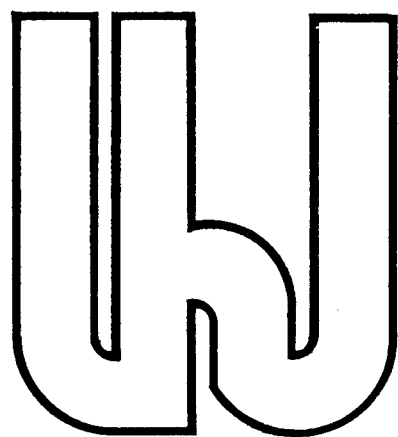




Leichhardt Historical Journal

No13
1984

ST JAMES' CHURCH (Forest Lodge)

BROUGHTON HOUSE - AUSTENHAM (Lilyfield)

FROM NICHOLSON STREET TO CHAPMAN'S SLIPWAY (Balmain)



ST ITA'S OLD BOYS FOOTBALL CLUB 2ND ANNUAL PICNIC, SANS SOUCI, 1911

Annandale Balmain Glebe Leichhardt Lilyfield Rozelle

Leichhardt Historical Journal

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C P Reynolds, A Roberts, M Solling

Peter Reynolds
Alan Roberts
Max Solling

Editors

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Correspondence should be addressed to Dr P L Reynolds, 9 The Avenue, Balmain East, 2041.

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Contents

Broughton Hall	by K Leong	3
From Nicholson Street to Chapman's Slipway	by P Reynolds	9
St James' Forest Lodge: 1900-1946	by J Fletcher	39
Index LHM; 1982-83		47
Reviews		48



EDITORIAL

CONSERVATION NEWS

The *raison d'être* for the *Journal* is to document the history of the Municipality and to make it accessible.

Establishing the history of an important building can often help in it being conserved. The *Leichhardt Historical Journal* No 2 1971 carried the story of Lyndhurst - its history, architecture and furniture.

At the time the vandalised shell was considered too far gone to attempt renovation of any kind let alone the superb restoration being undertaken by Clive Lucas.

Lyndhurst, 61 Darghan Street, Glebe, is being returned "to its former glory" under the supervision of the Heritage Council of NSW. It is now the headquarters of the Historic Houses Trust.

Another important house which has also been saved is Venetia, Leichhardt Street, Glebe. Originally called Bellevue, the house was designed in 1892 by the Glebe architect, Ambrose Thornley, for William Jarrett, the manager of the Industrial and Provident Building Society.

Jarrett's Point, Blackwattle Bay, was named after him and it is on that Point that Venetia can be seen today.

In the 1970s, Jarrett's Point was re-developed and it was intended to retain Venetia on a waterfront park. The house was acquired by Leichhardt Council.

The 1970s slump, however, saw the development come to a standstill and the house vandalised.

In the 1980s work began again and Leichhardt Council received a dollar-for-dollar grant from the Heritage Council to secure the building against the weather and further vandalism.

Now that the house is safe, Leichhardt Council is seeking advice from the community to help decide the future use of Venetia.

It is heartening for people glancing across the water to see this previously vandalised house looking splendid in its setting of a newly created waterfront park.

A Note on Contributors

John Fletcher lectures in German at the University of Sydney. Ken Leong is an architecture student at the University of New South Wales. Peter Reynolds lectures in architecture at the same University.

Cover

St Ita's Old Boys Football Club 2nd Annual Picnic to Sans Souci on 20 August 1911 (See page 44 for St Ita's). In the background is Quigley's horse-drawn omnibus which ran from Lyndhurst Street, along Brougham Street, Glebe to the City over Pyrmont Bridge and down Market Street.

Also administered by the Historic Houses Trust, Elizabeth Farm was opened by the Premier Hon N K Wran on 16 June 1984. Elizabeth Farm was the home of John and Elizabeth Macarthur from 1793.

It is the oldest existing house in Australia.

Elizabeth Farm, 70 Alice Street, Granville (635 9488) is open to the public from Tuesdays to Sundays from 10-4pm as an historic house museum.

These houses are just three of the many significant conservation projects being undertaken as a result of detailed historical research and analysis.

Peter Reynolds

OBITUARY

Emeritus Professor John Maxwell Freeland, AM, DFC, DTRP (Melb), M Arch, D Litt (NSW), Fellow of the Royal Society of Arts, and Life Fellow of the Royal Australian Institute of Architects, died on 7 September 1983.

Max Freeland was born in Launceston in 1920 and educated in Melbourne. He enlisted in World War II as a RAAF fighter pilot and was promoted to Squadron Leader and won the Distinguished Flying Cross.

After taking degrees in architecture and town and country planning at Melbourne University, he went into private practice. Five years later he was appointed a senior lecturer at the Royal Melbourne Technical College (now RMIT).

In 1957 Freeland took up an appointment as Associate Professor in the then School of Architecture and Building at the NSW University of Technology (now UNSW). He became Chairman of the Faculty of Architecture, a member of the Chapter Council of the RAAIA, a member of the Professorial Board of the University of New South Wales, a member of the University Council, a Councillor of the Royal Australian Historical Society, and Honorary Associate of the University of Sydney and a Councillor of the National Trust of Australia.

In his own words, he drifted into architectural history - accidentally - and it was to become his abiding passion. He published *Melbourne Churches 1836-1851: an architectural record* in 1963; *The Australian pub, 1966, 1969 and 1977; Architecture in Australia: a history, 1968, 1970 and 1972; Rude timber buildings in Australia* (with P Cox and W Stacey), 1969; *Architect extraordinary: the life and work of John Horbury Hunt, 1838-1904, 1970; The making of a profession, 1971.*

Freeland pioneered radio broadcasts on the life and works of architects J Horbury Hunt, Florence Taylor, W Hardy Wilson and Robin Boyd. Entitled *Architects of Aust-*

(PLEASE TURN TO PAGE 44)

BROUGHTON HOUSE AUSTENHAM

The Broughton Hall Psychiatric Clinic

THE AUSTENHAM ESTATE SHOWN
IN RELATION TO THE PRESENT-
DAY STREET PATTERN.

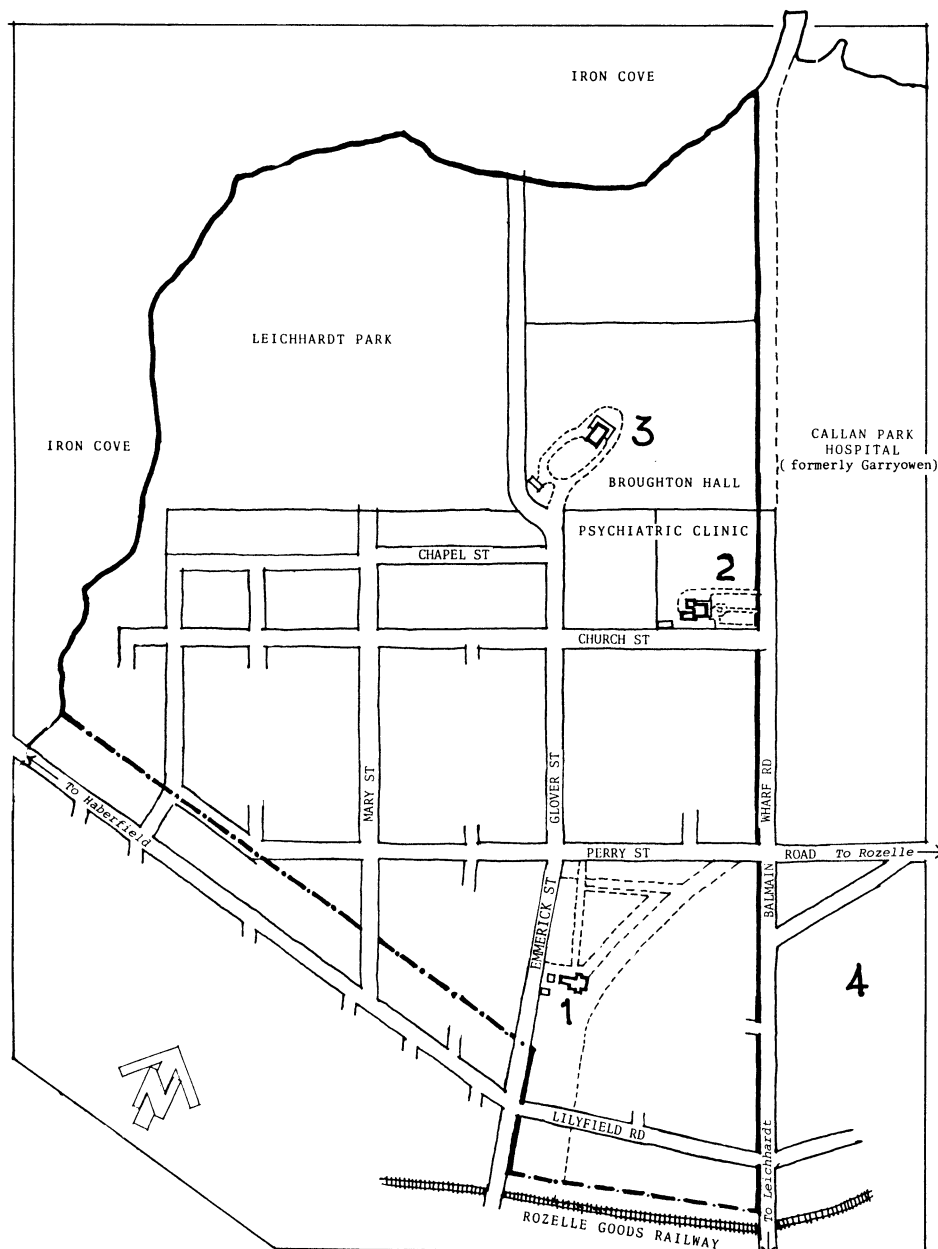
- 1 Austenham House(now site of
Orange Grove School): c1835.
- 2 Broughton House(now old Ward
1 of Broughton Hall Psychi-
atric Clinic): 1842.
- 3 Kalouan(later Broughton Villa
now site of Ward 26 of the
Clinic): 1840-44.
- 4 The 20-acre Orangery of the
Garryowen Estate(later Callan
Park Hospital). The Orangery
is remembered in the name
Orange Grove Public School
(1883).

BUILDINGS ARE DOCUMENTS
EMBEDDED IN TIME - Ruskin

A STUDY OF A BUILDING OFTEN
BRINGS TO LIGHT MUCH INFORMAT-
ION ABOUT ARCHITECTURAL STYLE
AND DETAILS AS WELL AS FORMER
LIFESTYLES.

OLD BROUGHTON HOUSE (1842)
HAS WITHSTOOD MANY CHANGES
FROM BEING A GRACIOUS "MANSION"
TO BECOMING A HOME FOR SHELL-
SHOCKED SOLDIERS AND THEN TO
ITS CONVERSION TO THE BROUGHTON
HALL PSYCHIATRIC CLINIC.
THE OLD HOUSE IS NOW UNWANTED
AND IS BEING REMORSELESSLY
VANDALISED.

KEN LEONG WRITES OF ITS
HISTORY AND MAKES A PLEA FOR
ITS CONSERVATION.



The district west of Rozelle and north of the goods railway line is not easy to denominate. It could be a part of Lilyfield or an extension of Leichhardt North. The majority of this area is taken up with the former Callan Park Hospital for the Insane.

To make naming the district even more confusing, the current name for the old institution is the Rozelle Hospital: confusing because it is located west of the land that is actually Rozelle.

That part of the district from the railway, Balmain Road,

Callan Park and Iron Cove contains the Leichhardt municipal recreation grounds, low density housing and the Broughton Hall Psychiatric Clinic.

This area was once called Austenham and it is a pity that the name has been allowed to lapse. As recently as the 1950s that part of Lilyfield Road between Balmain Road and Emmerick Street was called Austenham Road.

The name Austenham has not survived but a name connected with a nearby property - Orange Grove - has. The Broughton part of the Broughton Hall name has origins in the land-use of the area.



BROUGHTON HOUSE: 1842. Built by John Ryan Brennan, the "Squire" of the adjoining Garryowen Estate (later Callan Park), the house was re-named Broughton Hall after 1865. In 1921 it became the Broughton Hall Psychiatric Clinic. The shady verandah has elegant timber columns in the Roman Doric style.

How did these names originate? What were the generating factors? Who were the people responsible for their denomination?

