick gabled projecting wing and the verandah piers are of textured brick. Corrugated iron covers the medium-pitch main roof. Windows and door are of later vintage.

No 23 has the ridge of its corrugated iron roof with hipped end at the same level as No 21 and demonstrates the way that No 21 once appeared. A concave corrugated iron roof covers the verandah which sits on timber posts. Walls are of weatherboard. No 23's centrally placed door without transom light is straight-headed. On either of the door is a single straight-headed window with rectangular sash.

14.09 VACANT LAND

Lot 20 Roseby Street (9)

In February 1895 lot 20 was bought by Mrs Gray; the land was vacant in 1890.¹³

14.10 TWO-HOUSE TERRACE

27-29 Roseby Street (10)

Leichhardt builder Robert Ulph built the two one-storey brick houses on lot 21+22.1 in 1884.¹⁴



14.11: 31 Roseby Street, 1883

Strikingly moulded with a semicircular pediment, the tall parapet makes the small house appear more imposing.

(B Crosson)

No 27: Ulph let the house to Robert Knox, carpenter, in 1884 and 1885; Richard Wilkinson, bricklayer, 1886; and Patrick Brennan, hairdresser, 1887. Ulph lost No 27 through debt and it was let by the mortgagee and not sold separately from No 29 until 1954.¹⁵

No 29: Ulph lived there in 1884-85; then Jane Bale 1885; and William Bullivant 1887. Returning in 1888, Ulph was still there in 1890. Ulph also lost No 29 and it was let by the mortgagee and not sold separately until 1954.¹⁶

Description

The stucco-walled Nos 27-29 are two houses on the one level with a medium-pitch roof of corrugated iron common to both houses. No main firewalls are to be seen but No 29 retains its stuccoed chimney. The verandah round-top firewalls are of concave profile and have projecting ends decorated with a square groove which follows the curve of the round-top: consoles support the projections. Both verandah roofs are of straight corrugated iron.

No 27's undecorated straight-headed window has a rectangular top sash and the doorway, similarly straight-headed, has a rectangular transom light. No 29's verandah has been enclosed but the undecorated straight-headed doorway with rectangular transom light is there. Nos 27-29 have minimal Victorian-period classical detail which should be conserved.

14.11 TERRACE-TYPE HOUSE

31 Roseby Street (11)

The company built the one-storey brick house on lot 22.2+23 in 1883. In 1884 the company let it to Eustace Wright, potter, who was still there in 1890. Described as a Leichhardt labourer, he bought the house in March 1892. After his death No 31 passed to Harvey Wright, bootlicker, Petersham, in April 1920.¹⁷

Description

No 31 has a well detailed parapet with moulded coping with upstands at each end for urns, neither of which are present. The coping meets the step of the centrally placed semicircular pediment and continues over without interruption. Vestigial round-top firewalls supported on simply detailed brackets stop the ends of the cornice and the ends of a moulded string course. The parapet wall area below the string course is modulated by two moulded recessed panels. The verandah round-top firewalls are of ogee profile and contain a straight verandah roof of corrugated iron. Firewall projecting ends are decorated with a square groove and have consoles.

This fine house, now textured rendered, is without filigree: a later window has been installed in the front wall. A straight-headed recessed porch shelters the straight-headed doorway which is without transom light.

No 31 has freely expressed Victorian-period classical detail.

14.12 SEMI-DETACHED PAIR 33-35 Roseby Street (12)

Excelsior built a pair of brick one-storey semi-detached houses on lots 24-25 in 1883.

No 33: the company's tenant in 1884-85 was William Blake; then in 1886, plasterer Henry W Smith who was still there in 1890. In September 1900 Annie, wife of William Beckett Thomas, coachbuilder, Annandale, bought No 33 with No 35. She sold to Matthew Hiney, gentleman, Leichhardt, in December 1902.¹⁸

No 35: Elizabeth Wilding rented from the company in 1885, and then Robert Penfold in 1886-87: there are no listings to 1890. Mrs Thomas bought No 35 at the same time as No 33. No 35 became Hiney's in the same way as No 33.¹⁹

Description

The steep-pitch roofs of Nos 33-35 are of corrugated iron and have gabled projecting wings finished with decorative bargeboards but no chimneys survive. Both projecting wings, stucco for No 33, cement render for No 35, have later windows. Patching in No 33 indicates that a pair of segmental-headed windows once stood above the surviving continuous sill which is boldly modelled and survives with its brackets.

The undecorated separating firewall does not rise above the straight corrugated iron porch roofs. Each porch is decorated with cast iron fringes and brackets which are original. Both doorways are straight-headed with rectangular transom lights.

Nos 33-35 are a pair of asymmetrical houses grouped symmetrically with the projecting wings acting as vestigial towers. They are an extremely simplified and popular version of the Victorian Italianate style. Nos 33-35 are related to Nos 21-23, 25-27 Renwick Street (Section 1); Nos 16-18, 20-22 Thornley Street and Nos 27-29 Rofe Street (Section 7); and Nos 29-31 Cary Street (Section 11).

14.13 SHOP/HOUSE TERRACE 37-39 Roseby Street (13)

Ultimo builders Philander Tyas and James William Leadley bought lots 26-27 at the corner with Excelsior Street in June 1881 and in 1881 built two one-storey brick buildings comprising No 37 and corner shop No 39. They sold Nos 37-39 to Charles Peaker, labourer, Woollahra, in August 1881. Peaker moved into No 37 and opened a grocery in the corner shop in 1883 and was still the grocer there in 1890. He lost Nos 37-39 through debt and they were sold to Samuel Henry Alvis, storekeeper, Leichhardt, in November 1902.²⁰

Description

Nos 37-39 sit under a medium-pitch corrugated iron roof with ridge parallel to Roseby Street and gable to Excelsior Street. No 37 has a side chimney as well as one it shares with No 39. No main firewalls stand above the roof. The roof of No 37 pitches over the verandah and the firewalls which are undecorated. The undecorated straight-headed window has a rectangular sash and the segmental-headed doorway also undecorated has a rectangular transom light. Wall surfaces are of textured render.

The corner shop No 39 has later windows but patching in the cement render shows that large shop windows faced both streets. The undecorated semicircular-headed porch, as indicated by the patching, was once a higher opening and now shelters an undecorated straight-headed doorway without transom light.

REUSS STREET

SOUTH SIDE

(EXCELSIOR STREET TO ROFE STREET)

14.14 SHOP/THREE-HOUSE TERRACE 50-56 Reuss Street (14)

At the corner with Excelsior Street, the company built a one-storey brick corner shop No 56 and a terrace of three brick one-storey houses Nos 50-54) on lots 28-31 in 1882.

No 56: Henry Watson, bricklayer, bought the shop and No 54 in July 1884. He let the shop to Ebenezer Fuller, tailor, in 1885; and grocers, Moses Selig 1886, Harriett Anderson 1888 and Mrs Fannie Hunter 1890. Watson had a grocery there in 1891-92, a confectionery in 1893, a shop in 1894, and a produce store in 1895. Watson defaulted and Nos 56-54 were sold to Henry Crawshaw cabinetmaker, in March 1910.²¹

No 54: Before selling to Watson, the company let the house to Arthur Robinson in 1883 and he was still there in 1890. No 54 became Crawshaw's in the same way as No 56.²²

No 52: Thomas Hewson, painter, Petersham, bought the house from the company in December 1882 and let it to Albert Blackman, bricklayer, 1883. Hewson sold No 52 to Jane Earl, a widow of Balmain Road, in July 1884. She let the house to Henry W Smith 1885; William Trowbridge, wheelwright, 1886; William Stevenson, stonemason, 188-89; and Mrs L Munson 1890. Mrs Earl failed in her mortgage and No 52 was sold to Raymond Sutor Wallis, estate agent, Dulwich Hill, in November 1925.²³

No 50: Hewson also bought this house in June 1882 and was still there in 1890 when Mrs Hewson is listed as a midwife. He lost No 50 through debt and it was sold to Matthew Hines, gentleman, Leichhardt, in February 1904.²⁴



14.20: 20-22 Reuss Street, 1882

Now stripped of stucco, this unusual terrace consists of two gable-fronted houses. (B Crosson)

Description

No 56, the corner shop, has a plain parapet and on the splayed corner an un moulded recess can be seen above the street awning which is supported by timber posts set at the edge of the roadway. The straight-headed corner shop doorway has been bricked up but the rectangular transom light can still be seen.

The Reuss Street shop window survives but a window facing Excelsior Street possibly once existed. Facing Reuss Street an undecorated segmental-headed recessed porch has a straight-headed doorway with rectangular transom light. Wall surfaces are textured render.

The stucco-walled terrace of three houses have medium-pitch corrugated iron roofs for No 54 and No 50, concrete tile for No 52. No main firewalls are to be seen. By the evidence of the surveyed outline plan, there were no verandah separating brick firewalls. The division between verandahs was probably a simple timber partition. A straight corrugated iron roof covers the verandah of No 54. The undecorated straight-headed window with rectangular top sash has the same sill as No 9 Roseby Street. The doorway, also undecorated, is straight-headed with a rectangular transom light.

The main roof of No 52 pitches over the verandah. The undecorated straight-headed window with rectangular top sash has a later sill but the

straight-headed doorway, also undecorated, and rectangular transom light survive. The verandah of No 50 has been demolished. The corrugated iron main roof is broken-backed over a later porch which extends for less than half the width of the house but projects to the line of the original verandah. A later window has been installed but the door arrangement is the same as No 52; wall surfaces are of textured render.

Nos 50-56 are simple utilitarian structures and by virtue of it being a shop with a splayed entrance corner, No 56 is related to the two-storeyed No 2 Excelsior Street and No 15 Elswick Street (Section 4), to the one-storeyed No 93 Elswick Street (Section 1) and the two-storeyed No 45 Rofe Street (Section 12).

14.15 UNKNOWN BUILDING First 50 Reuss Street (15)

Lot 32 was bought by Thomas Hewson in May 1887 and in 1890 he built a weatherboard building (part of site of No 50) for an unknown use, possibly in connection with his trade. It became Matthew Hines' in the same way as No 50.²⁵

Description

The building has been demolished and the site is now part of the garden of No 50.

14.16 TERRACE-TYPE HOUSE**44 Reuss Street (16)**

George Freear, platelayer, Leichhardt, bought lots 33-35 in March 1891. The one-storey brick house had been built by Excelsior on the lots in 1883. Freear lived there in 1884-90. After his death No 44 and lots 33-34 passed to Mary Jane Freear, widow, Pymble, in June 1916.²⁶

Description

No 44 has a steep-pitch corrugated iron roof with street-facing stucco gable and decorative bargeboards; the stuccoed chimney still stands. Round-top verandah firewalls contain a concave corrugated iron roof. The firewall projecting ends are plain above moulded corbel. Stucco has been stripped from the front wall to expose the brickwork but the straight-headed window with rectangular top sash above a square sill on brackets retains its stilted straight label mould and bosses. The straight-headed doorway with rectangular transom light has a similar label mould terminating on one boss. No 44 has limited Victorian-period classical detail which should be conserved.

14.17 VACANT LAND**Lots 36-40 Reuss Street (17)**

The lots were undeveloped in 1890. George Freear bought lot 36 in December 1895.²⁷

Lot 37 was bought by Horace Doust, store-keeper's assistant, Camden, in April 1895.²⁸

William Richard Ainsworth, estate agent, Leichhardt, bought lot 38 in January 1903.²⁹

Lots 39-40 were bought by Henry Wallwork, painter, Leichhardt, in July 1893.³⁰

14.18 TERRACE-TYPE HOUSE**28 Reuss Street (18)**

James Lynan, gentleman Sydney, bought lot 41 in August 1888 and built and occupied the one-storey brick house in 1889. In October 1889 he sold to Surry Hills carpenter and joiner James White who was living there in 1890. White defaulted and No 28 was sold to Elizabeth Hilton, widow, Leichhardt in November 1905.³¹

Description

No 28 has a medium-pitch corrugated iron roof without main firewalls and chimney. The right-hand concave profile verandah firewall has a later brick coping and undecorated end. The left-hand firewall is covered by the verandah roof of straight corrugated iron. A later window has been installed in the painted brick front wall but the straight-headed doorway and rectangular transom light survives.

14.19 VACANT LAND**Lots 42-43 Reuss Street (19)**

Vacant in 1890, the lots were bought by Leichhardt tailor John Maddison (lot 42) in March 1913 and Alfred Edwards, cook, Leichhardt, (lot 43) in August 1895.³²

14.20 TWO-HOUSE TERRACE**20-22 Reuss Street (20)**

On lots 44-45 Excelsior built two one-storey brick houses in 1882.