* * * * *

John Gardiner Austen, the keeper of Sydney's town clock, received a 100-acre grant on Iron Cove from Governor Macquarie on 31 August 1819. The land, to be known as the Spring Cove Estate, is now within the area of the railway, Lilyfield Road, Perry Street, Iron Cove and Callan Park.¹

Austen arrived in Sydney aboard the *Hebe* but nothing is known of his condition - whether convict or free settler. It is known that he was born in 1760 but his place of birth and parentage are not recorded.

In April 1815 Governor Macquarie chose him to be the keeper of the town clock at a salary of £10 per annum. It is assumed that the clock is the one on Hyde Park Barracks.²

As well as keeping Sydney's time, Austen was a jeweller and a talented engraver. Domiciled later in Bridge Street, he was to publish two notable sets of lithographs based on drawings of Aboriginal subjects by Charles Rodius (in 1831 and 1834) and by W H Fernyborough (in 1836).³

It is not known whether Austen renamed Spring Cove as Austenham but the coincidence cannot be overlooked.

It is known, however, that he sold the 100 acres to Thomas Wylde, Esquire, in 1824 for £100. Austen had by then fulfilled the Governor's requirement that he cultivate 20 acres of the land to help bolster the Colony's food supply.⁴

Wylde sold the land intact to an eminent Sydney solicitor and land speculator, George John Rogers, in 1832 for £300. Rogers in turn sold to the Colony's Deputy Surveyor General, Captain Samuel Augustus Perry (1792-1854), in 1835, for £1 250.⁵

AUSTENHAM HOUSE: It was upon Austen's 20 cultivated acres that Perry completed and named the first of the three grand houses to be built at Austenham. His Austenham House was set on level ground well back from, but overlooking, Iron Cove in 1835. It was a "good brick stuccoed cottage" with "outoffices, stable and garden". The whole 20 acres was fenced.⁶

The extent of Austen's development of his land is not known but it is to be expected that he would have built a house there. Admitting the possibility allows a further assumption to be made: Perry added to Austen's home in 1835 and called the finished building Austenham House.

Whatever the preceding events may have been, Perry needed money and decided to sell some of the land. On 8 May 1838, he unsuccessfully advertised six five-acre lots. The sale plan, however, is more important than the event because it shows Austenham House with axial driveways, roundels, a regular street pattern and a formal main avenue terminating in a grand semi-circle fronting Iron Cove.⁷

The site of Austenham House is now occupied by Orange Grove Public School which opened in 1883.

After completing Austenham House, Perry sold it with 20 acres to Robert Campbell junior (1789-1851), Sydney's leading merchant, in 1840. Perry leased the house back from Campbell and lived there while he built the second house on his remaining 80 acres.⁸

KALOUAN: On an 18-acre portion of the land, and much closer to Iron Cove, Perry built the new house which he also called, rather confusingly for us, Austenham. The house came to be known as Kalouan and it will be so called for the purposes of this article. It



BROUGHTON HALL IN 1984. Situated near the corner of Wharf Road and Church Street the brick and stucco house, in the Georgian Simplified Classical Style, has been drastically altered inside and out. The side verandah was added after 1865.

(Measured Study by K Leong, UNSW)

was sited near the corner of Glover and Chapel Streets. In fact its entrance drive was an extension of Glover Street.⁹

Built between the years 1840 and 1844, Kalouan was a "large brick house" with "men's huts" and "two acres in gardens". Its annual value was £70.¹⁰

BROUGHTON HOUSE: The third house to be built at Austenham was Broughton House. The building gets its name from Perry's subdivision of his left-over 60-odd acres which he called the "Township of Broughton" in 1841.

Perry's choice of the name Broughton is most interesting. It seems that he wished to impress the Bishop of Australia, William Grant Broughton (1788-1853). To do this he not only used the Bishop's name but also emphasised it by using a drawing of a Bishop's mitre in the title block of the sale plan.¹¹

The "Township of Broughton" is now roughly the area surrounded by Perry Street, Wharf Road, Leichhardt Park and Iron Cove.

In the very depressed economy of Sydney in the early 1840s, Perry's "Township of Broughton" was not exactly snapped up. To make it more attractive in that time of over abundant land supply, he advertised it on 23 October 1841 as :

This beautiful property...divided into allotments suitable for the erection of genteel residences as also to meet the means of every description of purchaser. Two acres of this valuable land have been reserved for a Church, School and Parsonage and a portion appropriated as a burial ground.

*Study your own interest - buy land and build your own house in this delightful area and do not sacrifice your well-earned money to the avaricious landlord.*¹²

One of the buyers attracted to the sale was the owner of the adjoining Garryowen Estate

(later the Callan Park Hospital for the Insane). John Ryan Brenan bought a three-acre lot on the corner of Brenan Street (now Wharf Road) and Church Street.

Brenan (1798?-1868) was born in Ireland the son of John Brenan, gentleman, and Maria, nee Ryan. He was bred to the law and practised as an attorney. With his wife Cecelia, nee Mahon, he arrived in Sydney in the *Jessie* in June 1834.¹³

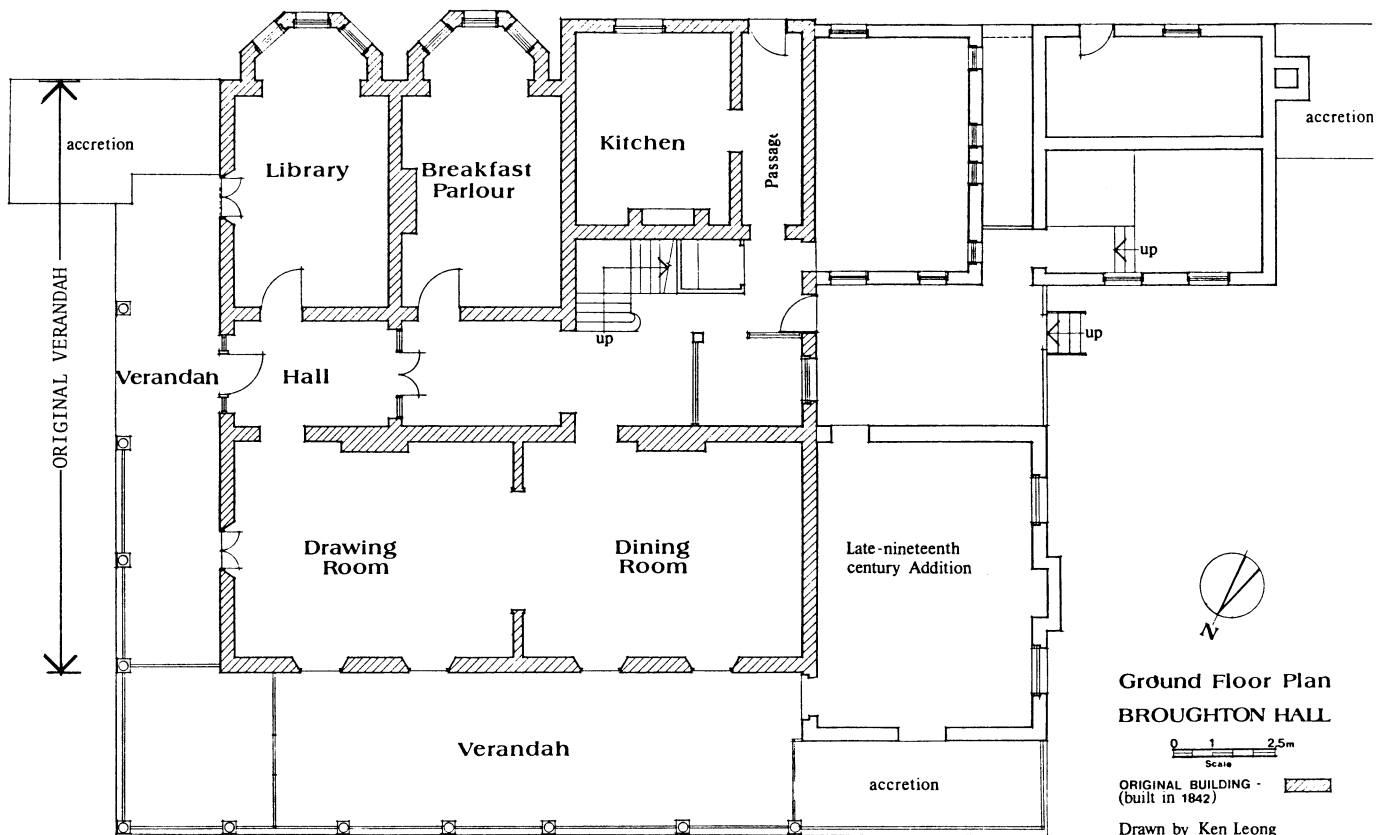
He was fortunate enough to have £2 000 to invest and had the acquaintance of Governor Bourke. Unsuccessful in gaining Colonial employment, Brenan practised at law and became the solicitor for the Bank of Australasia. He became coroner in 1835 and 1836 was the superintendant of convicts. At the end of 1837 he was made third police magistrate for Sydney but financial problems caused him to sell his estate at Paramatta in 1839. He then settled at Prospect from where he won prizes at the Floral and Horticultural Show.

In 1839 Brenan began to buy land on Iron Cove and founded Garryowen - a comfortable estate which was the forerunner of the Callan Park Hospital for the Insane.¹⁴

Seeking to improve his income, Brenan, in 1841 invested in three acres of the Township of Broughton. After paying the purchase price of £93, he proceeded to build Broughton House. The new building was a "brick stuccoed house" with stables and was rated at £80 annually.¹⁵

The two-storey Georgian Simplified Classical house had a circular drive in from Wharf Road as well as a side entrance from Church Street.

In Brenan's advertisement for lease on 31 December 1842 Broughton House was noted as completed, had an "abundance of water on the ground", and was located:



half an hour's drive from Sydney...(and adjoining) the noted seats of Capt Perry, H W McKenzie and James Norton, Esquire. The roads in the neighbourhood are in good order, and the house is in a position which commands a beautiful view of the Parramatta River and Long (Iron) Cove.¹⁶ The lessee was the Reverend Joseph Walpole who used the building as the "Broughton House School" and "Boarding Academy" in 1844 and 1845.¹⁷

Brenan's shaky financial condition, however caused him to sell Broughton House to James Hume, an architect noted for his money-lending activities. Hume quickly realized upon the transaction by re-selling to John Philip Deane for £500 in 1845.¹⁸

Deane (1796-1849) was a self-styled "Professor of Music" who claimed to have been a performing member of the London Philharmonic Society. He arrived in Hobart Town on 19 July 1822 where he became a hotel-keeper and had other business interests as well. In 1825 he advertised for pupils for pianoforte and violin and became organist of St David's Church where he played on the first organ to be imported to Australia.¹⁹

In September 1826 he organized Van Dieman's Land's first public concert. In 1834 he gave the first concert of sacred music in Australia and opened a small theatre.

These successes were offset somewhat by his being imprisoned for debt in 1835.

In the following year he brought his family to Sydney where he again took in music pupils. He also took part in many concerts and played the violin in the Theatre Royal orchestra. He is reputed to have introduced chamber mus-

ic into Australia.

Deane sold Broughton House to John Grahame, a Sydney merchant, for £700, in 1846. Grahame leased the house to George King, gentleman, but he later bought the property in 1848 for the same price.²⁰

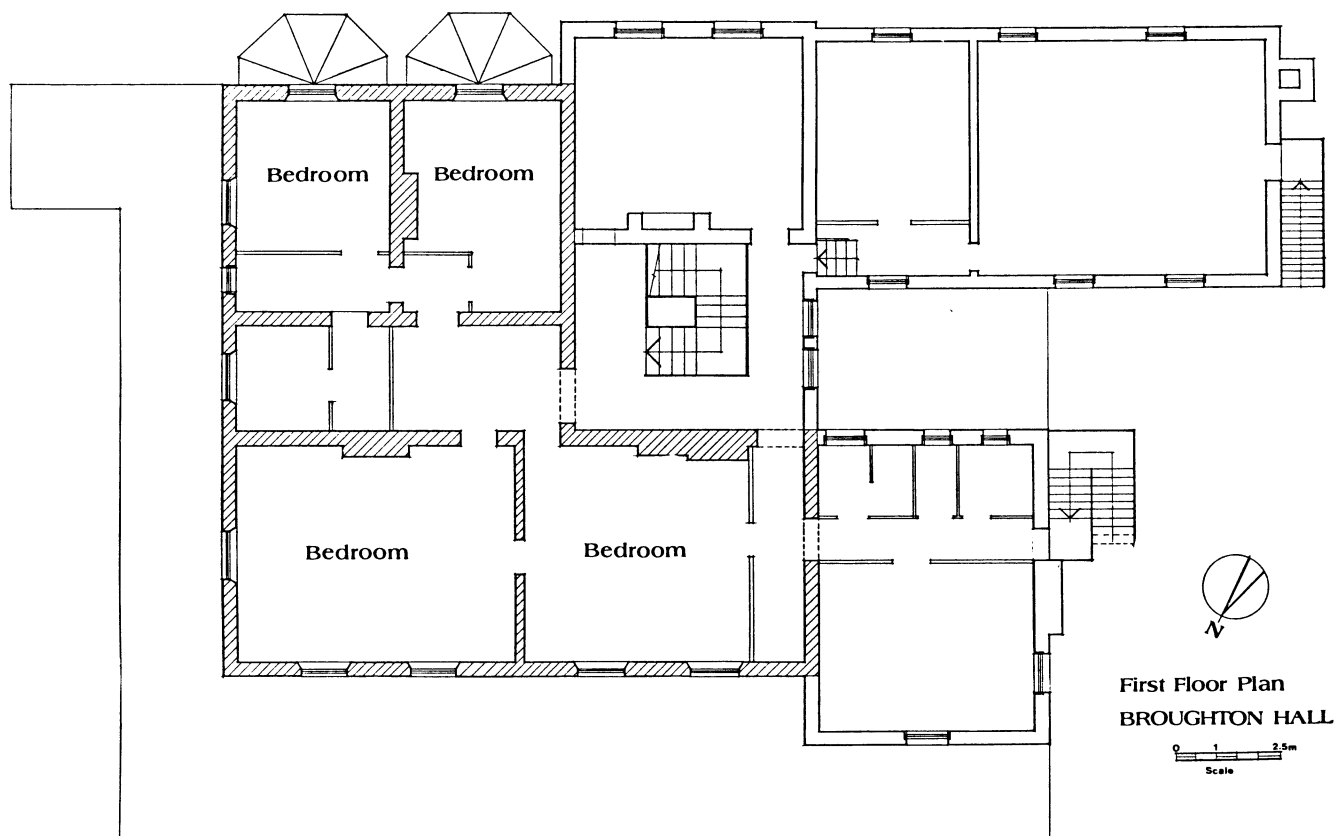
King lived there until 1853 when, for £2 400 he sold out to John Israel Montefiore, a member of the influential family of Sydney businessmen who had strong financial connections in London. Montefiore sold in the following year to Robert Scott Ross, merchant, for £3 400.²¹

Ross attempted to sell the property many times and it is to one of his many advertisements that we are indebted for a description of Broughton House. The *Empire* of 19 August 1856 carried the notice that:

*The Mansion is built of brick, stuccoed, with stonework as high as the ground floor. The basement storey comprises four lofty and airy apartments, having windows secured with iron doors, and intended as a laundry, dairy, store-room and wine-cellar?*²²

A fine flagged verandah covered the 47-foot width of the front of the house and was a generous 8 feet 6 inches with "handsome columns". This gave shade to the wide entry doorway. The entrance hall was 14 feet by 9 feet and provided entry to two main rooms on the north side - the Drawing Room (23 ft by 17) and the Dining Room (23 by 17 also). These two spacious rooms opened into each other by doors folding back to form a "charming saloon".

On the south side of the hall were the Breakfast Room and the Library (both 16 by 12). The "handsomely corniced" rooms on the



ground floor were 12 feet in height.

Beyond the stairs, a passage led to the butler's pantry, kitchen and scullery fitted with "a range and boiler, oven and baker's oven".

A capacious stairway led to the upper storey where there were two Bedrooms (23 by 17), two smaller Bedrooms (16 by 12 and a third (12 by 9). The upper rooms were 10 feet high.

The outside offices comprised a coach house, stables for six horses, piggery and fowl shed, cowshed, cartshed and a "never-failing water-hole fitted with a pump. The garden was "in a good state of cultivation, with abundance of fruit trees, flowers and ornamental shrubs". The kitchen garden was well-stocked with vegetables and there was a paddock with a "heavy crop of clover and lucerne".

Even allowing for the estate agent's puffing, it is easy to recognise Broughton House as an important addition to the domestic architecture of the developing Colony. In the same agent's words, the house was:

*a handsome and comfortable family residence, substantially built, and in first rate order. It commands a beautiful view of the Parramatta River and the surrounding country, being well elevated.*²³

Despite this glowing account of the house, it was not until 1864 that Ross was able to dispose of it. The new purchaser was a wholesale ironmonger, John Keep. He was a well-connected Sydney businessman with partnerships with Frederick Parsons of Leichhardt and Frederick Geard of Balmain.²⁴

Keep re-named the house Broughton Hall, the name by which it is known today. His success in the business world is reflected in the

fact that he increased it to a 20-room mansion and added the wide verandah on the north side. These additions were a factor in the house being converted to a home for the mentally ill in later years.²⁵

Keep's sound business dealings also allowed him to buy the adjoining three acres from John Phelan in 1873. In 1878 he added the 18 acres next door containing Kalouan, which he bought from the Ramsay family. David Ramsay had bought the house from Samuel Smith, grazier, in 1863 and re-named it Kalouan from the Christian names of three members of his family, Kathleen, Louise and Ann.²⁶

When Keep bought Kalouan in 1878, he re-named it Broughton Villa. The house was demolished to make way for Ward 4 (now Ward 26) of the Broughton Hall Psychiatric Clinic in 1932.²⁷

These additional purchases allowed Keep to live in spacious grounds and keep suburban development at bay. He died on 2 July 1905 and his family sold the combined properties to the Annandale timber merchants William and Frederick Langdon in 1912.²⁸

Two years later, the "war to end all wars" broke out and as a dutiful member of the British Empire, Australia's military force embarked for overseas theatres of conflict. Casualties were heavy: many shell-shock victims lost their minds. A new house of care was needed for the returning mentally-ill soldiers.

In a burst of patriotism following Anzac Day 1915, the Langdons graciously placed Broughton Hall, and Kalouan (re-named Broughton Villa), with some 25 acres "beautifully laid out with lawns, fish ponds, and summer

BROUGHTON HALL IN 1984

The old house is vacant with door swinging open and glass smashed.

The entry door, sidelights and the curiously elongated oval fanlight are intact. The building has been damaged by termites but the verandah columns seem to be sound.



(Photograph by K Leong)

houses, (resembling) in many aspects the Botanic Gardens, so beautiful is the growth of tropical ferns and plants"²⁹

Into this haven of peace came 60 wounded soldiers and the staff necessary for their care. Broughton Hall became the No 13 Australian Army Hospital.

The adjoining Callan Park provided buildings for No 28 AAH where those "Diggers" suffering from severe mental disorders were cared for. Broughton Hall was reserved for "shell-shock" cases.³⁰

By the end of the First World War, 1 045 patients passed through its doors. Of this number 941 had been discharged and the remainder were still under treatment.

On 4 June 1918, the Commonwealth Government formally resumed the entire property.³¹

After the war repatriation cases ceased to be treated at Broughton Hall in 1920. At that time only those who could afford it were admitted to private nursing homes if they were mentally afflicted but not serious enough to be certifiably insane. This left no places of care for mentally-disturbed wage-earners. A half-way house between the general hospitals and the mental asylums was needed.

The old Broughton Hall filled this need when it became the Broughton Hall Psychiatric Clinic on 4 April 1921. On that day the first "voluntary-admitted patients" were transferred from the Darlinghurst Reception House.³²

When the Clinic was expanded in the early 1930s old Broughton Hall became Ward 1 and Wards 2 to 4 were built. The new Clinic, however, did not receive legal status until the passing of the *Lunacy Amendment Act* in 1932. Founded by Dr Sydney Evan Jones, the Clinic was a "pioneer enterprise". Dr Jones was responsible for the design of the buildings and the planning and planting of the grounds.³³

Broughton Hall (the old house itself) served as a Female Ward until its closure in 1972. From then until 1974 it was used as an integrated rehabilitation ward. In 1974 it became a "home" for students of the Adol-

escent Unit.³⁴

In its new guise as a "home" the house had returned to its original function. It was re-named Rivendell, from the novels of J R R Tolkien - a place of goodness, peace and strength, devoid of all evils.

After ceasing to be a "home", the old house has become sadly derelict and attracts many vandals. The grand residence that once overlooked the waters of Iron Cove seems now to be unwanted and extremely vulnerable to fire. Its future is uncertain, despite it being the property of the New South Wales Government.

The purpose of this article is two-fold: to establish the history of the house and therefore its place in our cultural heritage; and also to make its owners and the nearby residents aware of the gem of a building that lies hidden beneath many accretions made over the years.

Of the three original houses of the Austenham Estate, Austenham House and Kalouan have gone: let us all try to save the old Broughton House.

ACKNOWLEDGEMENT

I wish to thank Jill Faddy for providing help and encouragement during my visits to Broughton Hall.

(PLEASE TURN TO PAGE 44)

NOTES

- 1 Orange Grove School gets its name from the 20-acre orangery for the Garryowen Estate (later Callan Park Hospital, now Rozelle Hospital). The orangery was the area now bounded by Balmain Road, Joseph Street and Grove Street.
- 2 The spelling Austen has been used because the 100 acres are shown to have been granted to "John Austen" in the Sydney District Assessment Sheets. There were another two John Austins in Sydney. Convict Pardons (ML) shows them both: i) sentenced at Dublin, March 1798, life, Minerva (ship), 1800 (arrival), 31/1/1811 (pardoned); ii) sentenced Lancaster Assizes, 26/3/1805, 14 years, Fortune, 1806, 31/1/1815. See also Reference 2.

FROM NICHOLSON STREET TO CHAPMAN'S SLIPWAY

3 Nicholson and Cooper

IN THE THIRD OF HIS ARTICLES ON THE SUBURBANISATION OF BALMAIN, PETER REYNOLDS SHOWS HOW THE TRADITIONAL WATERFRONT AND RESIDENTIAL USES HAVE BEEN CHANGED BY TIME AND RE-DEVELOPMENT.

The history of a significant family may often secrete vital determinants in the suburbanisation of an area. Pioneer families, usually because they are first on the scene, inevitably influence subsequent events,

Their social status, economic or political power often dictate how a suburb will germinate and grow. The personal reasons governing the choice of an area by an important family are often beginning points in the history of that area.

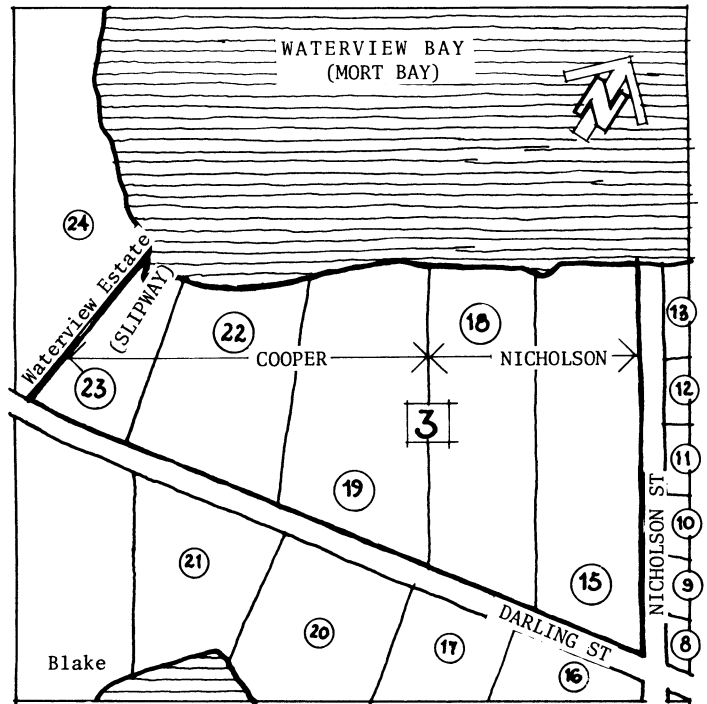
The reasons may have been: an expression of their status; the health and size of the family; or, perhaps, as a means of gaining an income. The personalities, customs and changing fortunes of a significant family are all causal factors in the development of the built environment. The study of the lives and times of families will often consolidate other known facts gleaned from library and land title sources.