No 22: Henry Harding, painter was the company's tenant in 1883. Alfred Edwards, a Woolahra cook, bought the house in August 1884 and Harding became his tenant until 1885; then Joseph Blumenthal, hawker, 1886. In 1887 Edwards moved in and was still there in 1890. Edwards sold No 22 to Daniel Francis Leonard, caretaker, Leichhardt, in April 1918.³³

No 20: David Strong, stonemason, was the company's tenant in 1883. The house was bought by Herbert Hicks Youngman, a Surry Hills draper, in March 1884 and he was there until he sold in October 1885 to Bridget, wife of James O'Brien, a Sydney publican. She let it to Robert Harcus in 1885, and in 1889 to mariner Patrick McCorkell who was still there in 1890. Mrs O'Brien sold No 20 to Elizabeth, wife of Joakin Warning, bootmaker, Sydney, in July 1894.³⁴

Description

Nos 20-22 have medium-pitch roofs of corrugated iron with street-facing gables. No 22 has plain bargeboards and gable wall of later brick but its brick chimney stands. The gable wall of No 20 is of textured render and has remnant decorative bargeboards. The straight corrugated iron verandah roofs cover the firewalls which are undecorated.

No 22 has a later window in the painted brick front wall but the undecorated straight-headed doorway with rectangular transom light remains. No 20's walls have been stripped of stucco but the straight-headed window above a square unbracketed sill survives. The top sash is rectangular and divided into two vertical panes, the tops of which conform to a semicircle. The door arrangement is the same as No 22.

14.21 DETACHED HOUSE**18 Reuss Street (21)**

Excelsior built a one-storey weatherboard house in 1882 on lot 46. The tenant in 1883 was stonemason James Dinning and he bought the house in November of that year. He lived there until he sold to Patrick Mernin, labourer, Waterloo, in December 1884. Mernin was still there in 1890 but sold to Caroline, wife of Horatio Ernest Martin, musician, Sydney, in November 1893.³⁵

Description

Built between Nos 20 and 16, No 18 has a medium-pitch corrugated iron main roof presenting a hipped end to the street. The main roof is broken-backed over the asbestos-cement enclosed verandah. The straight-headed doorway with rectangular transom, however, can still be seen.

14.22 TERRACE-TYPE HOUSE**16 Reuss Street (22)**

The company built the one-storey brick house in 1882 on lot 47. James Thompson rented from the company in 1883, as did painter John Buckler, 1884. Buckler bought No 16 in February 1885 and lived there until he sold to Patrick O'Brien, master mariner, Balmain, in February 1886. William C Steadman, carpenter, was O'Brien's tenant in 1886; then William B Dyson, stonemason, 1887; and Sarah Garrett 1888 and 1889. O'Brien sold to Margaret Henderson, spinster, Summer Hill, in February, 1902.³⁶

Description

No 16 has a medium-pitch corrugated iron roof with parapeted street-facing gable containing a square shaped window. The round-top firewalls, with plain projections, are ogee profile and contain a straight corrugated iron verandah roof supported by later timber posts.

The window in the cement rendered front wall is segmental-headed with a rectangular top sash. An un moulded architrave of cement render follows the shape of the window head and sits on a square sill on brackets. The doorway is straight-headed with a rectangular sash.

14.23 TWO-HOUSE TERRACE**12-14 Reuss Street (23)**

Excelsior built a terrace of two one-storey brick houses on lots 48-49 in 1882.

No 14: Dennis Downes was the tenant in 1883; then Edwin H Good, painter, 1882-84. In October 1884 John Wilkinson, french polisher, Paddington, bought the house and lived there until 1887. Wilkinson failed in his mortgage and No 14 was sold to John Hitchell, a Leichhardt tailor, in February 1888. Hitchell was still there in 1890 and sold to Stepton Ormsby, drill instructor, Waverley, in August 1891. Ormsby defaulted and No 14 was sold in December 1904, to Adelaide Ormsby, widow, Waverley.³⁷

No 12: bricklayer Harry Jackson of Leichhardt bought in May 1884 but sold to Leichhardt carpenter John Gersbach who lived there in 1885. He let the house in 1886 to painter Henry Wallwork who was still there in 1890. Wallwork bought in January 1893 but sold in May to Frederick William Blunden, storekeeper, Sydney. He sold to Mary Jane, wife of William Elbourne, a Sydney restaurant keeper, in May 1903.³⁸

Description

Nos 12-14 have medium-pitch terracotta tile roofs which pitch over the verandahs. There are no visible main firewalls: verandah firewalls are plain but mutilated above consoles. No 14 has cast-iron brackets and cement rendered walls while No 12 retains its stucco. Both houses have undecorated straight-headed windows with rect-

angular top sashes above square sills. Each house has straight-headed entry doorways, also undecorated, with rectangular transom lights.

14.24 VACANT LAND**Lot 50 Reuss Street (24)**

Vacant in 1890, lot 50 was bought by F W Blunden in December 1896.³⁹

14.25 TWO-HOUSE TERRACE**6-8 Reuss Street (25)**

Patrick Byrne, labourer, Leichhardt, bought lots 51-52 in 1883. He built two one-storey brick houses in 1883.⁴⁰

No 8: Peter Byrne, bricklayer, was there in 1887-90. Patrick Byrne sold No 8 with No 6 to Joseph Sherley, stonemason, and Henry Pollard, photographer, both of Leichhardt, in October 1892. They sold to Bridget Byrne, spinster, Leichhardt, in September 1892. Miss Byrne had married August Helmuth Irving Fahl by June 1894 when she sold to Michael Foley, a Leichhardt storekeeper.⁴¹

No 6: Patrick Byrne lived in No 6 in 1883-90. He sold No 6 with No 8 to Sherley and Pollard in October 1892. They sold No 6 to Leichhardt spinster Amy Alice Byrne in April 1907.⁴²

Description

The same design as Nos 12-14, Nos 6-8 have medium-pitch roofs, corrugated iron for No 8, terracotta tile for No 6. No 8 has a brick chimney: there are no firewalls above the main roofs. Verandah round-top firewalls are of ogee profile and projecting ends are plain with shell motifs in relief above consoles. The console on the separating firewall has been stripped, and the eastern projection of No 6 removed. No 8 has an ogee corrugated iron roof but the main roof of No 6 pitches over the verandah.

No 8 has an undecorated straight-headed window with rectangular top sash and an unbracketed square sill in its painted brick front wall. The doorway, also undecorated, is straight-headed with a rectangular transom light. No 6's window has been replaced by a later window but the door arrangement is the same as No 8; wall surfaces are cement rendered.

14.26 VACANT LAND**Lot 53 Reuss Street (26)**

Bought by Frederick William Davis, a Sydney mariner, in February 1881, the land was still undeveloped in 1890. Davis sold to David Parker, tinsmith, Annandale, in February 1904.⁴³

14.27 DETACHED HOUSE**4 Reuss Street (27)**

John McNamara, foreman of works, Redfern, bought lot 54 in September 1885. He sold to Cornelius Gorton, a Redfern builder, in Septem-

ber 1887 and he built a one-storey weatherboard cottage in 1887. Gorton sold No 4 to Aaron Blaski, a Sydney merchant, in March 1888 and he let it in 1888-90 to printer Henry Pearce. Blaski sold No 4 to Ellen Parker, wife of John P, tinsmith, Annandale, in February 1907.⁴⁴

Description

No 4 has a medium-pitch corrugated iron roof with a street-facing gable which has plain bargeboards. The stuccoed chimney still stands. The verandah roof supported on timber posts is hipp-

ed and of ogee corrugated iron. A later window has been installed and the straight-headed doorway has no transom light. Walls are sheeted with asbestos cement.

14.28 VACANT LAND

Lot 55 Reuss Street (28)

Ultimo horsedriver Patrick Ronan bought the lot at the Rofe Street corner in June 1886. Vacant in 1890, the land passed to Winifred Ronan, widow, Surry Hills, in April 1903.⁴⁵

TABLE 3
BUILDING LOTS OCCUPIED OR VACANT PER SECTION: 1881-1890

SECTION	OCCUPIED LOTS			VACANT LOTS			LOTS SUBDIVIDED ON DP 612	
	No	% PER SECTION	% PER SUBDVN	No	% PER SECTION	% PER SUBDVN	SUB-TOTAL	% PER SUBDVN
1	78.5	80.1	11.9	19.5	19.9	3.0	98.00	14.9
2	31.0	73.8	4.7	11.00	26.2	1.7	42.00	6.4
3	34.0	54.8	5.2	28.0	45.2	4.3	62.0	9.5
4	36.5	76.0	5.6	11.5	24.0	1.8	48.0	7.3
5	11.3	51.5	1.7	10.6	48.5	1.6	22.0	3.4
6	17.0	77.3	2.6	5.0	22.7	0.8	22.0	3.4
7	17.8	71.3	2.7	7.2	26.7	1.1	25.0	3.8
8	24.5	66.2	3.7	12.5	33.8	1.9	37.0	5.6
9	3.0	25.0	0.5	9.0	75.0	1.4	12.0	1.8
10	49.3	67.6	7.5	23.87	32.4	3.6	73.0	11.1
11	54.3	70.1	8.4	23.7	30.0	3.6	79.0	12.0
12	15.0	62.	2.3	9.0	37.5	1.4	24.0	3.7
13	46.0	80.7	7.0	11.0	19.3	1.6	57.0	8.7
14	38.0	69.1	5.8	17.0	30.9	2.6	55.0	8.4
MAIN TOTALS	457.3			198.7			656.0	
%			69.6			30.4		100.0

ENDNOTE TO EXCELSIOR PARTS 1-5

LAND AND BUILDING DEVELOPMENT IN LEICHHARDT SOUTH 1881-1890

SECTIONS 1-14

INTRODUCTION

The need for a study of the Excelsior Land Investment & Building Company & Bank Ltd's subdivision grew out of Anthony Cusick's Leichhardt West project (see *Leichhardt Historical Journal* No 16). In the project an arbitrary study line cut through Excelsior, the significance of the subdivision not being realised at the time. The part of Excelsior beyond the line was to be researched by others but it proved too great a task for the limited time available.

Aided by his daughters Jane, Kathryn and Rebecca, the author undertook a title search for

Sections 1-14 during March, April and May 1991 when the Torrens Title registers were being withdrawn from public access to be microfilmed. There was some haste about the search because there would potentially have been certified photocopies of 656 initial CTs needed to be bought at \$3.80. Even after searching the registers, some checking occurred in July when the registers had been withdrawn and the copying fee was paid. During the search, the staff at the Land Titles Office were at all times cooperative. Alf Spek was especially helpful in finding "missing books".

METHODOLOGY

Aim of the Study

To establish the date of building for each of the 602 buildings constructed on the subdivision and to establish their exact location in terms of a current street address; to identify also the occupants of each building. The target period was 1881-1890 (the study decade). The approach was two-pronged: a land title search of each of the 656 allotments subdivided, following the sequence of lot numbers and a search of Sands Directory to record names and occupations of occupants.

TABLE 4
LAND-USE PER SECTION: 1881-1890

SECTION	RESIDENTIAL		COMMERCIAL		LIGHT-INDUSTRIAL		INSTI-TUTIONAL		SUB-TOTAL	
	No	%	No	%	No	%	No	%	No	%
1	85	14.0	12	2.0	0	0.0	2	0.3	99	16.3
2	16	2.6	22	3.7	0	0.0	0	0.0	38	6.3
3	12	2.0	16	2.6	3	0.5	1	0.2	32	5.3
4	51	8.4	2	0.3	1	0.2	0	0.0	54	8.9
5	31	5.1	1	0.2	1	0.2	0	0.0	33	5.5
6	46	7.6	1	0.2	0	0.0	0	0.0	47	7.8
7	27	4.5	1	0.2	0	0.0	0	0.0	28	4.7
8	33	5.5	4	0.7	0	0.0	0	0.0	37	6.2
9	0	0.0	3	0.5	0	0.0	0	0.0	3	0.5
10	70	11.6	0	0.00	0	0.0	0	0.0	70	11.6
11	66	11.0	4	0.7	2	0.3	0	0.0	72	12.0
12	20	3.3	2	0.3	0	0.0	0	0.0	22	3.6
13	35	5.9	0	0.0	0	0.0	0	0.0	35	5.9
14	28	4.7	3	0.5	1	0.2	0	0.0	32	5.4
MAIN TOTALS	520		71		8		3		602	
%		86.2		11.9		1.4		0.5		100.00

TABLE 5A
BUILDINGS CONSTRUCTED/DEMOLISHED/
EXTANT PER SECTION 1881-1890

SECTION	ORIGINAL BUILDINGS CONSTRUCTED 1881-1890						ORIGINAL BUILDINGS DEMOLISHED BY 1991					
	B	W	S	I	TOTAL BUILT	% BUILT	B	W	S	I	TOTAL DEMOL	% DEMOL
1	95	3	0	1	99	16.4	19	3	0	1	23	3.8
2	38	0	0	0	38	6.3	9	0	0	0	9	1.5
3	28	2	0	2	32	5.3	11	2	0	2	15	2.5
4	48	6	0	0	54	9.0	4	6	0	0	10	1.6
5	32	1	0	0	33	5.5	1	1	0	0	2	0.3
6	43	4	0	0	47	7.8	0	4	0	0	4	0.6
7	27	1	0	0	28	4.6	6	1	0	0	7	1.2
8	35	1	1	0	37	6.1	5	1	1	0	7	1.2
9	1	2	0	0	3	0.50	0	2	0	0	2	0.3
10	69	1	0	0	70	11.6	1	0	0	0	1	0.2
11	61	11	0	0	72	12.0	3	4	0	0	7	1.2
12	21	1	0	0	22	3.7	0	0	0	0	0	0.0
13	25	10	0	0	35	5.8	2	2	0	0	4	0.7
14	24	8	0	0	32	5.3	0	3	0	0	3	0.5
MAIN TOTALS	547	51	1	3	602		61	29	1	3	94	
%	90.8	8.5	0.2	0.5		100.0	10.0	4.9	0.2	0.5		15.6

The Land Title Search

Had the land been sold to individuals under Old System Title, the search could not have been completed in the time available.

Fortunately, as discovered by Cusick, on 22 May 1867 the trustees of James Norton's Elswick Estate had successfully applied via PA 1669 to convert most of the Elswick Estate to Torrens Title by the issue of seven CTs. Of these, CT V 66 F 221 vested title of the 52.5-acre Elswick House Estate in the trustees who sold to draper John Wetherill by transfer 2934 on 14 Oct 1868.

Cusick provided the author with a copy of CT V 75 F 250 which had been issued to Wetherill on 30 October 1868. Dealings of mortgage by Wetherill to Robley and transfer to Renwick and Roseby and their transfer on 3 September 1880 to the newly-launched Excelsior Co are registered in V 75 F 250. Dealings of transfers to purchasers are registered in V 75 F 250 from 31 Dec 1880 (Smart, Section 3 lot 50) to 25 May 1888 (Jakeman, Section 7 lot 14.1). CT V 75 F 250 was cancelled and CT V 890 F 45A issued on 24 July 1888. Dealings of transfer continued on V 890 F 45A from 6 July 1888 (Jones, Section 6,

lots 7.5-8.1) to 25 July 1924 (Barker, Section 12 lot 6). This means that a list of initial registered transfers to purchasers of the 656 lots of the Excelsior subdivision could be found on two CT's.

The next step was to consult each CT to confirm each purchaser's full name, occupation, Section number, lot number, area and plan of the allotment. The "finds" were noted on pro-forma sheets designed for easy filing and retrieval. The search was extended to either the next-fate dealing of the allotment beyond 1890 or to the date when the property passed out of the hands of the owning family.

A rewarding but time-consuming situation for the search arose when some initial purchasers subdivided their allotments and resold to secondary purchasers.¹ This meant that more CT's had to be searched; the analogy of branches growing from a central stem is apposite here.

Description of the Fabric

With the titles searched and notes filed, a base plan was prepared from the DS Sheets which fortunately coincided with the study decade. The base plan facilitated an architectural inspection of each of the 508 extant buildings constructed

TABLE 5B
**BUILDINGS CONSTRUCTED/
 DEMOLISHED/EXTANT**
PER SECTION: 1881-1890

ORIGINAL BUILDINGS EXTANT IN 1991		BUILDINGS ERECTED 1891-1991		ALL BUILDINGS EXTANT IN 1991	
TOTAL EX-TANT	% EX-TANT	TOTAL BUILT	% BUILT	TOTAL EX-TANT	% EXTANT
76	12.63	41	5.4	117	15.4
29	4.8	8	1.1	37	4.9
17	2.8	18	2.4	35	4.6
44	7.3	18	2.4	62	8.2
31	5.2	19	2.5	50	6.6
43	7.1	7	0.9	50	6.6
21	3.5	16	2.1	37	4.9
30	5.0	14	1.9	44	5.8
1	0.2	11	1.5	12	1.6
69	11.5	29	3.8	98	12.9
65	10.8	38	5.0	103	13.6
22	3.7	10	1.3	32	4.2
31	5.2	11	1.5	42	5.5
29	4.8	11	1.5	40	5.3
508		251		759	
	84.4		33.1		100.0

within the study decade. It should be noted that the study is essentially a street-front one because no buildings were entered. Notes taken formed the basis of the "Description of the Fabric" written for each surviving building.

The Sands Directory Search

Armed with a list of certified owners from the title search, the base plan, and the descriptions, a search was made through Sands Directory for the study decade, working backwards from 1891. It should be noted that occupants found in the 1891 directory were recorded as 1890 occupants (allowing one year for publication of the directory) and so on.

Sands at this time proved surprisingly informative, with excellent continuity of recording of names of occupants for the study area. This was especially necessary to contrast owner/occupiers against tenants (see Table 7). The search resulted in 2121 surnames being identified in terms of a current street address.

General Research

Apart from some land sales advertisements and a report on the 1891 shareholders' meeting generously supplied by Dr Lesley Muir, very little library research was done, the idea being to demonstrate how much raw data could be elicited from land titles and Sands Directory. The author drew on John Williams' research of the establishing of the Excelsior Co for his Presbyterian Church article in *Leichhardt Historical Journal* No 16.²

Out of the raw data gathered from the above searches, a draft of over 93,000 words, covering just the ten-year study period, provided the basis for an article in five parts spread over *Leichhardt Historical Journal* Nos 17-21.

LAND DEVELOPMENT 1881-90

At the time of incorporation in 1871, Leichhardt, which then included Annandale, had only 614 inhabitants.³ Numbers grew to 1,866 in 1881 but it is the decade ending in 1890 that concerns us here.⁴ During that decade the population of Leichhardt and Annandale reached 17,067 indicating the intensity of development.

When Norton's Elswick Estate was subdivided in 1867, the Elswick House Estate (which became the Excelsior Co's subdivision) was one of five large sections. Other sections such as the 16.8ha (42-acre) Whaleyborough (subdivided in 1878) and the 36.8ha (92-acre) Helsarmel (1884 and 1889), were developed at the same time but did not reach the density of building that occurred on the 21ha (52.5-acre) Excelsior subdivision in the study decade. Nor did other vendors have Excelsior's innovative "why pay rent for the house you occupy?" sale policy.

The Subdivided Lots

In 1880 Excelsior bought the Elswick House Estate and subdivided 656 building allotments in 14 sections and sold them in 1880-1924. Lots sold and buildings constructed on the Excelsior subdivision in 1881-90 was a major factor in the population increase shown by the 1891 census.⁵

Frontages varied in the sections and were intended to appeal to different classes of purchasers. The widest frontages were 12.20m (40 feet) in Sections 5-6 which faced the lesser streets and both sections accounted for only 3.4% of the 656 subdivided lots (Table 3). Some long terraces were to be built on these lots - in some cases three houses to a 40-foot lot.

Lots with the narrowest frontages occurred in Sections 13-14 and this is where buildings small in size and modest in architectural pretension are to be found. Sections 13-14 serviced by Cary, Reuss and Roseby Streets had the most dense aggregation of allotments, 54 (16-foot) lots in Section 13, and 52 of the same frontage in Section 14. Lots in those sections represented 8.7% and 8.4% of all lots.

TABLE 6
BUILDINGS OF ONE OR TWO
STOREYS PER SECTION: 1881-1890

SEC-TION	ONE STOREY		TWO STOREY		UN-KNOWN		SUB-TOTAL	%
	No	%	No	%	No	%		
1	30	5.0	61	10.1	8	1.3	99	16.4
2	0	0.0	32	5.3	6	1.0	38	6.3
3	5	0.8	12	2.0	15	2.5	32	5.3
4	39	6.5	9	1.5	6	1.0	54	9.0
5	31	5.2	0	0.0	2	0.3	33	5.5
6	42	7.0	1	0.2	4	0.6	47	7.8
7	20	3.3	5	0.8	3	0.5	28	4.6
8	5	0.8	31	5.2	1	0.2	37	6.2
9	0	0.0	1	0.2	2	0.3	3	0.5
10	59	9.8	10	1.7	1	0.2	70	11.7
11	51	8.5	14	2.3	7	1.0	72	11.8
12	19	3.2	3	0.5	0	0.0	22	3.7
13	34	5.7	0	0.0	1	0.2	35	5.9
14	29	4.8	0	0.0	3	0.5	32	5.3
TO-TAL	364		179		59		602	
%		60.6		29.8		9.6		100.0

With minimal resubdivision in 1881-90, the 656 lots yielded 602 buildings, mainly for residential use (Tables 4, 5A-B).⁶ Table 9 shows that of the 426.5 purchasers belonging to categorised groupings registered from 1881 to 1890, 28 or 6.6% occurred in 1881, the first sale year. Buyers peaked in 1884 at 86 or 20.1% but reached a trough in 1889 at 12 or 2.8%. The opening of the tramway in 1884 was a factor in sales reaching a peak in that year. A glut of residential land in inner Sydney probably caused 1889 to be a trough year.

A study was made of categorised groupings of purchasers in 1891-1924 but space does not allow its presentation here.⁷

Lots Occupied

Section 1 had the greatest number of lots built on – 78.5 or 11.9% of all lots subdivided, while the least number were the three lots in Section 9, 0.5% (Table 3). Lots vacant in Sections 1 and 9 in 1890, expressed as a percentage of the number of lots subdivided in each section, were Section 1, 19.9% and Section 9, 75.00%. Lots in the low-lying Section 9 were the least attractive to

purchasers realising only three buildings or 0.50% constructed.

The Section 1 lots, with commercial prospects in Parramatta Road, and pleasant aspects in Renwick and Norton Streets, received 99 buildings or 16.4%, the highest percentage for the subdivision (Table 5A-B).

The vacant lot rate of 19.9% for Section 1 is close to the 19.3% for the vacant lots in the less attractive Section 13 towards the bottom of the slope (Table 3). This comparison, however, must be made in the light of the fact that the Section 1 lots had greater selling advantages than the narrow small lots in Section 13. To allow for the disparity between sections, vacant lots are more realistically compared as percentages of all lots subdivided and available for initial purchase over the whole subdivision. Section 1 then has vacant lots at a rate of 3.0% and Section 13, 1.6%.

In the small Section 6, 47 structures, or 7.8% of the 602 buildings constructed, were built on 17 of the original 22 wide-frontage lots (Table C.01). This means that the percentage of lots occupied in Section 6 was 77.3% of the lots available in the section or 2.6% of all lots subdivided (Table 5A-B). The terrace of 24 one-storey houses, 6-52 Rofe Street, was the major cause of the density.

Land Use

The company's advertised policy was to provide affordable housing for people of modest means. It is not surprising then that the overwhelming land use was residential. Of the 602 buildings constructed, 520, or 86.2%, were dwellings (Table 4). Living quarters above or at the rear of shops is included in the 71 buildings of commercial use (11.9%).

In the decade there light-industrial buildings were 8 or 1.4%. Three institutional buildings, the Presbyterian Church (Section 1), Salvation Army Barracks (Section 3) and St Martha's Industrial Girls Home (Elswick House, Section 8), accounted for 0.5% on a subdivision-wide basis.

BUILDING DEVELOPMENT 1881-90

Preference for Brick

In terms of walling material, Section 1 had the greatest concentration of brick buildings. Based on the 602 buildings across the subdivision, of the 99 Section 1 buildings, 95 (15.8%) were of brick, three weatherboard (0.5%) and one iron (0.2%) (Table 5A-B). Of these, 19 brick (3.1%) were demolished as were three weatherboard and one iron which makes demolition of original buildings constructed in Section 1 equal 23, or 3.9%.

The preponderance of brick in Section 1 is repeated throughout the subdivision. Of the 602 buildings constructed, 547 or 90.9%, were brick and because 61 (10.1%) have been demolished, 486 or 80.7%, stand in 1991.

Of the 51 (8.5%) weatherboards built across

the subdivision, 29 (4.9%) have been demolished leaving 22 or 3.7%. The greatest number of weatherboard dwellings were built in Section 11 and numbered 11 (1.8%) and with the 61 brick (10.1%) totalled 72, or 12.0% for the section. Four of the weatherboards (0.7%) have gone.