Taken together and analysed, these facts are often thick, and colourful, threads in the tapestry of suburbanisation - how an area changed from the first European settlement to the present-day built environment.

A first-family house often became the generator of an historic precinct. The spacious grounds often determined the surrounding street pattern. The timing of changing family fortunes often influenced the character and quality of the architecture that emerged.

In the precinct from Nicholson Street to the old Slipway (near Cooper Street), two pioneer land owners, John Nicholson and George Cooper, recognised the residential and waterfront potential of the area and their actions determined the physical shape of the subsequent built environment.

Nicholson bought his land to build a grand house in which to retire after an almost life-long service to the Crown. His changing fortunes not only prevented the realization of that dream but also determined the street pattern and layout of the building blocks.



PRECINCT 3 - FROM NICHOLSON STREET TO THE SLIPWAY. Lot numbers shown are from Surveyor Armstrong's plan: 1836. Each lot was subdivided with a water frontage.

Cooper bought a great deal more land than Nicholson but his ideas, though not entirely realistic, were mainly speculative. Not being concerned with the golden rule that income must exceed expenditure, Cooper's financial problems and the urgency of the need for selling, brought about the creation of large villa lots which would have an instant appeal to buyers.

Within the precinct, in more recent days, large blocks of Housing Commission flats have replaced the fine houses that were built on Nicholson's land. Small boatyards have been taken over by large industrial concerns. Two fine churches were built on parts of Cooper's villa allotments. One of the villa allotments became a "garden subdivision" - The Avenue. Another became a slipway...

On the other side of Nicholson Street, in the precinct from Darling Street Wharf to Simmons Point, narrow strips of land were sliced up to allow each owner to have a waterfront. An analysis of the suburbanisation of the precinct now under study reveals that initially the larger lots did depend upon water frontages - sometimes for incomes.

But the contrast between the two precincts is that while the Simmons Point area was built up, the Nicholson Street to the old Slipway precinct was dense only on Nicholson's eight acres while Cooper's eight-and-a-half acres did not achieve any real density until the late 1970s and early 1980s.

The industrialisation of the area up to the 1970s was the cause of this effect. Industries developed on the waterfront and spread in a "land wasteful" manner. The industrial land usage was a great deal less dense than the adjacent residential development.

In the early days, because of the timing of the subdivision, Nicholson's land sales generated the commercial strip which is now regarded as the Balmain East shopping centre. The narrow width of Duke Street indicates that small-scale development was envisaged to which the houses subsequently built there testify. Disused, rusty iron sheds give a picture of past crafts and await new development.

Cooper's portion, however, is having intensive re-development in the 1980s. Two main philosophies are expressed in the new buildings. On the Canefields site, owners have built very individualistic residences because the land was cut up into individual detached house lots. On the Slipway site, the new houses try to retain the uniformity of the terrace style known to early Balmain.

The success of either philosophy, however, is debatable and the finished results serve as useful lessons for the future.

Yet, for good or ill, they have become part of the suburbanisation of the precinct.

* * * * *

CAPTAIN NICHOLSON: The mid-1830s found John Nicholson looking to the future. With his large family in mind he decided to buy a portion of the prime Balmain Estate which had come on to the Sydney market in 1836 when the economy was its upward climb to a false prosperity. Subsequent events were to bring home to him the extent of the shakiness of the Sydney economy.¹

John Nicholson was one of nine sons and four daughters born to Joseph Nicholson, a merchant of Newcastle-on-Tyne, Northumberland, and Susan, nee Mitchell. His father probably came from Liverpool initially but it was at London that John was born on 26 September 1787.²

Young John grew up to a life of sea-faring. Going to sea as early as ten or 11, he spent some seven years in merchant ships.

At the beginning of the 19th century, fears of a Napoleonic invasion gripped Britain and John, responding to the call for able-bodied seamen, joined the frigate HMS *Ariadne* on 1 April 1804. The *Ariadne* had intercepted a fleet of homeward-bound whalers in the English Channel in order to impress seamen for the Navy. John was one of the whalers who "volunteered" for King George against the French.

John Nicholson's career in the Royal Navy was a successful one. During the long sea blockade of the Channel, the North Sea and the Baltic, the *Ariadne* played an important part in the capture of Copenhagen in September 1807. While still an able-seaman, Nicholson was placed in charge of a captured Dutch coaster for passage in convoy back to England. The coaster was separated from the convoy in a storm and wrecked off the coast of Holland in October 1807. He was saved, however, only to be imprisoned by the Dutch at Breda.

Resourcefully, Nicholson managed to escape with three other seamen aboard the American ship *Monticello*, bound for New York, in April 1809. Fortuitously for Nicholson, and Balmain's history, the voyage to New York was interrupted by the sloop HMS *Drake* and Nicholson re-joined the Royal Navy, again at sea.



JOHN NICHOLSON (1787-1863) AND ELIZA, NEE STREETER, (1799-1865).
(Courtesy I Nicholson)

Napoleon was still about Europe and the sea war continued. Nicholson transferred to HMS *Venerable* for a time but he spent the rest of 1809 in the flagship HMS *St Domingo* in the North Sea. He saw service both in the blockade and in bombardment. During this period, he was promoted to Master's Mate and then to Midshipman.

In June 1810, he joined HMS *Cracker*, a gun-brig, as Acting Master and spent the year on Channel blockade duty. He transferred to the sloop HMS *Royalist* and captured several French privateers and smugglers.

John Nicholson's first full command came on 2 May 1812 when he was made Master of the frigate *Nemesis*. He had just qualified at the Trinity House examination. His new ship served in the Mediterranean campaign and off Portugal on escort and patrol duties.

At the end of 1812, he transferred to the HMS *Pique*, a large frigate, again as Master, and served on the West Indies station. In mid-1814 he transferred to HMS *Venerable*, ship of the line and flagship of Rear Admiral Sir P C Durham in the Leeward Islands in the West Indies. Part of his service involved the capture of Guadeloupe in 1815 and he used the time well, gaining experience from surveying harbours in the area.

Master Nicholson commemorated his Admiral's name in the Balmain residence which he was to build many years later - Durham House in Nicholson Street.³

When hostilities ceased after Waterloo in 1815, the *Venerable* paid off at Portsmouth in April 1816 and John Nicholson was put on half-pay as Master RN.

NICHOLSON COMES TO SYDNEY: Not wasting any time, Nicholson took the post of Chief Officer of the convict transport *Lord Melville* under orders in the Thames to sail to New South Wales with 99 female convicts, some convict wives and a few free settlers. The *Lord Melville* sailed down the Thames on 15 September 1816 and, after calling at Rio de Janeiro, entered Port Jackson on 24 February 1817.

Again proving that he was not a man to waste a minute of his life, John wed the 17-years old Eliza Streeter at St Philip's, Sydney, on 1 March 1817. Eliza, the daughter of George and Mary Ann Streeter of London had been a passenger aboard the *Lord Melville*. Their union was to result in 13 children: John Renton (b 1818), William Henry (1819), Eliza Ann (1821), James Frederick (1823), Durham (1825), George Alexander (1826), Susannah Ann (1828), Henry Albert (1830), Charles Lindsay (1832), Edward James (1834), Emily Elizabeth (1835), Ellen (1838), and Thomas (1839).

VOYAGES TO TAHITI: Nicholson had come to the Colony to make his fortune but, after being land bound for a few months, took Eliza to the Bay of Islands, New Zealand and to Tahiti. As passengers aboard the *Active* they sailed out through the Heads on 4 September 1817. It seems, however, that Nicholson commanded the *Active* on the Tahiti leg of the voyage. Carrying missionaries and supplies, the *Active* arrived at Eimeo (now Moorea), Tahiti, on about 17 November.

The purpose of Nicholson's journey was to take command of the brig *Haweis* which was being built there. On his arrival, however, he found her still under construction and, again wasting no time, he, the crew of the *Active* and all the missionaries turned to and completed her. The *Haweis*, named after a founder of the London Missionary Society, was launched in December 1817 but actually collapsed on the stocks as she entered the water.

The ship's timbers could not withstand the enthusiastic hauling of the natives who saw the event as one of great rejoicing.

Determinedly, Nicholson set them all to it again and she was launched for the second time a few days later. He directed his small crew to rig the ship and prepare for sea. As well as fitting-out the ship, Nicholson surveyed suitable harbours for use around the Island.

The fitting-out took longer than expected and John and Eliza lived ashore at Eimeo where their first child, John Renton, was born on 7 April 1818.

Knowing full well the dangers of the sea, the experienced Captain, spent time putting the 73-ton *Haweis* through her paces. Although tiny, she was the largest brig built in Tahiti up to that time.

After giving his approval to the sea-worthiness of the craft, Captain Nicholson transferred missionaries and their belongings to other islands in the Society group. He transported the first missionaries to Huahina during this time. The *Haweis* was then engaged in collecting a cargo of salt pork and coconut oil for Sydney.

Later in 1818, Captain Nicholson with his young family left what has been described as a land whose beauty is unsurpassed in the Pacific with:

*innumerable rills, fed by the fleeting clouds which circle around the high lands, gather in lovely streams, and, after heavy rains, torrents precipitate themselves in grand cascades from the mountain cliffs.*⁴

During the 3400 mile return voyage to Port Jackson, Nicholson discovered two important reefs in the Pacific. The first, later attributed to Captain Beveridge of the *King George*, is known as the Beveridge Reef, and the second are the well-known Minerva Reefs south of Tonga. They were known as Nicholson's Shoals for many years until the whaler *Minerva* was wrecked upon them in 1829.

The *Haweis* entered Port Jackson on 18 January 1819 after a weary passage in which she encountered severe storms in the Tasman Sea.

Undeterred, Captain Nicholson, having had her repaired, took her out to sea bound for the Islands again on 30 April. After calling at Norfolk Island in early May, to collect coffee plants, and at the Bay of Islands, he landed in Tahiti. He made the round trip arriving at Sydney on 30 October 1819.

It seems that Eliza stayed at home this time because the second son, William Henry, was born on 14 November 1819 in Sydney.

A third voyage to the Islands was proposed and the Captain sailed in the *Haweis* in February 1820. Before sailing Nicholson had given evidence to the Commissioner of Enquiry, J T Bigge, concerning maritime matters and trade with the Pacific islands.

MASTER ATTENDANT AND HARBOUR MASTER: Bigge recommended that Governor Macquarie appoint him to be the Colony's first Master Attendant and Harbour Master. Macquarie made the appointment in January 1821 and Nicholson began duties on 2 February at a salary of £100.⁵

As Master Attendant, Nicholson was required to be in constant attendance at the Government Dockyard; to conduct a regular muster of the convicts employed; to make out lists of the food that they ate; to be custodian of the stores; to equip all vessels; to oversee all boatbuilding and repairs; to account for cargoes received; and to schedule fittings and materials from the convict transport ships.⁶

His post of Harbour Master entailed the "regulation of the Guard Boats and vessels destined to watch and prevent the escape of convicts, and, in short, the Naval Police of the Port", as well as the movements and safety of shipping in the Harbour. He was also responsible for the orderly embarking of regiments leaving the Colony.⁷

The Governor's confidence in his new officer was gained by personal experience towards the end of 1821. Nicholson accompanied him on his final tour of the Colony before handing over to his successor, Sir Thomas Brisbane. Macquarie had observed Nicholson's skill in salvaging the brig *Lady Nelson* which had foundered at the entrance to the Hastings River.⁸

Macquarie rewarded the Captain's successful floating of the brig with a grant of 700 acres at Sutton Forest. This became Nicholson's

farm which he called Newbury.