Disregarding Section 9, which had only three structures (0.5%), Section 12, the smallest, had 22 or 3.7% with 21 brick (3.5%) as well as one weatherboard (0.2%). All buildings in Section 12 have survived.

None of the iron buildings in Section 1 (0.2%) and Section 3 (0.3%) remain, and in Section 8 the only stone building constructed, Elswick House (built 1832-34), has been demolished.

Buildings of One or Two Storeys

The modest means of initial purchasers is reflected in the number of storeys per building. Over the whole subdivision, buildings of one-storey, including dwellings with attic roofs, number 364 or 60.6% of the 602 erected (Table 6).

Section 10 contained 70 buildings and had the most one-storey structures, 59 or 9.8%. Disregarding Section 3 which had the Parramatta Road shops and therefore only 5 (0.8%) one-storey buildings, Section 8 should be regarded as the place of least one-storey construction, 5 or 0.8%. In the smaller Section 6, 42 (7.0%) buildings of one-storey were constructed - the 24-house terrace, 6-52 Rofe Street, influenced that result.

Two-storey structures accounted for 179 or 29.8% on a subdivision-wide basis. This low figure of two-storey buildings is a major factor in the restrained decorative character of the subdivision as will be seen later.

Section 8 with the low number of one-storey buildings had 31 (5.2%) of two storeys. The greatest concentration of two-storey, however, was in Section 1 where there were 61 or 10.1% which supports the appraisal of it having appealing selling prospects. Excepting 49 Reuss Street and 11 Roseby Street, which may not be original, there are no two-storey structures standing in Sections 13-14.

Buildings of unknown storeys should number 94, the number of buildings demolished (Table 5A-B). By examining surveyed outline plans and from inspecting surviving adjacent building subtypes, however, this number has been reduced to 59 or 9.6% (Table 6). None of the 59 would have been of more than two storeys and though firm identification could lead to a rise in the numbers of one- and two- storey buildings, the one-storey preponderance would be maintained and very likely increased.

Original Buildings Standing in 1991

Of the 602 buildings erected in 1881-90, and classed as original for the purposes of this study, 508 buildings or 84.4% are extant (Table 5A-B). Still standing in Section 1 are 76, or 12.6%, the greatest number per section to survive. There

TABLE 7
OWNER/OCCUPIERS AND TENANTS
PER SECTION: 1881-1890

SEC	OWNER/OCCUPIERS			TENANTS			TO-TAL	% SUB
	No	% SEC	% SUB	No	% SEC	% SUB		
1	65	65.7	10.8	34	34.4	5.6	99	16.4
2	19	50.0	3.2	19	50.0	3.1	38	6.3
3	12	37.5	2.0	20	62.5	3.3	32	5.3
4	33	61.1	5.5	21	38.9	3.5	54	9.0
5	18	54.6	3.0	15	45.5	2.5	33	5.5
6	16	34.0	2.7	31	66.0	5.1	47	7.8
7	20	71.4	3.3	8	25.6	1.3	28	4.6
8	19	51.4	3.2	18	48.6	3.0	37	6.2
9	1	33.3	0.2	2	66.7	0.3	3	0.5
10	38	54.3	6.3	32	45.7	5.3	70	11.6
11	42	58.3	7.0	30	41.7	5.0	72	12.0
12	14	63.6	2.3	8	36.4	1.3	22	3.6
13	19	54.3	3.2	16	45.7	2.66	35	5.9
14	20	62.5	3.3	12	37.5	2.0	32	5.3
TO-TALS	336			266			602	
%			56.0			44.0		100.0

was a high demolition rate in Section 1 of 23 buildings, or 3.9% of the 602 buildings constructed. Section 3 suffered the next greatest loss with 15 demolished, or 2.5%.

It is the survival rate across the subdivision that is striking, however. Buildings of all periods numbering 759 stand in 1991. Of them, 508 or 66.9% were constructed in 1881-90 which means that 251 or 33.01% now standing were built in 1881-1991.

The character of the subdivision in 1991 is therefore strongly influenced by two-thirds of it being developed in the decade to 1890. No study has been made of the one-third built after 1890, and still extant, but a cursory inspection reveals that a few were built in the Federation era and a smaller number in the Inter-War period. The least number were built after the 1930s. This means that the subdivision has retained its Victorian-period character.

CHARACTER 1881-90

Context

As has been seen, apart from the commercial use buildings along Parramatta Road, the original

TABLE 8
SURVIVALS AND FORECLOSURES
PER SECTION: 1881-1890

SEC	SURVIVALS			FORECLOSURES			SUB TO-TAL	% SUB
	No	% SEC	% SUB	No	% SEC	% SUB		
1	82	82.8	13.6	17	17.2	2.8	99	16.4
2	32	84.2	5.3	6	15.8	1.0	38	6.3
3	16	50.0	2.7	16	50.0	2.6	32	5.3
4	40	74.1	6.7	14	25.9	2.3	54	9.0
5	27	81.8	4.5	6	18.2	1.0	33	5.5
6	38	80.9	6.3	9	19.2	1.5	47	7.8
7	15	53.6	2.5	13	46.4	2.1	28	4.6
8	26	70.3	4.3	11	29.7	1.8	37	6.1
9	3	1.0	0.5	0	0.0	0.0	3	0.5
10	51	72.9	8.5	19	27.2	3.2	70	11.7
11	56	77.8	9.3	16	22.2	2.7	72	12.0
12	13	59.1	2.2	9	40.9	1.5	22	3.7
13	26	74.3	4.3	9	25.7	1.5	35	5.8
14	20	62.5	3.3	12	37.5	2.0	32	5.3
TO-TALS	445			157			602	
%			74.0			26.0		100.0

context was overwhelmingly one of residential dwellings, domestic-scale shops, a minority of light-industrial buildings, and three institutional buildings mentioned previously in Section 1. With the increase in building after 1891, the context remained residential with only a slight increase in the number of factory buildings. In the 1980s and in 1991, replacement of some of the original buildings on the Parramatta Road frontages of Sections 1-3 has wrought some change, but over the whole subdivision, the context remains a strongly residential one.

Setting

Commercial-use buildings were set right on the street alignment. This setting makes the buildings become street walls and is particularly evident in the Parramatta Road front of Sections 1-3 and in corner shops. In the main, dwellings are set back to allow a garden strip of about (4 feet to 4 feet 6 inches) minimum depth.

Larger allotments allowed deeper gardens but apart from Elswick House with its reduced but still adequate grounds, 16 Renwick Street in Section 8 was one of the few dwelling to have a front garden of any depth. This close-to-the-

street setting almost entirely over the subdivision contributes to the area's unity of scale.

Technology

Technological advances allowed speedy manufacture of bricks at economical rates. Buildings of brick could be constructed quickly and, though more costly than timber, were seen to be more durable and therefore more valuable.

Visual Character

The widespread use of brick analysed above is not visually a determinant in the character of the subdivision because, in most cases, the brickwork received stucco surfacing and ornament for colour-washing. This means that the visual character is one of tinted, smooth-surfaced walling with shadows cast by mouldings and projections. The impact of the surfacing was heightened in those buildings which favoured parapets instead of pitched roofs – there was simply more wall surface to be moulded and tinted.

Fortunately, the deleterious effect of stripping stucco from buildings to expose the soft sandstock bricks is not widespread. Enclosure of verandahs is also not widespread and is reversible. Therefore, the tinted, moulded, wall-surface character of the subdivision is largely intact.

STYLE 1881-90

A table of architectural styles was compiled but insufficient space prevents its inclusion. The 602 buildings constructed on the subdivision in 1881-90, are products of the Victorian period of architecture. Exceptions are Elswick House (1832-34) in Section 8 built in the Old Colonial Regency style, and the styleless former Presbyterian Church Hall (1909) in Section 1. These are included in the study for reasons of completeness.

Victorian Free Classical

In terms of architectural style, Victorian Free Classical influences inspired most of the detailing and decoration of the buildings. This style is manifest in two streams:

- 1 Buildings exhibiting free classical influences are identified as "Victorian Free Classical".
- 2 Simple utilitarian buildings which make use of decoration based on freely interpreted versions of classical detailing are identified as "simplified and utilitarian versions of Victorian Free Classical" but are tabulated as Victorian Free Classical.

Over the subdivision, Victorian Free Classical accounted for 132 buildings, or 21.9%, in 1881-90. By the evidence of above-awning survivals, Victorian Free Classical is the style almost exclusively used in the Parramatta Road shops of Sections 1-3 representing 9, 13 and 12 buildings or 1.50%, 2.1% and 2.00% respectively.

TABLE 9
FIRST PURCHASERS BY CLASS AND GENDER
PER YEAR: 1881-1890

YEAR	CATEGORY 1		CATEGORY 2		CATEGORY 3		CATEGORY 4		CATEGORY 5		CATEGORY 6		SUB-TOT	
	No	%	No	%	No	%	No	%	No	%	No	%	No	%
1881	5.0	1.2	3.0	0.7	8.0	1.9	4.0	1.0	7.0	1.6	1.0	0.2	28.0	6.6
1882	17.5	4.1	17.0	4.00	14.0	3.3	3.0	0.7	16.5	3.8	1.5	0.3	69.5	16.3
1883	17.5	4.1	18.	4.3	9.0	2.1	7.0	1.6	16.5	3.9	3.5	0.8	72.0	16.8
1884	20.0	4.7	25.0	5.9	4.5	1.0	9.0	2.1	23.0	5.4	4.5	1.0	86.0	20.1
1885	18.0	4.2	13.5	3.1	9.0	2.1	2.00	0.5	13.0	3.0	2.0	0.5	57.5	13.4
1886	9.0	2.1	9.0	2.1	6.5	1.5	2.0	0.5	5.5	1.3	2.0	0.5	34.0	8.0
1887	9.0	2.1	8.0	1.9	2.0	0.5	1.0	0.2	6.0	1.4	1.0	0.2	27.0	6.3
1888	2.5	0.6	8.0	1.9	4.0	1.0	1.0	0.2	6.5	1.5	3.0	0.7	25.0	5.9
1889	5.0	1.2	1.0	0.2	0.0	0.0	3.0	0.7	3.0	0.7	0.0	0.0	12.0	2.8
1890	5.5	1.3	3.0	0.8	3.5	0.8	0.0	0.0	1.5	0.4	2.0	0.5	15.5	3.8
TOT	109.0		106.0		60.50		32.0		98.5		20.5		426.5	
%		25.6		24.9		14.2		7.5		23.1		4.7		100.0

The stream 2 simple utilitarian version is strongest in Sections 5-6 where 25 and 42 buildings, or 4.2 % and 7.0%, have been identified. The terraced house and the semi-detached house employ decoration derived from Victorian Free Classical almost exclusively.

Limited Victorian-Period Decoration

Buildings which are styleless but appear to be Victorian Free Classical style-influenced, and have minimal or remnant ornament derived from that style, are identified as having "limited Victorian-period classical decoration". Limited Victorian-period classically decorated buildings number 137, or 22.6%, the highest percentage of all buildings constructed. Section 11 had the greatest representation with 30 buildings, or 5.0% of buildings constructed.

Again the terraced house and the semi-detached house were receptors for free classical decoration, however slight the amount of decoration may have been. This limited decoration is in keeping with the modest size of the dwellings and should be conserved.

Victorian Filigree

Over the subdivision the Victorian Filigree style accounts for 117 buildings, or 19.6%. This rep-

resentation is not great because of the limited number of two-storey terraced houses constructed (Tables D.01, F.05). Strongholds of Victorian Filigree were Section 1 with 37 or 6.2% and Section 8 with 27 or 4.5%.

Victorian Italianate

Innovations in planning, front elevation design and bold detailing led to popular versions of the Victorian Italianate style being used by the Excelsior's architects Thornley & Smedley. The idiosyncratic nature of the designs was no doubt a marketing strategy. The style inspired 81 dwellings or 13.4% of all buildings constructed. Again Section 1 led with 32, or 5.3% and in Section 10 were 26, or 4.3% .

No-Style

Not all buildings conform to identified architectural styles and this is no less true of the Excelsior subdivision. Buildings of no-style number 55, or 9.1%. Section 11 is the leader with 20, or 3.3% and this is probably an indicator of Excelsior reducing selling prices to appeal to the more modest aspirations of owners in the section. Despite alterations, the small weatherboard cottage 64 Day Street (Section 11) is an example of a no-style dwelling.

Style Not-Known

Demolition and alteration beyond recognition have removed 94 buildings from the subdivision. In some cases the style of the affected building can be estimated by the building being identified by its surviving twin or an adjacent structure. Outside of these identified by deduction, buildings whose style could not be determined number 77 or 12.8%. Though this figure may seem high, it does not rule out the possibility of the demolished buildings belonging to a style category.

Style as a Date Identifier

An important aspect of the classification of buildings in terms of architectural style is that the style can become a date-identifier. As has already been affirmed, the buildings are from the 1880s decade of the Victorian period. By making this distinction, buildings which do not exhibit Victorian-period style or character can quite readily be seen to belong to other time periods.

BUILDING TYPOLOGY

Type-Groups

Buildings can be classified by type as well as by style. A typology of the 602 buildings reveals that there are six building type-groups. Buildings for residential use, exclusive of those with living quarters above and behind shops, have three type-groups (A-L below):

- 1 A-E Terrace house or terrace-type house.
- 2 F-I Semi-detached house.
- 3 J-L Detached house.
- 4 M-O Attached or detached shop.
- 5 P Detached light-industrial building.
- 6 Q Attached or detached institutional building.

Definition of building types are:

- 1 Detached: free-standing building.
- 2 Attached: physically connected to one or more houses such as in a terrace.
- 3 Semi-detached: a pair of houses with central verandah firewall, usually with open-end verandahs and side passages.
- 4 Terrace: row of attached houses with separating and end verandah firewalls (ie, party walls), often with dunny lanes.
- 5 Terrace-type: free-standing single terraced house, with verandah end fire-walls.

On a subdivision-wide basis, residential buildings in A-L above accounted for 520, or 86.3% (Tables 4). Type-group A-E dwellings numbered 331 or 55.0%, F-I, 114 or 18.9%, and J-L, 75 or 12.5%. Shops in type-group M-O numbered 71 or 11.8%, P, 8, or 1.3%, and Q, 3 or 0.50%.⁸

OCCUPANCY 1881-1890

In late 19th-century inner-suburban areas it seems logical that tenants would predominate over owner/occupants. To prove or disprove this assumption, land title records for each lot sold in the Excelsior subdivision were searched. The title search provided the names and occupations of owners. A detailed search of *Sands's Sydney and Suburban Directory* for 1880-92 supplied listings of the occupiers of the 602 buildings.

Table 7 reveals that during the decade at least one owner/occupier held title to each of 336 buildings or 56% of the original 602. Buildings which were tenanted only in the decade number 266 or 44%. In many cases tenants purchased lots after 1890 and so the number of owner/occupiers in a building's life increased. No comprehensive study has been made of occupancies after 1890 but the methodology would apply.

Because it had the greatest number of buildings and the most appealing lots, Section 1 from 1881 to 1890 had the most owner/occupiers, 65, or 10.8% of all buildings on the subdivision. The 65 owner/occupiers held 65.7% of the buildings in Section 1. In Section tenants occupied 34 buildings, or 5.6% of the whole subdivision's rentable property; this becomes 34.4% in terms of Section 1 alone.

Section 5, with long rows of terraces, had owner/occupiers numbering 18 or 3.0%, or in Section 5 terms, 54.6%. Tenancies numbered 15 or 2.50%, or 45.5% within the section.

In Section 6, with more and longer terraces, the owner-occupier figure was a low 16 or 2.7% but in terms of the section itself the figure becomes 34.0%. Section 6 tenancies, were 31 or 5.1% or 66.0% which, outside of the small Section 9, is the largest tenancy percentage.

In the 22-building Section 12, where the lots were reasonably similar to those in Section 1, there were 14 owner/occupiers or 2.3% (63.6% for the section). Surprisingly, the narrow unappealing lots of Section 14 attracted 20 owner/occupiers or 3.3% (62.5% for the section). It would seem, however, that low sale prices were the determinant.

SOCIAL CLASS/ GENDER 1881-1890

The impetus for this portion of the study has come from the work of Dr Alan Roberts on the suburb of Annandale in 1970.⁹

Methodology

The identity of initial purchasers has been gained from land title records which determine the sociological composition of the buyers, that is from occupations given on the CT. The period from 1891-24, was also studied but there is no room here to record findings.¹⁰

Who Built on the Subdivision?

Roberts points out that the major industry in Annandale in its main development years was the building of it. If it is valid to compare a 21ha (52-acre) subdivision with the (300-acre) suburb of Annandale, this is also true of the 602-building Excelsior subdivision.

Determination of date of construction and identity of the constructor of modest inner-suburban dwellings of the 1880s boom is not a simple task and one for which hardly any documentary evidence exists. The only continuous set of records pertaining to common building stock is the title chain for the land on which it stands.

Parallel to these extremely valuable records are the volumes of *Sands's Sydney and Suburban Directory* (Sands), which list by street and sometimes by the number in street the occupants of a building with usually the "head-of-the-house" being the identified occupant. Though often degraded by cursory perusal, or by inexperienced searchers, Sands, when methodically searched, can be a vital source for a study of this nature.

Based on these two lines of searching, the narrative history for each building begins with *who* built *what*, *where*, and *when*. Apart from the title documents and Sands, there is no direct evidence for the *who* part of the narrative but the following hypotheses have been framed:

- 1 In the minority of cases, where an individual is listed as the initial occupant of the building shortly after becoming the initial registered proprietor, it is assumed that person was the constructor, ie, *who* engaged a contractor, tradesman or tradesmen to erect the structure. Widow Mary Ann Hagarty is listed at 87 Renwick Street (Section 1) from 1884 but received title to the property in the previous October. The date of the actual sale was before the date of the transfer, both being before the Sands listing. The time between purchase and occupation is long enough for Mrs Hagarty to be the most likely owner *who* built.
- 2 In some cases where, for the same individual, the year of initial listed occupancy precedes the date of initial transfer by a few years, it is assumed that this is the occupant *who* constructed the building with the consent of Excelsior and

**TABLE 10
FIRST PURCHASERS BY GENDER AND
MARITAL STATUS PER YEAR: 1881-1890**

YEAR	MALES		SPINSTERS		WIVES		WIDOWS		SUB-TOTAL	
	No	%	No	%	No	%	No	%	No	%
1881	21.0	5.0	0.0	0.00	4.0	1.0	3.0	0.7	28.0	6.7
1882	53.0	12.4	1.0	0.2	9.5	2.2	6.0	1.4	69.5	16.2
1883	55.5	13.0	1.0	0.2	10.5	2.5	5.0	1.2	72.0	16.9
1884	62.0	14.5	3.67	0.9	16.33	3.8	4.0	0.9	86.0	20.1
1885	44.5	10.4	1.0	0.2	10.0	2.4	2.0	0.5	57.5	13.45
1886	28.5	6.7	2.0	0.5	3.5	0.8	0.0	0.0	34.0	8.00
1887	20.0	4.7	0.0	0.0	4.0	1.0	3.0	0.7	27.0	6.4
1888	18.5	4.3	0.0	0.0	6.5	1.5	0.0	0.0	25.0	5.8
1889	9.0	2.1	1.0	0.2	1.0	0.2	1.0	0.2	12.0	2.7
1890	14.0	3.3	0.0	0.0	1.5	0.4	0.0	0.0	15.5	3.7
TO-TAL	326.0		9.7		66.8		24.0		426.5	
%		76.4		2.2		15.8		5.6		100.0

paid rent, in the way of unregistered terms of sale, to the company. Benjamin Townend built 41 Renwick Street (Section 1) and is listed there in 1883 but did not buy from the company until July 1884. The time-lag between initial occupancy and initial purchase is much too long to pass without some rent being paid. Since Townend's house was a simple weather-board dwelling, it seems to indicate that he would have been the *who* himself rather than being a buy-off-the-company-plan client.

There are examples of a much longer time-lag between initial occupancy and initial purchase by the same individual. Quintin Hendry, *who* built and occupied 39 Day Street (Section 10), did not buy, ie, receive certified title to, the property until June 1886.

- 3 In many cases there were no initial purchasers registered in 1881-90 but Sands shows the buildings to have been regularly occupied. In these cases it would seem that the initial purchaser, either off-the-plan, or as already built by the company, paid the minimum deposit required but could not keep up instalments paid by way of rent. When the unregistered initial purchaser defaulted, Excelsior naturally foreclosed and let the building to a number of tenants before reselling to the next buyer who would become the initial registered purchaser.

In this case *who* the constructor was cannot be known and Excelsior is simply identified as

the *who*. This would explain why 26 Norton Street (Section 1) was first occupied in 1883 and ostensibly let by the company until 1893 when Evan James Williams became its first registered owner beyond Excelsior.

An alternative hypothesis would be that Excelsior was unable to sell property and that the rent was planned and welcome. Although no detailed study has been made of lots sold after 1890, and still vacant in that year, such purchases and foreclosures could account for Excelsior not selling these lots by initial registered transfer until the post-1890 period.

- 4 Where the CT indicates that a initial purchaser was a builder or sometimes a building tradesman, then in most cases he is nominated as the person *who* constructed the building. This hypothesis must be supported, however, by factors such as the length of time he held title to the property and whether occupants are listed in Sands immediately following the year of his purchase. In the case of 78-84 Norton Street (Section 1), bricklayer John Shannon bought lot 70 from the company in 1884, and architect Stanley Hubert Uther, lot 71. Uther sold to Shannon in 1884 and it is deduced that Shannon was the person *who* built the terrace of four small brick houses.
- 5 Overwhelmingly in the narrative, Excelsior itself was the *who*. An arrangement possibly existed between the partnership of Ambrose Thornley junior and John Smedley, the company's architects, and Ambrose's builder father (also named Ambrose) to provide design/build services until the father's death in 1884.

Reuss Street received its name from the F H Reusses, father and son, who were architects, engineers, builders and surveyors and were probably large shareholders as well. The Reusses could have provided services similar to the Thornleys. Excelsior sold houses ready-built, or offered to build from standard designs and, as well, were prepared to build to special requirement. The long terraces, such as 6-52 Rofe Street (Section 6), would certainly have been company built and probably designed by Thornley & Smedley.

Who Bought the Lots?

There were individuals of various occupations from different levels of society who became owners of the Excelsior lots. In terms of occupation, there were 426.5 purchasers of lots in 1881-90. Based on Robert's methodology, buyers are divided into six categories of class/gender, and statistics given for the number of separate buyers. In few cases purchases did include more than one lot but where this occurred care has been taken not to count the same buyer more than once. Where there were joint ownerships, each joint purchaser has been counted as a fractional

purchaser.¹¹ Tables of occupations, though compiled, could not be reproduced here.¹²

Occupations

Six categories were established:

- 1 Working Class; mainly skilled workers, accounted for 39 separate occupations totalling 109, or 25.6% of 426.50, the total number of purchasers, in terms of occupation, for the study period. The building trades form the largest groups with bricklayers numbering 13 or 3.1% of the 426.5 purchasers; stonemasons 12 or 2.8%; labourers 11, 2.6%; carpenters 10 or 2.4%; painters 9 or 2.1%; joiners 5, 1.2%; plasterers 4.5 or 1.1%; plumbers 4 or 1.0%; slater 1 or 0.2%; and tilelayer 1 or 0.2%.
- 2 Lower-middle Class; small business proprietors and responsible employees outnumber the working class with 60 separate occupations totalling 106 or 24.9% of all purchasers. Butchers are the leading group with 9 or 2.1%; then clerks 8 or 1.9%; drapers 7.2 or 1.7%; grocers 5 or 1.2%; storekeepers 4 or 0.9%; and coach builders 4 or 0.9%.
- 3 Upper-middle Class; businessmen, gentlemen, freeholders, and professional men had 16 occupations totalling 60.50 or 14.2%. Landowners, 17.50, 4.1%, are the largest group; gentlemen 14.5, 3.4%; and freeholders 9, 2.1%.
- 4 Speculators; auctioneers, builders, contractors and wives of builders amount to 32 or 7.5%. Auctioneer 1.3 or 0.3%; builders, the largest male grouping, 24.8 or 5.8%; contractors 4 or 0.9%; and wives of builders 2 or 0.5%.
- 5 Women; excluding wives of builders, in three separate "occupations" totalling 98.50 or 23.1% of all purchasers. This included spinsters 9.7 or 2.3%; widows 24 or 6.6%; and wives, the largest grouping in all categories, 64.8 or 15.2%.
- 6 Others; government servants, sailors and males of unknown occupation, in 16 separate "occupations" totalling 20.5 or 4.8% – "unknown" being classed as an occupation.

In Category 1, building tradesmen number 60.5 or 14.2% of all purchasers in 1881-90. Category 2 has shopkeepers such as butchers, drapers, grocers and storekeepers making up 32.2 or 7.6%. Gentlemen, freeholders and landowners in Category 3 were 41 or 9.6%. Builders amounted to 24.8 or 5.8% plus two wives of builders (0.5%) in Category 4.