On another voyage, he actually saved Macquarie's life when he prevented the ship *Midas* from foundering on Middle Head.⁹

In more local maritime affairs, in 1824, Nicholson surveyed the damage to the *Phoenix* and supervised the building of docks and wharves on Goat Island. In June 1827 he launched the *Dart*, the first revenue cutter to be built in the Dockyard. The Harbour Master also had charge of the pilots operating in the Port as well as the construction of wharves in other ports in the Colony.¹⁰

In addition to this Government work, the Captain was an examiner at the Sydney Naval and Mercantile Academy.¹¹

In his leisure activities, John Nicholson could not keep away from the sea. Informal boat races had been held on Sydney Harbour since 1805 but the first organized regatta for Sydney was held on 28 April 1827. The Captain was chosen to be judge and treasurer. In 1837, the Regatta Committee decided to make it an annual event and the first Anniversary Regatta, as it became known, was held on 26 January 1837 to commemorate the foundation of European settlement in Australia.¹²

Nicholson continued to give advice and assistance to the Committee for many years, occupying posts of umpire in 1839 and steward in 1841.¹³

In commercial affairs, he joined the board of the Marine Insurance Co in 1836. Later, in 1840, he became a director of the Sydney Ferry Co and was a shareholder in the "Australian Steam Navigation Co".¹⁴

At the time he was appointed Master Attendant and Harbour Master, the Nicholson family was living in Durham Cottage, in Fort Street, where the third child, Eliza Ann, was born on 12 September 1821. It was there that the sixth child, George Alexander, died of whooping cough on 24 August 1828.¹⁵

While at Durham Cottage Nicholson made up his mind to buy a large portion of the Balmain Estate. Apparently he was absent from Sydney on auction day, 24 October 1836, because he instructed his friend Daniel Egan to bid for him. Egan, a successful shipping agent, had been the Master Boatbuilder at the Dockyard and, on the Captain's behalf, he bought lots 15 and 18 for £462.0.0.¹⁶

This purchase gave Nicholson eight acres of prime residential land fronting two major streets with a deep sheltered waterfront.

The remaining children were born at Durham Cottage, the last one being Thomas on 30 December 1839.¹⁷

NICHOLSON MOVES TO BALMAIN: At the close of the 1830s, Nicholson had been busy building a fine new, and much larger, home on the "crown of the hill" of the Balmain Estate. He moved his family into the new residence, which he called Durham House, in 1840.¹⁸

It was a fitting residence for the Harbour Master. Durham House faced the street that was soon to bear his name. More importantly it looked out over the Harbour which had been his demesne for the past 20 years. The outlook had:

the most unparalleled exquisite view of the waters of Port Jackson, the Light House at the Heads...the Town of Sydney, and all the

*rich, romantic country of the North Shore!*¹⁹

The house was "most substantially built of the best cut stone, and finished off in the most correct style" and contained 17 good sized rooms. Generally symmetrical in layout the Colonial Georgian house had a generous front verandah which sheltered the elegant front doorway which had panelled double doors, sidelights and an elliptical fanlight. Inside, the wide entrance hall gave access to the dining room (22 feet by 17), drawing room (23 feet six inches by 17), parlour (22 feet by 15), library, bedroom, dressing room and, as a luxury for that time, a patent water closet.

At the back was "a spacious and well fitted up kitchen, with every convenience for a large establishment", three servants' rooms, laundry and scullery attached.

The staircase led to the upper floor where two "splendid, airy front rooms (21 feet by 18, and 19 by 16) and four good sized bedrooms, "suitable china closet etc", were laid out conveniently. In the basement were four large dry cellars.

In the well-appointed grounds stood the coach house, stables, gardener's house, two fowl houses, as well as two wells "of good water". To cap all this was "one acre of garden ground in first rate cultivation and abundant production."²⁰

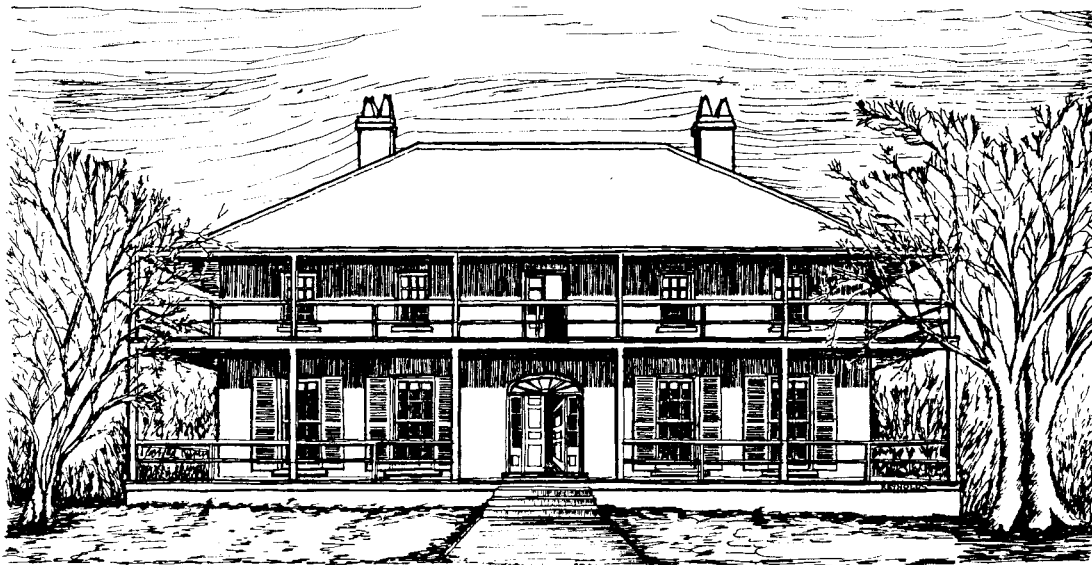
With his family now well and comfortably housed, John Nicholson set about retiring from his post as Harbour Master. He had earned the comfort that such a fine house would bring. All was not well, however, as the events which were to occur in quick succession would prove.

NICHOLSON LEAVES BALMAIN: Two factors in his life were to cause him great distress. His increasing ill-health was a matter of great concern and not only made daily life less enjoyable but also made journeys to Newbury Farm at Sutton Forest a trial of strength. It was the second matter, however, which caused the graver concern.

Naturally, a home as large as Durham House had been very expensive to build at the peak of the economy at the end of the 1830s and Nicholson had taken out a correspondingly large mortgage. As the market plunged he found it extremely difficult to increase the income from the farm and began to sell the land around his Balmain home. The sales were not as successful as he would have liked and it soon became clear that he was in serious financial trouble.²¹

In August 1841, he gave notice to Governor Gipps that he intended to retire and, with his large family in mind, asked for a suitable pension.

The Governor agreed that "some provision should be made for him now that old age and attendant infirmities prevent him from fulfilling the duties, which for many years past, he has ably discharged". Nicholson had received a handsome £500 salary in recent years but Gipps decreed that the salary of Harbour Masters in future would be reduced to £300 and that the saving of £200 would be paid each year to John Nicholson as a pension. This amount when added to his half-pay as Master RN gave him a little less than £300 for life.²²



DURHAM HOUSE: 1840. Built by Captain Nicholson, the house became the Captain Cook Inn in 1842. The fine Georgian Colonial residence was built of stone and probably had a timber-shingled roof. The balustrade appears to have been a later alteration. Durham House was demolished to make way for Housing Commission flats (8 Nicholson St) built in 1949.

The old Harbour Master's retirement began on 1 February 1842 and it was said of him that:

*as a public officer, he was anxious to carry out any required reform in his department, and (was) ever ready to listen with urbanity to the suggestions of improvement (from) any person connected with the port regulations. As a private gentleman or friend, none stand higher in our community. His straightforward conduct, combined with the bluff honesty of the seaman of the old school, has long endeared him to those with whom he came in contact.*²³

As well as the Government's recognition of his meritorious service, the leaders of the community took up a private subscription which by March 1842 had reached £115.0.0. The money was used to buy "a very splendid, Silver Regatta Cup (which) from the design, and the various nautical emblems with which it is embellished, render (it) a very suitable gift."²⁴

The Captain's acceptance of the gift was marred by the sequestration of his estate to cover his debts. His assets at the time included the land at Balmain (some of which had been sold); his farm at Sutton Forest, comprising 900 acres valued at £2500; 30 acres at Middle Harbour; his pension and RN half-pay.²⁵

Balanced against this was a long list of liabilities, the net result of which was the loss of Durham House and the unsold Balmain land. The house was put up for auction on 26 September 1842 at Mr Stubbs' Mart, King Street.

Durham House proved too valuable to sell in those depressed times, however, and it was agreed that the income from rent would help defray the mortgage.

Deprived of his income, the Captain elected to remain at Newbury. By May 1842 John and Eliza had taken the arduous journey to the inland and settled down to live out

their days as landed gentry instead of sea-folk.

Despite his poor health, Nicholson spent some 15 years as Coroner of the Berrima District Court and for 20 years served as a magistrate on the Berrima Bench.²⁶

After the benefit of these extra years in retirement, John Nicholson died on 9 January 1863 aged 76. Eliza outlived her husband by two years, dying on 28 October 1865.²⁷

THE CAPTAIN COOK INN: Durham House "decidedly the most preferable Belle-Vue situation in the whole harbour" was advertised for rent in January 1842. Previously, in September 1841, a notice in the Sydney press affirmed that the house would make "a first rate Family Hotel, or superior style of Boarding House, or indeed...a School or Seminary".²⁸

It was to be as a hotel that Durham House would continue to dominate the Balmain hillside. The Sydney innkeeper, Edward Robertson, leased it for a five-year term and gave it a new name. Evidently Robertson could not make up his mind whether to call it the Captain Cook Inn or the Balmain Hotel and, in fact, called it by both names.²⁹

The small Balmain community knew it as the New Hotel to distinguish it from John Bell's Dolphin Inn (later the Shipwright's Arms) and held important civic meetings there.³⁰

Robertson agreed to pay a yearly rent of £175 and his licence for the "Captain Cook Inn and Balmain Hotel" was granted in July 1842. He still held the licence in 1844 but it seems to have lapsed in 1845.³¹

CAPTAIN CLAYTON: When making the purchase of the eight acres in 1836, Nicholson could see the potential for re-sale in the booming market of the time. He decided to sell a portion but retained the waterfront strip running alongside Nicholson Street, down from Durham House, and that part of the land fronting Darling Street.

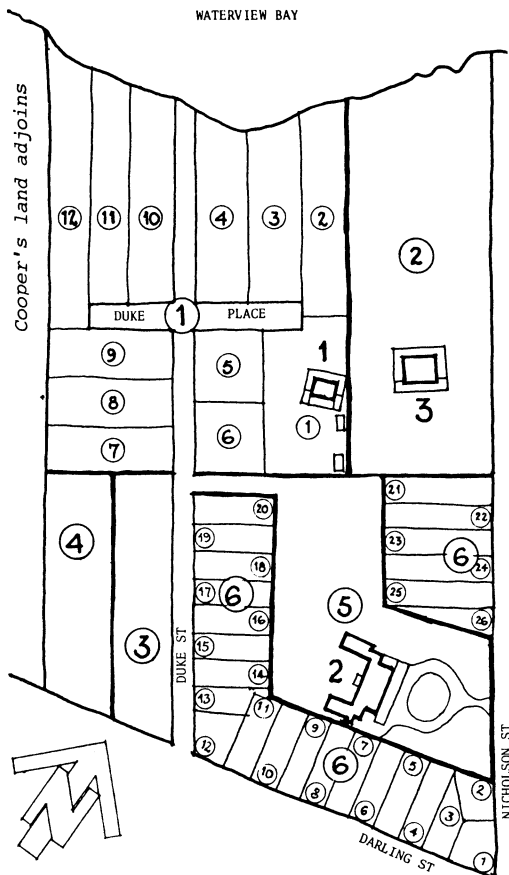


DIAGRAM 1 - NICHOLSON'S LAND: 1842

- Portion 1 - Duke's subdivision, lots 1-12: 1842.
 " 2 - Elyard's purchase: 1840.
 " 3 - Fitzpatrick's purchase: 1841.
 " 4 - Gurner's purchase: 1842.
 " 5 - Durham House Estate.
 " 6 - Nicholson's subdivision: 1842.

- 1 Duke's Cottage (later Erin Lodge, Lliamfaïord Lodge, Linford Lodge, 2 Duke Pl): 1839-41.
 2 Durham House (later Captain Cook Inn, Durham House, Remuera, later demolished, now Housing Comm flats, 8 Nicholson St): 1840.
 3 Elyard's house (later Midrest, later demolished, now Housing Comm flats, 26 Nicholson St): 1841-44.

NOTE: Portion numbers and lot numbers encircled.