Occupations for purchasers in the period 1891-1924 were also recorded but space does not allow their presentation here.¹³

TABLE 11
MARRIED WOMEN FIRST PURCHASERS
BY OCCUPATION OF HUSBAND PER YEAR: 1881-1890

	CATEGORY 1		CATEGORY 2		CATEGORY 3		CATEGORY 4		CATEGORY 6			
	WORKING CLASS		LOWER MIDDLE CLASS		UPPER MIDDLE CLASS		SPECULATORS		OTHERS			
YEAR	No	%	No	%	No	%	No	%	No	%	SUB-TOT	%
1881	2.0	3.0	1.0	1.5	1.0	1.5	0.0	0.0	0.0	0.0	4.0	6.0
1882	4.0	6.0	1.0	1.5	2.0	3.0	0.0	0.0	2.5	3.7	9.5	14.2
1883	6.5	9.7	1.5	2.2	1.0	1.5	0.0	0.0	1.5	2.2	10.5	15.6
1884	5.0	7.5	5.3	8.0	1.0	1.5	1.0	1.5	4.0	6.0	16.3	24.5
1885	2.0	3.0	6.0	9.0	1.0	1.5	0.0	0.0	1.0	1.5	10.0	15.0
1886	0.0	0.0	1.0	1.5	2.5	2.3	0.0	1.5	0.0	0.0	3.5	5.3
1887	1.0	1.5	1.0	1.5	1.0	1.5	1.0	1.5	0.0	0.0	4.0	6.0
1888	3.5	5.2	1.0	1.5	1.0	1.5	0.0	0.0	1.0	1.5	6.5	9.7
1889	0.0	0.0	1.0	1.5	0.0	0.0	0.0	0.0	0.0	0.0	1.0	1.5
1890	0.0	0.0	1.5	2.2	0.0	0.0	0.0	0.0	0.0	0.0	1.5	2.2
TO-TAL	24.0		20.3		10.5		2.0		10.0		66.8	
%		35.9		30.4		14.3		4.5		14.9		100.0

Social Class/Gender of Purchasers

In Table 9 purchasers are represented in terms of class and gender per year in 1881-90. They are divided into the same six categories of class/gender shown in Occupations and statistics are given in each category for the number of separate purchasers. Allowance has been made for those who made more than one purchase and joint owners are counted as fractional purchasers.

Category 1, working class, accounted for 109 purchasers or 25.6% of the 426.5 purchases made in 1881-90. In 1881, the initial year of selling, Excelsior sold to only five members of the working class, or 1.2% of all purchasers. In 1884, however, working-class purchasers reached a peak for the decade at 20 or 4.7%. Purchasers declined from then to a trough in 1889 of 2.5 or 0.6% to rise slightly to 5.5 (1.23%) in 1890.

The lower-middle class Category 2 had a similar figure, 106 or 24.9%, which suggests a strong parity between the two classes. Beginning with three purchasers (0.7%) in 1881, cresting at 25 (5.9%) in 1884, descending to one or 0.2% in 1889, the decade ended with three or 0.8%, Category 2 purchasers were as effective in purchasing power as those in Category 1.

Category 3, upper-middle class, had 60.5 purchasers or 14.2% and the speculators in Category 4 were 32 or 7.5% with two of the 32 being wives of builders. In some respects both Cate-

gories 3 and 4 could be regarded as speculative. In comparison with Annandale, which had a large contingent of speculators as initial purchasers, Excelsior Category 3 and 4 purchasers were outreached by the lower two classes combined, by a ratio of about two-and-a third to one.

In Category 5, women (spinsters, wives and widows), at 98.5 purchasers or 23.1%, are only slightly less than working-class and lower middle class male purchasers in Categories 1 and 2.

In Category 6, others, purchasers totalled 20.5 or 4.8% and their peak and decline to 1890 was similar to the other categories.

Women Purchasers

The large number of women purchasers noted in the Category 5 results is significant. The number of sole women purchasers far outweighed women joint owners who were so few that joint ownership with a male, as a brake on female proprietorship in the subdivision, can be disregarded.

Although it is true that a husband often put his property in his wife's name in case he died, or as a buffer against bankruptcy, this high rate of women ownership could surely be an early sign of emerging female emancipation.

In 1881 women made seven purchases (1.7%) a figure higher than any other category. The figure of 23 (5.4%) in 1884, the peak year, was only two less than Category 2 purchasers. Wom-

en purchasers declined steadily to a low of one-and-a-half or 0.4% in 1890 but this was comparable to the fall of male purchasers.

Social class/gender of purchasers in the period 1891-1924 were also recorded but space does not allow its presentation here.¹⁴

Gender and Marital Status: 1881-1890

By comparing males of all social classes and women (spinsters, wives or widows), a further analysis of women purchasers may be obtained. Table 10 has males of the working, lower-middle and upper-middle classes, as well as speculators (other than wives of builders), amounting to 326 or 76.4% of the 426.5 purchasers of lots in 1881-90. Male purchasers began the decade with 21 purchases or 4.9% and peaked in 1884 at 62 (14.5%) but declined to nine (2.2%) in 1889 before rising to 14 (3.3%) in 1890. Determining the marital status of the males is beyond the scope of this study

Spinsters numbered 9.7 or 2.3%; wives, 66.8 or 15.7%; and widows, 24 or 5.6%. There were no spinster purchasers in 1881, but there were four wives (0.9%) and three widows (0.7%). Women purchasers reached a peak in 1884 with spinsters, 3.7 (0.9%); wives, 16.3 (3.8%); and widows, four (0.9%). At the end of the decade there were no spinster purchasers and 1.5 wives (0.4%) but no widowed purchasers.

The sum of spinsters, wives and widows equals 100.5, or 23.6% of all purchasers in 1881-90. In terms of gender, men of all classes of unknown marital status outnumbered women by a ratio of about three-and-a-quarter to one. In earlier times, there would have been zero women ownership.

Gender and marital status of purchasers in the period 1891-1924 were also recorded but space does not allow their presentation here.¹⁵

Social Categories of Married Women

Extending the study of women in the period 1881-90, married women can be further analysed by the social class of their husbands. Land title documents give occupations or description of husbands of women purchasers and so by employing the social categories used previously, it is possible to distinguish between classes of married women. Spinsters and widows could not be differentiated.

Table 11 shows that of the 66.8 married women purchasers of Excelsior lots in 1881-90, their working class husbands numbered 24 or 35.9%; lower-middle class 20.3 or 30.4%; upper-middle class 10.5 or 15.7%; speculators two or 3.00%; and others 10 or 15.0%. Working class and lower-middle class married women led women of other classes by two to one.

Social categories of married women purchasers in the period 1891-1924 were also recorded but space does not allow their presentation here.¹⁶

BUILDING OWNERSHIP

Did the Lower Classes Achieve Home Ownership ?

Max Kelly in *Paddock Full of Houses, Paddington 1840-1890* (1978) comments on the role of the building society as a provider of building lots and finance to build. Kelly asserts that the inability of people to pay their mortgages in the 1890s meant that the society became a vast landlord.

Kelly quotes Francis Adams to claim that in the 1890s tradesmen owning homes was a myth. From 1880 Excelsior offered "to those in search of a home" the possibility of freehold rather than tenancy. Did the company achieve this worthy aim? Yes, but for profit not for philanthropy urge. The Co wanted a quick turnover by selling as many lots as the market would bear.

In the 1880s ownership by individuals on the Excelsior subdivision was *not* a myth and it lasted into the 1890s. By attributing Excelsior as the *who* in so many cases in the narrative, the company *could* have been a large landlord in the early stage of a building's life. In the lack of early bills of sale, there is no hard evidence for or against this. In most cases, buildings were bought by individual "initial purchasers" of humble circumstances soon after the date of construction given in the narrative.

Supporting this and taking the results shown in Table 8 at face value, of the 602 original buildings constructed in 1881-90, 445 or 73.9% were either purchased via a paid-off registered mortgage or bought outright. Known foreclosures by way of registered dealings numbered 157 or 26.1%.

In the study decade the number of owner/occupiers exceeded tenants by one-and-a-quarter to one (Table 7). No compilation of post-1890 owner/occupiers has been made but by cursory inspection the number of purchasers having a Leichhardt address is significantly high suggesting that owner/occupiers continued to exceed tenants thus refuting Kelly's claim.

The tendency for lower-class purchasers to buy Excelsior land continued in 1891-1924.¹⁷ Although beyond the scope of this study, an analysis of landlordism in the period beyond 1924 would be a fascinating exercise.

In the main the narrative bears out the fact that Excelsior's home-ownership sales campaign was generally successful and that the survival rate over foreclosure in 1881-90 was three to one. These figures show that certainly in the 1880s Excelsior was successful in encouraging home ownership.

It is part of Excelsior's successful selling that 70% of all lots were occupied before 1890, and that the following conclusions can be drawn:

- 1 602 buildings were erected on the 656 original lots (Table 3, 5A-B).
- 2 86% of buildings were of residential use (Table 4).

- 3 People of generally humble origins were owner/occupiers of one-storey buildings which outnumbered two-storey structures by two to one (Table 6)
- 4 Many diverse requirements were catered for by the 64 different building sub-types.
- 5 Purchasers had 136 separate occupations.
- 6 Working and lower-middle class purchasers outnumbered upper-middle class and speculative purchasers by two-and-a-third to one.
- 7 Women made up almost one-quarter of all purchasers (Table 9).
- 8 Working and lower-middle class married women outnumbered upper-middle class and speculative wives by three-and-a-half to one (Table 9, 11).

Did Excelsior Succeed?

Excelsior bought the 21ha (52.5 acre) Elswick House Estate for £30,000 and each of the 656 original lots had to yield more than £45.74, plus developmental costs, to show a profit. That Excelsior's development of the Elswick House Estate was a financial success, was acknowledged in the precarious financial times of the early 1890s.

The extent of Excelsior's exposure in Elswick and other properties can be seen in the balance sheet for 30 June 1886 where the company's paid-up capital was £57,980 and a bank overdraft of £12,344, with a credit of £10,222; total liabilities were £367,539.

In September 1891 land and building companies suspended operations in the face of financial panic. Excelsior could not meet the demand on deposits held and directors called a shareholders' meeting for 6 October. At the Temperance Hall, Sydney, 400 persons attended, one-third of whom were women. William Cary, on behalf of co-directors George Renwick, Alfred Rofe and Ambrose Thornley junior, was confident that the company, given time and shareholders' forbearance, would be able to pay 20 shillings in the £1. The company had a surplus of assets over liabilities of £107,289.¹⁸ In the depressed economy of the early 1890s, the assets' value may have been inflated.

The directors stated that the Elswick House Estate had cost £30,000 and unsold land at a cost price of £1,250 was still held. The unsold land had an upset price (the lowest selling price possible at auction) of £2,763.¹⁹ These figures indicate that Excelsior had done well from sales on the subdivision.

The meeting unanimously resolved that depositors renew their deposits in the short term with the company as they become payable. The 1892 annual report shows paid-up capital to be £80,370 after two calls of ten shillings per share had been made.²⁰

Although classed as a building society with a banking department, Excelsior issued banknotes with a face value of £1.²¹ Printed by Perkins Bacon & Co, London, the notes were of one de-

sign only. The amount of paper money circulated is not known, but the company had none in circulation at the end of June 1893.

Significantly, there was no wholesale transfer of unsold Elswick land to another person or company. Excelsior continued to sell Elswick land to individual initial purchasers up to 1924.²² The fortunes of the Excelsior company outside Elswick is beyond the scope of this study.

Although Excelsior failed in its other ventures, the subdivision of the Elswick House Estate was a financial success.²³ A tabulation of initial purchasers supports Rofe's claim of the success of the Elswick venture in the study decade. Of the 568 separate purchases made between 1881 and 1924, 75% were before 1890.²⁴

At least one of Excelsior's directors did extremely well out of the success of the Elswick sales. William Cary, an ornamental plasterer and Glebe alderman, was a supplier of roofing slates, cements, plaster, sheet and pipe lead, corrugated and plain iron, marble and slate mantelpieces, slate slabs and other building materials. A great deal of these would have been used in Excelsior's buildings. At his death in 1906, Cary left an estate of £162,444.²⁵

EXCELSIOR SUBDIVISION PART 4

NOTES AND REFERENCES

NOTES

1 Acknowledgments

My sincere thanks to Solomon Mitchell and Bruce Crosson for photography. For the background to the Excelsior Co, and for land-sale advertisements etc, Lesley Muir is thanked giving me access to her Shady Acres, Politicians, Developers & the Design of Sydney's Public Transport System 1873-1891 (PhD, Univ of Sydney 1994).

2 Building Development

For density of development on Sections 1-14, 1888-92, based on the PWD Detail Survey, see *Leichhardt Hist J* 17, p 59. Sections 12 is on DS Leichhardt Sheet 33 WB, 1888; Sections 13-14, DS Leichhardt Sheet 34, WB Cat 8 0371, 1888-92.

Where a building allotment has been re-subdivided, or amalgamated, either by intention or by encroachment, I re-number the lots as, eg, 2.1, 2.2 etc, and so on. That is why 10.14 has lot numbers reading 16.1 and 16.2+17.1. The plus sign means that the one house sits on the two strips.

3 Later Sales of Allotments

See *Leichhardt Hist J* 19, p 89, Note 6.

4 Subdivision Plan

See *Leichhardt Hist J* 17, p 58 for the Excelsior subdivision, Sections 1-14.

5 Description

See *Leichhardt Hist J* 19, p 90, Note 10. I use "firewall" to mean the legal term "party wall" or "end wall".

Where I make no comment on style, I mean that the building is outside the classifications established in R Apperly, R Irving & P Reynolds, *Identifying Australian Architecture, a Pictorial Guide to Style and Terms from 1788 to the Present* (A&R, Sydney, 1989), with illustrated glossary of common building terms.

"Straight" corrugated iron means "not curved" along the slope of the roof.

6 Sections 12-14

"Sections 12-14" are to be read in conjunction with "Sections 1.1-1.3" in *Leichhardt Hist J* 17, pp 51-86, "Sections 2-3" in *Leichhardt Hist J* 18, pp 13-30, and "Sections 4-9" *Leichhardt Hist J* 19, pp 35-91 and "Sections 10-11" in *Leichhardt Hist J* 20, pp 49-90.

7 Sources and Method

Refer to "Notes and References",

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Items 4-10, in *Leichhardt Hist J* 18, p 77. In addition it should be noted that:

- Dates of conveyances (sales), unless otherwise stated, are the date (month and year) of the actual LTO transfer from Excelsior to individuals.
- The wordy "was still there in 1890", was used to emphasise that though my search through *Sands's Sydney & Suburban Directory* (Sands) ends in 1890, a tenant or an owner could have lived in a building well into the 1890s and beyond. Where no occupant in shown for 1890, I mean that none was listed in Sands for that year.

8 Trades and Professions

Occupations of individuals have been discovered from the title chain, from Sands and from other sources. Where I show no occupation in the text, I mean that no occupation could be ascertained from Sands or other sources.

9 Occupants and House Names

Generally taken from the Sands Directory for the year after that stated in text. The directory was not published in 1860, 1862, 1872, 1874, 1878, 1881.

REFERENCES

THORNLEY STREET

WEST SIDE

ROFE STREET

EAST SIDE

SECTION 12

- CT V 1030 F 215 transf 184582.
- CT V 2515 F 44 transf A130873.
- CT V 1370 F 177 transf 327922.
- CT V 1201 F 119 transf 255374 (lot 5); V 3626 F 67 transf B111538 (lot 6); V 1245 F 4 transf 275877 (lot 7).
- CT V 695 F 41 transf 78204.
- CT V 624 F 86 transf 64294.
- CT V 828 F 247 transf 118210.
- CT V 622 F 78 transf 63983.
- CT V 660 F 18 transf 69681.
- CT V 808 F 6 transf 111965.
- CT V 864 F 77 transf 128916.
- CT V 978 F 185 transf 168338.
- CT V 722 F 169 transf 85580.
- CT V 862 F 96 transf 128687.
- CT V 1012 F 79 transf 178369.
- CT V 936 F 79 transf 153248.
- CT V 656 F 34 transf 68423.
- CT V 670 F 109 transf 72457.
- CT V 838 F 26 transf 121527.
- CT V 714 F 224 transf 83598.
- CT V 758 F 47 transf 95754.
- CT V 1069 F 162 transf 200234.
- CT V 1239 F 212 transf 273798.
- CT V 1336 F 110 transf 313917.
- CT V 1031 F 74 transf 184634.
- CT V 768 F 15 transf 99031.
- CT V 817 F 237 transf 115355; Fontana's given name is written "Andra" on the CT.
- CT V 817 F 237 transf 115355.

REUSS STREET

NORTH SIDE

CARY STREET

SOUTH SIDE

SECTION 13

- CT V 1074 F 22 transf 201355.
- CT V 746 F 51 transf 91481.
- CT V 746 F 51 transf 91481; CT V 906 F 221.
- Ibid.
- CT V 746 F 51 transf 91481; CT V 901 F 65.
- CT V 825 F 68 transf 117315.
- Ibid.
- Ibid.
- Ibid.
- CT V 814 F 170 transf 114453.
- Ibid.
- Ibid.
- CT V 739 F 171 transf 90139.
- CT V 739 F 171 transf 90139; Nesbitt V 1141 F 35.
- CT V 739 F 171 transf 90139; Nesbitt V 1141 F 14.
- CT V 891 F 247 transf 138718.
- CT V 994 F 209 transf 173158.
- CT V 952 F 91 transf 158416.
- CT V 1034 F 149 transf 186087.
- CT V 840 F 46 transf 121894.
- CT V 1048 F 151 transf 191634.
- CT V 706 F 161 transf 81548.
- CT V 1148 F 231 transf 232542.
- CT V 1148 F 229 transf 232543.

25. CT V 1072 F 233 transf 201573.
26. CT V 739 F 153 transf 90325.
27. CT V 766 F 120 transf 98468.
28. CT V 1082 F 6 transf 205210.
29. CT V 620 F 38 transf 63409.
30. CT V 588 F 74 transf 58272.
31. CT V 1084 F 72 transf 206656.
32. CT V 1296 F 28 transf 296845.
33. CT V 978 F 204 transf 168039.
34. CT V 1166 F 155 transf 239458.
35. CT V 1247 F 98 transf 276904.
36. CT V 554 F 132 transf 51820.
37. CT V 554 F 132 transf 51820; Musgrave V 753 F 165.
38. CT V 554 F 132 transf 51820; Musgrave V 698 F 39.
39. CT V 554 F 132 transf 51820; Musgrave V 664 F 206.
40. CT V 546 F 239 transf 51031.
41. CT V 546 F 239 transf 51031; Sherratt V 695 F 181.
42. CT V 546 F 239 transf 51031; Sherratt V 664 F 28.
43. CT V 546 F 239 transf 51031; Sherratt V 634 F 120.
44. CT V 977 F 85 transf 167485.
45. CT V 1151 F 220 transf 233812.
46. CT V 620 F 239 transf 63593.
47. CT V 802 F 42 transf 110507.
48. CT V 780 F 150 transf 103456.

ROSEBY STREET
NORTH SIDE
REUSS STREET
SOUTH SIDE

SECTION 14

1. CT V 961 F 46 transf 161506.
2. CT V 1936 F 50 transf 512601.
3. CT V 1034 F 153 transf 186251.
4. CT V 1093 F 205 transf 210447.
5. CT V 695 F 40 transf 78206.
6. CT V 719 F 60 transf 84782.
7. CT V 572 F 169 transf 55511.
8. CT V 1176 F 187 transf 244013.
9. CT V 758 F 72 transf 96163.
10. CT V 756 F 234 transf 95677.
11. CT V 1084 F 124 transf 206747.
12. CT V 824 F 241 transf 117016.
13. CT V 1154 F 177 transf 234923.
14. CT V 696 F 47 transf 78898.
15. Ibid.
16. Ibid.
17. CT V 1053 F 104 transf 193169.
18. CT V 1330 F 47 transf 311380.
19. Ibid.
20. CT V 538 F 242 transf 49010.
21. CT V 710 F 178 transf 82349.
22. Ibid.
23. CT V 622 F 153 transf 63985.
24. CT V 590 F 65 transf 58691.
25. CT V 836 F 197 transf 121074.
26. CT V 1010 F 124 transf 177419.
27. CT V 1180 F 161 transf 246310.
28. CT V 1162 F 93 transf 237775.
29. CT V 1162 F 93 transf 237775 (lot 37); V 1449 F 42 transf 356634 (lot 38).
30. CT V 1102 F 32 transf 213492.
31. CT V 896 F 244 transf 140417.
32. CT V 2354 F 104 transf A14770 (lot 42); V 1174 F 139 transf 241897 (lot 43).
33. CT V 714 F 187 transf 83596.
34. CT V 693 F 52 transf 77491.
35. CT V 678 F 59 transf 74167.
36. CT V 739 F 149 transf 90140.
37. CT V 724 F 104 transf 85747.
38. CT V 702 F 96 transf 80534.
39. CT V 1211 F 21 transf 259832.
40. CT V 624 F 49 transf 64158.
41. CT V 624 F 49 transf 64158; Byrne V 1086 F 30.
42. CT V 624 F 49 transf 64158; Byrne V 1086 F 60.
43. CT V 526 F 104 transf 46819.
44. CT V 766 F 123 transf 98541.
45. CT V 796 F 196 transf 108783.

ENDNOTE

1. DP 612 has 656 lots in 14 sections. Including next-fate for some lots, there were 679 dealings actually searched.
2. For Excelsior Co, J William's cites NSW (Kingswood), Corporate Affairs Commission F/N 3/5667 file 323 *Reg Companies*, I, 285 (16 Aug 1880).
3. M Solling, "A Theatre of Suburbs", *Leichhardt Hist J 5* (June 1975), p 5.
4. Ibid, p 6.
5. Ibid, p 6.
6. Elswick House built in 1832-34 is one of the 602 buildings and therefore 601 buildings are actually built by Excelsior. The figure of 602 has been retained for completeness.
7. P Reynolds, *The Excelsior Subdivision, Land and Building Development in Leichhardt South: 1881-1890, a Report to the Heritage Council of New South Wales* (1992), Department of Planning Lib, Tables I.02-I.03.
8. Ibid, Tables F.01-F.05 for an intensive analysis of building-type groups and sub-groups.
9. A Roberts, The development of the suburb of Annandale, 1876-1899 (unpub BA (Hons) thesis, Univ of Sydney, 1970)
10. Reynolds, op cit (7), Tables H.011-H.022.
11. Reynolds, op cit (7), Tables H.011-H.022.
12. Reynolds, op cit (7), Tables H.011-H.022.
13. Reynolds, op cit (7), Tables H.021-H.022.
14. Reynolds, op cit (7), Tables I.02-I.03.
15. Reynolds, op cit (7), Tables J.02-J.03.
16. Reynolds, op cit (7), Tables K.02-K.03.
17. Reynolds, op cit (7), Table I.02.
18. *SMH*, 30 Sep 1891; 7 Oct 1891, p 5.
19. *SMH*, 7 Oct 1891, p 5.
20. M P Vort-Ronald, *Banks of Issue in NSW* (pub by author, Whyalla Norrie, SA, 5608), p 162.
21. Ibid.
22. All lots were sold in the name of Excelsior up to the date of the last sale.
23. *SMH*, 7 Oct 1891, p 5.
24. Reynolds, op cit (7), Table I.03.
25. Lesley Muir, Shady Acres, Politicians, Developers & the Design of Sydney's Public Transport System 1873-1891 (PhD, Univ of Sydney 1994), p 270. *SM*, 28 Feb 1906, p 570.

ROBERT DAVID FITZGERALD

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NOTES AND REFERENCES

NOTES

This article should be read in conjunction with P Reynolds, "From Adolphus St to Gladstone Park – Part 2", *Leichhardt Hist J 18* (1994), pp 69-70.

REFERENCES

1. Katherine Olivia FitzGerald was baptised in Christ Church Congregational Church, Limerick, on 19 June 1828.
2. For information of the weather-board cottages, see P Reynolds, "From Adolphus Street to Gladstone Park – Part 2", *Leichhardt Hist J 18* (1994), p 69.
3. For Robert David FitzGerald II, see L A Gilbert, *ADB*, vol 4, pp 178-179. See also P Reynolds, "From Adolphus Street to Gladstone Park – Part 2", *Leichhardt Hist J 18* (1994), pp 69-70, 703.
4. Robert David FitzGerald II, *Australian Orchids*, vol 1, issued in seven parts between 1875 and 1882, and four parts of vol 2 issued prior to his death with the fifth part published posthumously.
5. For L E Bordier and the other pre-fabricated houses, see R Irving et al, *Fine Houses of Sydney* (Methuen Australia, Sydney, 1982), p 46. Irving has Bordier's first names as Leonard Etienne.
6. Eliza Bell FitzGerald Gordon died probably from childbirth although her death certificate says "pleurisy".
7. For a review of Robert David FitzGerald IV's *Of Places and Poetry* (UQP), see *SMH*, 4 Sep 1976, p 17. For Obituary by Nancy Keesing, see *SMH*, 26 May 1987.
8. The family of Marjorie Harris FitzGerald's mother, the Flemings, had also lived briefly in Balmain. For J G Fleming & Sons, auctioneers, Pitt Street, living in 15 and/or 17 Jane St, see P Reynolds, "From Adolphus Street to Gladstone Park – Part 3", *Leichhardt Hist J 19* (1995), p 26, 8.14, 8.15.
9. For a review of Robert David FitzGerald IV's *Of Places and Poetry* (UQP), see *SMH*, 4 Sep 1976, p 17. For Obituary by Nancy Keesing, see *SMH*, 26 May 1987.
10. The family of Marjorie Harris FitzGerald's mother, the Flemings, had also lived briefly in Balmain. For J G Fleming & Sons, auctioneers, Pitt Street, living in 15 and/or 17 Jane St, see P Reynolds, "From Adolphus Street to Gladstone Park – Part 3", *Leichhardt Hist J 19* (1995), p 26.