TABLE I - DUKE'S SUBDIVISION: 1842

LOT	VENDOR	YEAR	PURCHASER	OCCUPATION	REMARKS
1,2	M'gee	1842	Row, WJ	Printer	£640
3,4	"	1846	Reynolds, AW	Boatbldr	£156.16.6
5,6	"	1843	Stone, H	Hairdrsr	£66
7	"	1842	Donnelly, T	Labourer	£45.7.6
8,9	"	1848	Robertson, J	Gent	£50
10	"	1854	Alexander, J	Merchant	£210
11	"	1842	Buchan, W	Shipwrt	£71.4.0
12	"	1843	Gray, JF	-	£77.17.6

In the 1830s, Duke established a land base at Millers Point to trade in whale oil and general cargo and became a respectable member of Sydney's business community. In April 1835 he was appointed director of the Australian Steam Conveyance Co. In the following year he was elected to the board of the Marine Assurance Co and the committee of the Hunter's River Steam Packet Co.³⁶

In March 1833 a son was born to Robert and Mary Ann Duke at their Fort Street lodgings. After moving to Macquarie Place in 1834, further children were born.³⁷

He became prosperous enough to embark for London in his own ship, the *Roslyn Castle*, on 20 February 1839. While in London he took time off from his business pursuits to acquire a locally-built whaleboat to take back to Sydney in the *Jane*.³⁸

He brought the *Jane* into Port Jackson on 3 September 1840 and received a welcome from the Sydneyites who wished him a prolonged stay among them. He duly presented the new whaleboat to the Water Police, continued to trade as a merchant, and entered a sailing boat in the 1841 Anniversary Regatta.³⁹

DUKE'S FINANCIAL DEALINGS: Underneath this seeming prosperity, all was not well, however. Caustic comments on his business dealings began to appear in the press, in November 1841, when editorials, couched in terms of his "acting dishonourably", ruined his reputation forever.⁴⁰

The real truth of the matter was that he had bought up the scrip of the Sydney Loan Co from parties who were "mostly in necessitous circumstances in return for his bills of exchange. Duke took the scrip to London, where his brother Richard was a speculator, and they managed to convince the London investors that all that was necessary for the scrip to become valuable was an encouraging report from the Loan Co manager from Sydney.

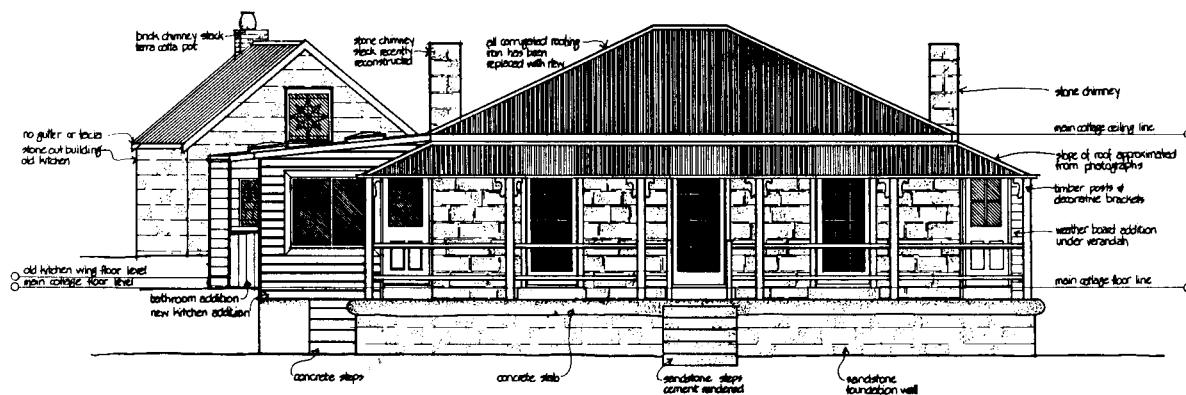
The three acres on the other part of the waterfront that he did sell was bought by Captain George Thomas Clayton in May 1837 for £280. Clayton was a master mariner and merchant engaged in the profitable New Zealand trade. In his schooner *Jess* he made several voyages to the Bay of Islands and, in that ship, finally took his wife, Elizabeth Eleanor, and three children to New Zealand, where he became an influential member of the business community.³²

Captain Clayton saw his Balmain purchase as an investment to be turned over quickly and just before leaving in May 1839, sold the three acres to another merchant and sea-captain, Robert Duke, for £300.

CAPTAIN DUKE: Duke traded in many ventures under his own name and with another Balmain landowner, John James Curtis, formed Duke and Co. With Thomas Turner, a farmer of Bathurst, he engaged in pastoral development as Duke and Turner.³³

Like that other Balmain pioneer, Captain Peacock, Duke traded in New Zealand. Unlike Peacock, however, his fate lay much closer to home. Peacock ended his days a well-respected citizen of the South Island of New Zealand while Duke was to die in Sydney in ignominy.³⁴

The hazards of the New Zealand trade were many. Apart from the vagaries of the weather, pirate attacks were not uncommon. In his ship, *The Sisters*, Duke had to fight off such an attack in 1827. Pirates had commandeered the brig *Wellington* but Duke managed to run with the wind off the Bay of Islands.³⁵



DUKE'S COTTAGE (2 Duke Place): 1839-42. (Measured study by A Saunders, UNSW)
The stone house originally had four main rooms and a detached kitchen seen at left.

In the meantime, those who had tried to redeem his bills of exchange in Sydney found that they were being savagely discounted.

Many people were ruined by Duke's actions. His whole trading base had been laid on paper foundations. He had heavily mortgaged all his property at an inflated value. He had bought between £40 000 to £50 000 worth of scrip and had been given advances on half of it, here, while drawing bills in London on the other half.⁴¹

The bubble was about to burst. When it did, it became common knowledge that, over the two years previous to 1841, he had paid £10 000 to the banks in "interest upon bills sent in for discount only". Certain bank directors "for the sake of their own convenience", and to bolster up Duke's credit, discounted the bills nominally at 10%, but actually at 30% "in consequence of charging 5% commission on the whole transaction".⁴²

In November 1841, a meeting of 40 of his creditors took place at his Millers Point wharf. It was agreed that a deed of trust be drawn up to allow Duke's property to be disposed for the benefit of the creditors.⁴³

On 14 May 1842, the *Sydney Morning Herald* carried the melancholy announcement, "Robert Duke and Co: insolvent debts £175 239.9.9; assets nil".⁴⁴

These serious events in his life very likely hastened his end and, on 25 November 1845, Robert Duke died at his South Head home, aged only 48.⁴⁵

DUKE'S SUBDIVISION: Between the date of purchase of the three acres in May 1839 and his bankruptcy in May 1842, Duke built a stone cottage on the upper portion of the land in such a way so as not to prevent the land from being cut up for sale.

Duke's Cottage (later Erin Lodge, Lliaim-faiord Lodge, also Linford Lodge, 2 Duke Pl) was built of stone with a front verandah looking out over Waterview Bay (Mort Bay). The cottage had four main rooms and a detached kitchen.

When he became bankrupt, his mortgagees auctioned the three acres on 13 May 1842, with Duke's Cottage on lot 1 and the remainder cut up into 11 other allotments.⁴⁶ Duke Street was laid out through the middle of the

land, running down from Darling Street to the Bay. Just before Duke Street dropped to the water, it crossed a wider street called Duke Place.⁴⁷

WILLIAM JOHN ROW: Lot 1 facing Duke Place, and containing Duke's Cottage, was bought at the auction by the Government Printer, William John Row. By also purchasing lot 2, Row had an excellent waterfront site on which he built a stone house, Marine Cottage, at the end of 1842. The building (opposite 2 Duke Pl but now demolished) was later called Brae-side.

In June 1843 Rowe bought lot 5 and a part of lot 6 adjoining Duke's Cottage as a gift for his bride, Frances Anne, the daughter of Edward Alcock, a printer of Jamison Street, Sydney. They were married on 27 December 1843 and began building another stone house (later Clare-nook, 33 Duke St). The house was left at foundation level for many years.

Before Row became Government Printer, he had been a general printer and in May 1833 had become part owner of *The Australian*. In 1835 he became a vice-president of the Australian Union Benefit Society and was involved in the affairs of the City and, after moving there, in the improvement of Balmain. He was at the meeting called at Edward Robertson's Captain Cook Inn in July 1842 to consider a new landing place at the Ferry Stairs (now Darling Street Wharf) and improvements to the Ferry Road (now Darling Street).⁴⁸

After ceasing to be the Government Printer Row operated his own printery at the corner of Elizabeth and King Streets where he lived with his wife, Frances. They had no children and Row died in 1853, aged only 47. Upon his death the Balmain property was sold to settle his still outstanding mortgage. Frances Row died in the year following, just 35 years old.

ANDREW WILLIAM REYNOLDS: On the waterfront, Duke's lots 3 and 4 were bought by Reynolds in 1846. Duke's mortgagees allowed him reasonable terms and the land finally became his in July 1850.

Andrew William Reynolds was born on 4 September 1818 at the "Field of Mars" to James Reynolds, a freeman in service, and Martha, nee Kilpack. James and Martha married at St

John's, Parramatta, both aged 22, on 30 July 1816.⁴⁹

Young Andrew Will learned the boatbuilding trade and became a recognised Sydney craftsman and boater. On 19 April 1843 he married Anne Wheeler at St Philip's, Sydney, and set up house at Pyrmont where their first three children were born.⁵⁰

In May 1844 he entered his yacht *Reynolds* in the Sydney Regatta and on Boxing Day of that year he raced his *Daphne* against other sailing boats such as the *Pirate*, skippered by Balmain's William Howard.⁵¹

After moving to Balmain in 1846, seven more children followed. On Duke's waterfront land he built a boatshed, wharf and stone cottage (now 5a Duke Pl), all constructed from stone excavated from the hillside.

His boatbuilding efforts can be seen in some of the sales made in the 1850s. For example in 1852, he sold a "20-ton boat with sails etc, complete" and a "3-ton boat coppered with sails, spars, etc". Again in 1855 he offered:

*a light gentlemanly skiff built of cedar, copper fastened and roughed(?) with sculls, pair of oars, sails, etc. Pulls very fast and sails remarkably well with ballast. She has just been painted all over. Persons desirous of obtaining a good handy fishing or pleasure boat, for which capacity she was built by her owner, both in the harbour and outside the heads, would do well to avail themselves of the present opportunity.*⁵²

Later, in 1858, he had for sale a "teak-built boat 18 feet long, copper fastened, fitted with gratings(?) fore and aft. Also in that year, his "cutter rigged yacht of about 12 tons" was on the market.⁵³

His boatbuilding skills won acclaim at the London International Exhibition of 1862. The Exhibition was a sequel to the "Great Exhibition of 1851" and featured a wide coverage of the arts, manufactures and sciences. In the category "boats, barges and vessels for pleasure", Reynolds won a prize medal for his cedar skiff. The citation for the boat, which Reynolds not only built but actually shipped to London, read "for excellence of construction and workmanship".⁵⁴

In local matters, Reynolds was elected to the first Balmain Council on 3 April 1860 and was a member of its finance committee.⁵⁵

After many years spent in Balmain in boatbuilding and land development, he retired to become a country gentleman at Fernbank, Colo Vale, near Mittagong. He died there on 24 October 1887. He has left his name on Reynolds Street, Balmain.⁵⁶

During his life in Duke Place, Reynolds improved his property substantially in 1855 by building a new house (now the site of Harry West Pty Ltd) on Duke's lot 4. He sold his older house (5a Duke Pl) to Captain Thomas Birkinshaw in September 1859. Captain Birkinshaw was the master of the schooner *Kate* plying the Melbourne and South Australia run. His other vessels on that run were the *Wave* and the *Christina*.⁵⁷

After retiring from the sea, Birkinshaw kept up his sea-faring interest by becoming an Examiner for the Navigation Board. He and his wife Elizabeth lived in Duke Place until 1871 when they moved to Hosking Street.⁵⁸

ANDREW WILLIAM REYNOLDS

(Courtesy N Reynolds)



DUKE STREET AND DUKE PLACE IN EARLY YEARS:

Henry Stone, a Sydney hairdresser, bought Duke's lots 5,6 in June 1843 for £66. As mentioned earlier, lot 5 and a part of lot 6, on the corner of Duke Street and Duke Place, were bought by W J Row from Stone. This sale created a passage from Duke Street across lot 6 to give access to Row's house (2 Duke Pl),

Row sold this corner block (lot 5 and part lot 6) to Peter Hill McBeath, a builder from Scotland, in February 1850, for £25. The low selling price indicates that the stone foundations begun by Row had not been built upon. It seems that McBeath completed the house, with attic storey (later Clarenook, 33 Duke St), between 1850 and 1857.⁵⁹

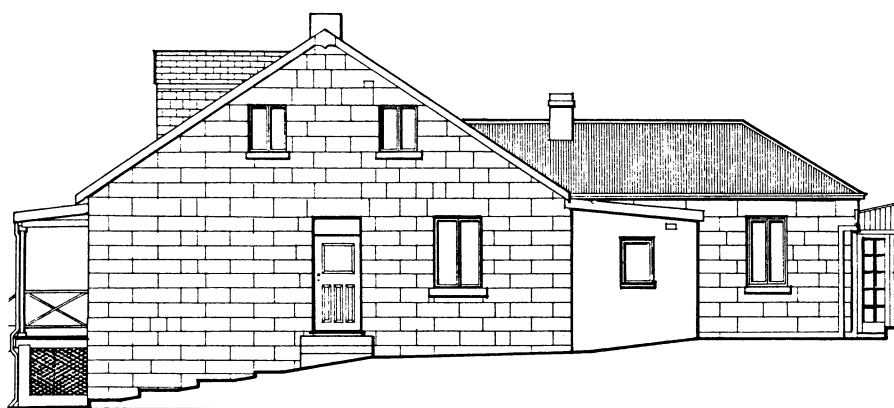
The left-over part of lot 6 was sold by Stone to carpenter Thomas Long for £11.10.0 in August 1843. This small lot had a 20-feet frontage to Duke Street and by 1844 Long had built a weatherboard cottage there (later demolished, now the site of 31 Duke Street).⁶⁰

On the other side of Duke Street, Timothy Donnelly, a Balmain labourer, bought lot 7 in 1842. He soon built a weatherboard cottage (later demolished, now site of 6-10 Duke Street) and fenced in his 65-feet frontage.⁶¹

Lots 8 and 9, after being bought in 1848 by John Robertson, a gentleman of Balmain, passed to John Keep and Frederick Geard, well-known Sydney merchants, in 1853. They subdivided the land to face Duke Place and built twin weatherboard cottages (8-10 Duke Pl) by 1860.

Lot 10, on the waterfront at the foot of Duke Street, was bought by John Alexander in 1854 but he sold it to Farquhar Alexander MacQueen, a gentleman of means, in 1869. William Buchan, a shipwright, bought lot 11 in May 1842 for £71.4.0. He had built a weatherboard cottage on the land by 1844 and lived there. MacQueen bought that cottage in 1865 and lived there until 1881, joining that land to his lot 10.⁶²

Lot 12 was sold to John Fraser Gray in October 1843 for £77.17.6. Gray, a resident of Waterview House, and one of Balmain's property developers, sold to Felix Wilson of Newtown who later sold the lot to John Keep. Keep, a wholesale ironmonger and owner of



CLARENOOK: 1844, 1850-57.

This attic-storey stone house was begun by W J Row in 1844 but work ceased at the foundations. Clarenook (33 Duke St) was completed by builder Peter McBeath between 1850 and 1857.

The house has mistakenly been called Blantyre which was the small weatherboard cottage, later demolished to make way for the present house at 31 Duke Street.

Measured study by R Carrasco, UNSW

TABLE II - NICHOLSON'S SUBDIVISION: 1842

LOT	VENDOR	YEAR	PURCHASER	OCCUPATION	REMARKS
1-3	Nicholson	1842	Mooney, T	Wheelwrt	£157.13.2
4,8	"	1842	Perdriau, H	Ferryman	£80.5.0
5,6	"	1842	Brabazon, HL	Auctionr	£76.10.0
7	"	1843	McBeath, P	Carpentr	£39.0.0
9	"	1842	Fennemore, J	-	£39.0.0
10	"	1842	Maguire, J	Ferryman	£39.0.0
11	"	1843	Dempsey, J	Shipcarptr	£39.0.0
12	"	1842	Bellman, F	Carpentr	£33.10.3
13,14	"	1842	Prestage, N	Shoemkr	£33.16.0
15-17	"	1844	Wilkinson, F	Minister	£75.0.0
18	"	1842	Sherridan, R	-	£29.15.0
19	"	1846	Howard, S	Labourer	£11.0.0
20	"	1846	Connolly, J	"	£13.0.0
21-23	"	1843	Bainbridge, G	Pilot	£111.10.0
24	"	1842	O'Cock, J	Solicitor	£33.6.8
25	"	1843	O'Cock, J	"	£35.0.0
26	"	1844	Robertson, E	Storekpr	£30.5.0

NOTE: See Diagram 1 for plan of subdivision.

Broughton House (now part of the Rozelle Hospital), amalgamated it with his Duke Place house (10 Duke Pl). (Duke's lots 10-12 are now part of the Canefields Subdivision).

ALFRED ELYARD: On the Nicholson Street end of the waterfront, below Durham House, William and Samuel Elyard bought one-and-a-half acres from Captain Nicholson in November 1840. They cut the land into two parts - the waterfront portion was made over to William Elyard junior and the upper part to his younger brother Alfred. To give Alfred's portion access to the Bay, an eight-feet wide right of way over William's land was reserved along the boundary with Duke's allotments.

Alfred built a "good stone cottage" between 1841 and 1844 and lived there. He was the second son of Surgeon William Elyard, RN, and he married Ellen Mary, the daughter of Captain Ranclaud of the 56th Regiment, at Holy Trinity, Sydney, on 4 April 1838.⁶³

In 1842 Alfred became the Chief Clerk of the Supreme Court and was the examiner appointed to determine the fitness of attorneys wishing to be admitted to the Court. He was a Marshall of the Vice-Admiralty Court in 1842 and in 1844 was gazetted to practise as an attorney in the Court of Requests.⁶⁴

Elyard's house (later called Midrest, now site of Housing Commission flats, 26 Nicholson St) had a verandah on all four sides and a driveway from Nicholson Street, as well as a fine view out over the Bay. It had nine rooms, detached kitchen, laundry and two servants' rooms. Outside appointments were a pump and a well, three-stall stables, coach house, fowl house and both kitchen and flower gardens.⁶⁵

After 1857, Elyard took his family to live on the Shoalhaven and leased the Balmain house.⁶⁶

NICHOLSON'S SUBDIVISION: In an attempt to stave off his creditors in 1842, Captain Nicholson decided to sell off that part of the grounds of Durham House which faced Nicholson, Darling and Duke Streets. So as not to reduce the value of the house, he reserved a wide frontage to Nicholson Street. This prevented the house from losing its Harbour views. He also retained two rear access lanes to Duke Street - the one nearest Darling Street for the removal of wastes and the other as a path to the Duke Street waterfront.

The strip of land around the three streets was cut up into 26 lots which were "centrically situated in that beautiful district". The blocks went under Samuel Lyon's hammer on 25 May 1842 and were described as:

all laid out to suit all classes of purchasers, averaging from 25 to 35 feet frontage ... the rapid improvements now in progress in this district and its great increase in population within the last year, strongly indicate the value and importance of this land; but to those who may be unacquainted with the locality, the auctioneer would only state that these allotments are most beautifully situated on the rising ground which can be seen studded with cottages and gardens, immediately opposite Millers Point, from whence ferry boats are constantly plying, thereby rendering them most easy of access, and by their exposure to pure air, rendering them singularly desirable and healthy places of residence for those persons who are detained during the day by business in the Metropolis. The view from them is alike beautiful as extensive. It commands the whole of Darling Harbour and

THE UNITY HALL INN: 1846

Innkeeper Thomas Aiton chose a prominent site on the corner of Darling and Nicholson Streets for the building (51 Darling St). The stonework was probably executed by the Cornish mason John Cavill, a long-term resident of Balmain. Despite drastic alterations the character of the original corner pub is still clearly evident.



(David Liddle Photographer)

its numerous bays and islands. The Signal Station at Fort Phillip (now Observatory Hill) also forms the centre of the view looking towards Sydney, which enables those interested to at once distinguish from whence the different vessels have arrived.^{66a}

As the subsequent development was to reveal, the land use was more commercial than maritime. The land so glowingly described became the Balmain East shopping centre.

THE UNITY HALL INN: A Sydney wheelwright, Thomas Mooney, bought Nicholson's lots 1 to 3 and built a weatherboard cottage, a combined stone cottage and timber shop and, by 1844, had begun building a stone shop. Mooney let the cottage, in 1844, to a young Presbyterian schoolteacher, John Balmain, the great-nephew of Dr William Balmain who gave the suburb its name.⁶⁷

To finance the building programme, Mooney borrowed heavily from Thomas Aiton, the licensee of the Crispin Arms in Clarence Street. Mooney could not afford to repay the debt, however, and the property passed to Aiton.⁶⁸

Mooney's loss gave Aiton a prime commercial site on the corner of two very important Balmain thoroughfares - Darling and Nicholson Streets. Aiton built a fine two-storey building in about 1846 which he opened as the Unity Hall Inn (sometimes called the Unity Hall, now 51 Darling St).⁶⁹

The Inn held nine rooms, detached kitchen and stables in an enclosed yard, with a "first rate well of water". He let the adjoining shop to a butcher at seven shillings per week. The third building on the land was a three-roomed cottage which he also let.⁷⁰

The Unity Hall received its name from the meetings of the Balmain Manchester Unity Independent Order of Oddfellows. Thomas Aiton, a Loyal Brother of that Lodge, was a Scot from Hamilton. He died at the Unity Hall Inn on 10 December 1850.⁷¹

After his death the property passed to his widow, Mary. She married James Saunders of Balmain on 8 July 1854 and the couple leased the Unity Hall to Mary's son John Aiton in 1856 and he became the licensee. John continued to operate the Unity Hall until 1870.⁷²

JAMES JOHN GLASSOP: Nicholson's lot 4 was bought by Henry Perdriau, Balmain's pioneer ferry master, in June 1842. He sold the allotment to James John Glassop for £47 in October 1843.

Like so many who entered Balmain in the early 1840s, Glassop was to become significant in his field of endeavour - the Baptist Church.

Born in 1807, in humble circumstances, Glassop began his teaching career at the Shoreditch Chapel in Webb Square, London, where he was one of the first city missionaries. He regularly visited the sick and the poor, giving them spiritual instruction as well as sympathy and assistance. As a keen student of homeopathy, he also dispensed medicines to many.⁷³

The patronage of the Duchess of Kent allowed him to further these efforts.

Glassop came to Sydney in about 1840 at the suggestion of the Reverend John Saunders, the first minister of the Bathurst Street Baptist Church, Sydney. Soon after his arrival, he became the superintendent of the Sunday School there. He became the pastor of the Parramatta Baptist Church after 1851.

By 1844, Glassop, with his wife, Sarah Elizabeth, was living in a weatherboard hut on his Balmain allotment. He opened the "first private school" in the district, which grew to 120 scholars. He also formed the "first Sunday School" there, which was unsectarian in character.⁷⁴

In about 1850 he built a stone shop and residence (53 Darling St) and opened a drapery. In 1853 he subscribed to the Balmain Regatta and also in that year his shop became the agency in the district for the *Sydney Morning*

Herald and the local distributor for that famous remedy for all ills - Holloways Pills.⁷⁵

The income from the business allowed him to add on a second stone shop and residence (55 Darling St) into which he moved and advertised the older building, on 21 March 1856, as containing:

*Three rooms and kitchen with bakehouse and large loft over; at present occupied as a grocer's. It is well adapted for confectioner's or corn, bran and hay store, it being centrally situated and on the shaded side of the street with a good well of water.*⁷⁶

During these years, Glassop was the pastor of the Baptist Church in Brisbane Street, Surry Hills but because many members of his flock lived in Balmain, he moved the services to his own house. The Balmain Baptist Church was constituted in Glassop's home in 1881.

OTHER DARLING STREET PREMISES: Next to Glassop's shops, lot 5 (site of 57 Darling St) and lot 6 (site of 59-61 Darling St) were bought by Edward Robertson, the licensee of the Captain Cook Inn (formerly Durham House). Robertson's idea was to leave the land vacant to allow the Inn to be approached from Darling Street as well as by its front entrance from Nicholson Street.⁷⁷

Builder Peter McBeath, one of the local builders erected a weatherboard cottage on lot 7 in 1843. He leased the cottage to Augustus Hollebone, Balmain's first postmaster, in 1844. McBeath later built a fine stone cottage on the site with a verandah close to Darling Street. The cottage still stands as 63 Darling Street.⁷⁸

Captain John Boyle built a similar stone cottage on lot 8 between 1847 and 1853. It is also extant as 65 Darling Street.