BOOK REVIEWS

WALTER BURLEY GRIFFIN LANDSCAPE ARCHITECT

By Peter Harrison

Ed by Robert Freestone

National Library of Australia 1995

105 pp, \$19.95. ISBN 0 642 10644 4

Reviewed by Robert Irving

The influence of American architects in Australia has been remarkable and persistent. John Horbury Hunt played a role in the profession of architecture here and in recent years the compelling attraction of the many buildings he designed has not diminished but grown. Edward Raht came briefly from New York and the handful of city buildings he left influenced our perception of urban skyscrapers. In Australia E W Sankey popularised the Spanish Mission style. The foreign ingredient seems to act as leaven in the recipe for regional architecture.

Walter Burley Griffin was not just architectural leaven; he was a transforming influence. He has been the subject of a great deal of intensive research, some of it so distantly academic that it holds little attraction for the general reader. Peter Harrison's delightful "professional biography with as much personal background as seems necessary to explain the man and his work" is a recent Australian contribution to this research.

As Robert Freestone says in his Introduction, Harrison joined the National Capital Development Commission in Canberra in 1959, becoming the Commission's first Chief Town Planner. There his study of Griffin, begun earlier, intensified. He became one of the most avid protectors of Griffin's threatened design for the National Capital and his extensive research made him the most respected Australian authority on Griffin as architect and landscape architect.

Freestone's Introduction provides a context for the continuing international study of Griffin who, he says, was "rescued from obscurity by the doyen of Australian architectural writers, Robin Boyd, in *Victorian Modern* (1947). To Boyd, Griffin was "a prophet in another country", promoting "timeless qualities of good design in a country that was inclined to be too busy with practical considerations to bother with ideas and theories". He came to Australia, of course, to carry out his prize-winning design for Canberra. This became a frustrating task despite the support of federal politicians like King O'Malley (another American). The complicated story is fascinatingly and clearly treated in the early parts of the book. The Canberra design is related to Chicago's background, to sources such as the city planning movements and to L'Enfant's design for Washington. The bones and principles of the Canberra plan are analysed with beautiful clarity and set in the political context of the time. Griffin was "at the height of his powers and prepared to undertake the work of a lifetime". This was not to be, for reasons which included the simple fact that his design was not fully understood. The political ramifications as explicated by Harrison have tremendous interest; this reviewer could not avoid perceiving a parallel with a later sample of foreign leaven in the dough of Australian design: Jørn Utzon. The stories of Griffin and Utzon have some striking similarities. Harrison does not dwell unduly upon the political scene – he is more interested in the way Griffin's Canberra design was actually changed. An illuminating chapter is devoted to Canberra after Griffin.

In some ways the chapters on landscape and buildings form the centrepiece of the book. Here an amazing range of Griffin's current work in different parts of America and Australia is discussed. A seminal example is Rock Crest-Rock Glen community in Mason City, Iowa, a residential

and landscape scheme for 19 houses. It "survives as the nearest approach to a complete demonstration of Griffin's talents for the design of a total domestic environment". A chapter tells of Castlecrag, where Griffin's design philosophies were embedded. The story of Castlecrag has been told by others but nowhere better and more concisely than here. "It is indicative of Griffin's charismatic qualities that over 20 otherwise hard-headed business and professional men each subscribed £1000 or more to enable him to pursue a dream". In these intriguing chapters Harrison also explains some of Griffin's construction inventions such as "Knitlock" and concrete roof tiles. The city buildings, the incinerators, and the collegiate designs all get coverage, and Griffin's partners and successors too, for it was they who carried out the work of the practice after Griffin's departure for India.

To the Indian phase, "The Exile". Harrison devotes four pithy pages which distil the productive excitement of the two final years of Griffin's life. His death in Lucknow in February 1937 was hardly noted in Australia.

In the final chapter of the book, "Prophet without Honour", the author notes that Griffin's influence on town planning here has been almost entirely posthumous. "At the time of his death his two great efforts, Canberra and Castlecrag, would have been judged as failures and his modest successes hardly noticed". It would be hard to disagree with Harrison that those successes included the manipulation, modelling and lighting of space and that in, Canberra, his "ultimate essay", Griffin demonstrated consummate mastery of space. Perhaps this is the essence of landscape design.

Peter Harrison's book neglects very little that anyone is likely to want to know, keeps his discussion moving, and makes it constantly interesting, intelligent and readable. It is beautifully written, with an austere brevity that never says anything twice.

THE SHIPBUILDERS OF BRISBANE WATER, NEW SOUTH WALES

By Gwen Dundon

Published by the author, 336 pp
\$35.00* ISBN 0 646 28082

Reviewed by Peter Reynolds

Who would want to read a book about shipbuilders? Well, this reviewer for one – aye, as would many more serious researchers. It is a joy to have it propped up on the breakfast table for dipping into to start your day!

Where would regional and local historians, not to mention the maritime fraternity, be without dedicated enthusiasts such as Gwen Dundon who has risked her all to sail the treacherous waters of self-publishing. You not only have to write the book and pay to have it published but then you have to find someone to buy it and, hopefully, read it.

A work of this thoroughness is far beyond the realm of vanity publishing, studying as it does 56 significant shipbuilders, and containing 218 illustrations of persons, ships and district views, as well as easy to read maps, and, blessedly, three separate indexes numbering 6,000 entries.

Printed in B5 format with a lively two-column layout on quality paper with good-sized pictures keyed into the text, and with running heads and succinct footnotes at the foot of the page, Dundon's book has much local and family history as well as the shipbuilders of its title.

The brisk writing begins with the origins of Brisbane Water and through 19 chapters we learn of early cargoes shipped, a list of vessels built 1829-1953, unknown builders, named shipbuilders, the last shipyard, the reason for half-models, launching ships, and snippets "From the Log".

Dundon, the author of five publications (pictorials), now sadly out of print, has provided a "handy source of reference". Quick access is gained to a

shipbuilder through the paginated list, which is itself a mini-contents list. Definitive explanatory notes are upfront in the book, not secreted away as an appendix.

During her research into local shipbuilding, solidly based on land title searches, the author soon realised that the lives of the builders were inseparable to the ships. That is one of the great joys of the book. For those interested in shipbuilding along the Sydney harbour foreshores, and particularly for Balmainiacs, Dundon's entries on the Booth, Piper, Beattie and Davis shipbuilding families are a must.

Of the last, Rock Davis (actually born at sea) built ships at Brisbane Water until he died at 49. His contribution justifies 44 pages about his shipyard alone. Horace's lines apply to Rock, "His heart was encompassed in oak and triple brass who first committed a fragile bark to sea".

Rock, the largest shipbuilder in New South Wales, was buried in the churchyard of St Paul's Church of England – the shipwrights' church – at Kincumber where John Booth married Susie Weatherall before they came to Balmain and helped change it forever.

Rock's famous Blackwall shipyard was intact in the early years of the 1920s, the great shed, the slips, the frame saws, travelling cranes and windlasses, the blacksmith's shop and "various bits of metal lying about just as if waiting for the men to pick them up and go on with interrupted work ...". Nothing was done to conserve the remains of this great enterprise.

This reviewer knew vaguely about Balmain's naval architect Walter Reeks, but new almost nothing of his significance to the Sydney ferry fleets. He does now.

Some shipbuilding sites could not be identified because a shipwright might come to Brisbane Water "to build a ship or two by arrangement on somebody's property" and move on. Why at Brisbane Water? For the ex-

cellent stands of hardwoods! In the good old days it was easier for the shipbuilders to go to the timber. From the water-accessible local forests, timber was felled for at least 500 named and recorded cutters, ketches, schooners, steamships, etc, built on estuarine foreshores. The difference between a cutter and a schooner? Look it up in the definitions!

The time-honoured tradition of launching a ship created a celebratory gathering, some still in full swing the next day. Launchings filled a need for entertainment in places where population was sparse and diversions scant. At a more recent launching, Miss Patricia Cam, reached out to do the honours but, without warning, the builders, anxious to catch the tide knocked the chocks away. "She starts – she moves – she seems to feel/ The thrill of life along her keel" [Longfellow] and Miss Cam was horrified to see the ship bearing her name sliding down the greased slipway with the champagne bottle hanging unbroken from the bow.

Dundon's extensive study of an industry superseded by steam and steel ends with the reminiscences, both happy and sad, of descendants of the shipbuilders. This final chapter is a memoir of life in Gosford in the steamship era and gives a good insight into that other source of horsepower, the four legged ones. As well as tales of horse-drawn transport, there are heart-warming stories of the home-life of "these tough, hard workingmen of the bush who really were the end of an era".

Unreservedly recommended.

* Orders to G M Dundon, PO Box 202, East Gosford, NSW, 2250, telephone (043) 25 1777. Add \$7.00 for packing and posting anywhere in Australia.

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**ABBREVIATIONS
AND
CONVERSIONS**

ADB	<i>Australian Dictionary of Biography.</i>
admin	Administrator of deceased's estate.
AE	<i>Australian Encyclopaedia.</i>
ATCJ	<i>Australian Town & Country Journal.</i>
Aust	<i>The Australian.</i>
b.	Born, birth.
bapt.	Baptised.
BCM	Balmain Municipal Council Records, Minutes (ML).
BCR	Balmain Cemetery Register.
BDM	Index of Births, Deaths & Marriages, NSW.
Bk	Book (OST Deed Register).
BO	<i>Balmain Observer & Western Suburbs Advertiser.</i>
bur.	Burial. buried.
cf	Compare with.
CF	Computer Folio Search (LTO).
chn	Children.
CF	Computer Folio Search (LTO).
Col Sec	NSW Colonial Secretary.
CT	Certificate of Title (LTO).
d.	Death, died.
dau	Daughter.
DP	Deposited Plan (LTO).
DS	Detail Survey (PWD Metropolitan Detail Series).
disch	Discharge of mortgage.
F	Folio (CT, LTO).
FP	File Plan (LTO).
Ibid	In the same place, or ditto.
ISN	<i>Illustrated Sydney News.</i>
IVA	Application to convert OST to TT (LTO).
JFP	Jung Family Papers.
JNSWLC	Journal of NSW Legislative Council.
lbs	Pounds weight.
LTO	Land Titles Office, NSW.
m.	Married, marriage.
ML	Mitchell Library, Sydney.
mtge	Mortgage.
Mun	Balmain Council Records.
nd	Not dated.
No	Old System Deed (LTO Deed No in Register).
NSWLA	Legislative Assembly.
NSWLC	New South Wales Legislative Council.
NSWA	NSW Archives.
OHWL	Original High Water Mark.
op cit	In the work cited.
OST	Old System Title.
PA	Primary Application (under <i>Real Property Act</i> , LTO).
PI	Probate Index (NSW Supreme Court).
PWD	Public Works Department.
Rec	Reclamation.
RP	Roll Plan (LTO).
SABPR	St Augustine's Balmain Parish Register.
SD	Statutory Declaration.
SDC	Sydney District Council

Assessment Books (1843- 46), D66-D67 (ML).	
SG	Sydney Gazette.
SM	<i>Sydney Mail.</i>
SMBPR	St Mary's Balmain Parish Register.
SMH	<i>Sydney Morning Herald.</i>
transf	Transfer (CT, LTO).
transm	Transmission (CT, LTO).
TT	Torrens Title (CT, LTO)
V	Volume (CT, LTO).
V&P	Votes & Proceedings, NSW
WB	Sydney Water Board.
wp	Without pagination.
£	Pounds currency.

CONVERSIONS

1 lb	= 0.45 kilogram.
1 bushel	= 0.027 tonnes = about 60 lbs.
£1	= 2 dollars.
1 shilling	= 10 cents.
1 penny	= 0.83 cent.