Joseph Bogus, the Balmain blacksmith, built a cottage on lot 9 but the present neat weatherboard (67 Darling St) was probably built by William Marshall, a marine engineer whose yard was on Peacock Point, in about 1859.⁷⁹

Ship's carpenter, James Dempsey built a house on lot 10 in 1851 and 1852. After 1859 William Peverley enlarged the house and operated the Durham Hotel there (later 69 Darling St), by about 1870. Peverley was a shipbuilder who had "scooped his yard" out of the hillside below St Mary's Street in 1864.⁸⁰

James Dempsey also built a weatherboard cottage and butcher's shop on lot 11 in 1844. The present twin stone cottages (75-77 Darling St) were built later at an unknown date.⁸¹

On lot 12, at the corner with Duke Street, a Sydney carpenter, Francis Bellman, built a bark shelter in 1844 while completing his stone cottage. The cottage was to become James Conway's butcher's shop after 1857 (later re-built as 79-81 Darling St). Conway also acquired the premises on lot 13 next door in Duke Street. John Prestage, a tailor, bought this lot from shoemaker Nathaniel Prestage in 1843. When John could not pay his debts in December 1859, his cottage was sold to Conway.⁸²

DUKE STREET PREMISES: Around the corner into Duke Street, lot 14 had a weatherboard cottage built by Nathaniel Prestage between 1842 and 1844. Lots 15 to 17 remained vacant.^{82a}

James Slater, carpenter, bought a weather-

board cottage on lot 18 in 1843. Dale Cottage, still standing as 17 Duke Street, was built by Henry Sherridan in 1842. In 1844, Slater was building a second timber cottage on the site.

A Balmain labourer, Samuel Howard, built a cottage on lot 19 between 1846 and 1853. Next door on lot 20, labourer John Connolly also built a cottage during the same period. These lots 14 to 20 in Duke Street adjoined the rear of Durham House.⁸³

NICHOLSON STREET PREMISES: Over in Nicholson Street, on the northern side of Durham House, in 1844, lots 21 to 23 were vacant but lots 24 and 25 had a brick cottage built by the Sydney solicitor John O'Cock. The house was later called Dellwood (14 Nicholson St).⁸⁴

Next door on lot 26, Edward Robertson of the adjoining Captain Cook Inn (Durham House), built a stone cottage called Gunyah in 1844, (now site of entrance to Park in Nicholson St).⁸⁵

FITZPATRICK AND GURNER: On the Darling Street frontage of Nicholson's land, adjoining Cooper's eight-and-a-half acres two very deep lots were sold by Nicholson. Michael Fitzpatrick bought the lot on the corner of Darling and Duke Streets in May 1841 (now the site of 83 Darling Street).

Fitzpatrick was a clerk in the Lands Office from 1837 to 1851 when he became clerk to the Legislative Council. After the granting of responsible government to New South Wales Fitzpatrick was appointed under-secretary to the Department of Lands and Works.⁸⁶

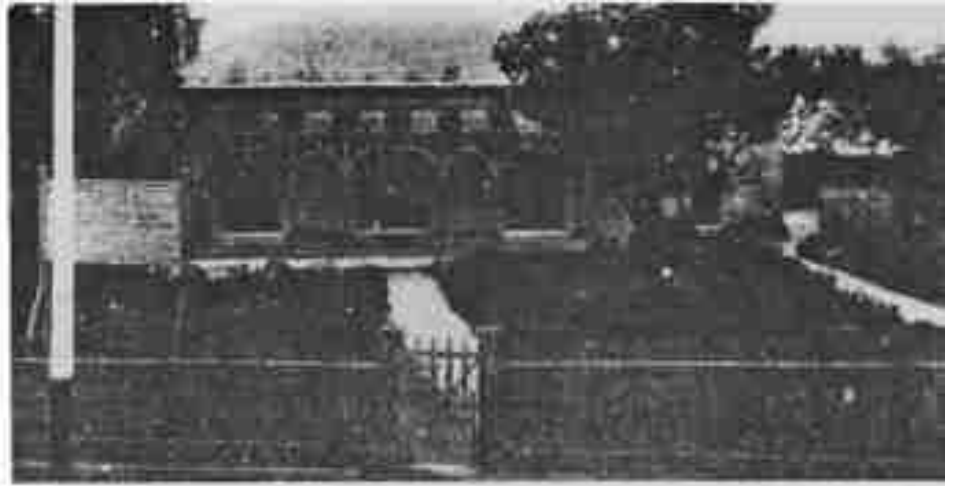
He sold a small portion of the land to seaman James Dyball in 1849. It already had a small stone cottage on it (2 Duke St). Also on Fitzpatrick's land was a small weather board cottage and blacksmith's shop (4 Duke St). He leased this to blacksmith James Bogus in 1844.⁸⁷

After building a stone cottage on the remainder of the land in 1850, Fitzpatrick lived there until 1872 (83 Darling St) when he became the Member for Yass Plains in the Legislative Assembly.⁸⁸

The other lot was bought from Nicholson by Henry Field Gurner in February 1842 for £40. When Gurner became Crown Solicitor for Port Philip he sold the land to a schoolteacher, Thomas Hudson Davis, who built a house there after 1848 (site of 85 Darling St). Unable to recover from his debts, Davis was forced to sell. The new owner in 1851 was Robert Styles of Little's Lane (Brett Av), Balmain. Styles very likely enlarged the house and put it up for rent.⁸⁹

DR O S EVANS: After Styles' death in 1854, his widow, Mary Ann, sold the cottage to an enterprising young medical man - Owen Spencer Evans. Owen was born in 1830 in London to Dr Owen Evans and Ann, nee Pointer. He was educated at Midhurst and Winchester and after training at St George's Hospital graduated with honours from the Royal College of Surgeons. He acted as house surgeon at St George's where he won the prize for anatomy.⁹⁰

The news of the Australian goldrushes brought him to Australia. After a stay on the Ballarat goldfields, Dr Evans came to Balmain as a partner of Dr George Robinson Elliott, one



Dr O S Evans (Courtesy RAHS).

CROMWELL COTTAGE, now St Mary's Rectory complex (ATCJ, 10/12/1902).

of the founders of Elliott Bros Chemical Works, Balmain.

On 20 February 1855 Evans married Sarah, the eldest daughter of Dr Frederick Harpur "the first medical man to practise in Balmain". Their first child, Owen Frederick Seymour, was born in Balmain on 17 June 1856. On 23 October of that year Dr Evans was appointed District Registrar for Balmain.⁹¹

Contemplating a move to the City in March 1858, he advertised his ten-room house with stables to let. His new home in the City was at 13 Jamison Street where he affixed his brass plate.⁹²

In 1860 after having bought Styles' house in 1859, Evans moved back to Balmain. He called the new house Cromwell Cottage and lived there for the rest of his life.⁹³

Dr Evans was an integral part of Balmain life. He helped people into the world, cared for them in sickness and saw them through their last days. He was the first surgeon of the Oddfellows Lodge, staff surgeon for the Naval Brigade and was a prominent member of the British Medical Association. He was the original chairman of the board of the Balmain Public School and was a prime-mover in the foundation of the Balmain Cottage Hospital in 1883. In social matters, Dr Evans was a vice-president of the Balmain Bowling Club. He was an alderman on the very first Balmain Council and was its joint-Chairman in 1864.⁹⁴

* * * * *

COOPER'S-EIGHT-AND-A-HALF ACRES: George Cooper, the Sydney Comptroller of Customs, bought all the land between Nicholson's holding and the eastern boundary of the Waterview Estate. The major portion of this was lots 19 and 22 which he bid for at the original Gilchrist sale on 24 October 1836. At the same time he bought an un-numbered one-acre lot (No 23). The buying price was £349.15.8 for the complete area of eight-and-a-half acres.⁹⁵

Cooper later bought the 15-acre Waterview Estate, containing Waterview House - the first residence to be built in Balmain. He also bought the 23-acres adjoining the north-western side of that estate. These purchases gave him the entire frontage of Waterview Bay from Nicholson's land around to present-day Mort

Street. He also owned the five-acre extremity of Ballast Point.

Ambitiously, Cooper applied for the position of Colonial Treasurer and Collector of Customs for New Zealand which he received in January 1840.⁹⁶

Also in that month he subdivided the eight-and-a-half acres into four "villa allotments". He had begun building a good-sized stone house for himself on lot 1 but no doubt his New Zealand post had brought a change of mind.

He called the house Spring Hill and described it as "nearly finished, containing eight rooms and servants' ditto, the whole fitted up in a superior manner". The house stood on a little more than two acres, set well back from Darling Street and on a plateau above Waterview Bay.⁹⁷

MICHAEL METCALFE: Spring Hill was bought by the Deputy Surveyor General of New South Wales, Samuel Augustus Perry (1792-1854). He was comfortably settled at Austenham House (now the site of Orange Grove Public School) and bought Spring Hill as an investment to be turned over quickly.⁹⁸

Accordingly, in November 1840, Perry sold the Balmain house to the Sydney merchants, Michael Metcalfe and Thomas Jeffrey. In 1842 Metcalfe bought his partner's half-share.

Metcalfe was born in Tranby, Yorkshire, in 1813 and grew up to merchant adventuring at sea. By 1831 he was gaining experience in commerce at St Katharine's Docks in London but decided to try his luck in New South Wales.⁹⁹

He arrived in Sydney in July 1837 in the *Achilles*. Also on board were his wife, Ann, and her brother John Bell, later to become one of Balmain's first shipbuilders and the owner of the Shipwright's Arms.

Metcalfe began to trade as a customs agent and opened a partnership with James Powell, a Sydney publican. In 1839 he was a founder of the "Australian Steam Navigation Co". In 1836 he was living at Bridge Street but by 1842 was at Wentworth Place, Elizabeth Street. After this he lived at Llangollen, Glebe but moved to MacLeay Street, Sydney, in 1854.¹⁰⁰

Metcalfe was a concerned member of Sydney society, acting as a steward for the Benevolent Society concert in 1842 and speaking at a

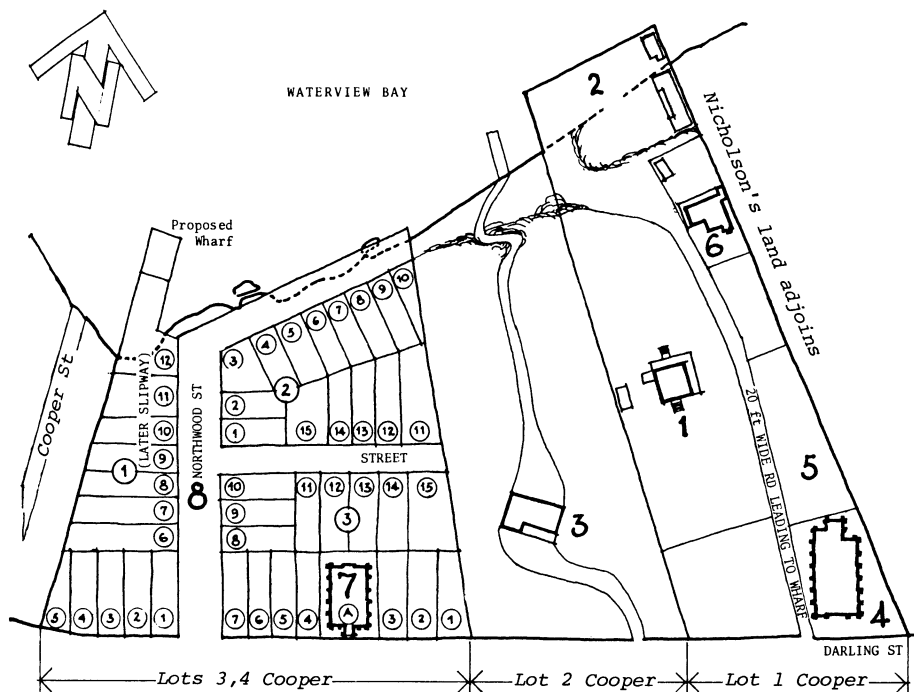


DIAGRAM 2 - COOPER'S LAND: 1860

Lot 1 - Perry's purchase: 1840.
 " 2 - Vallack's purchase: 1840.
 " 3,4 - Mace's purchase: 1840.

- 1 Spring Hill (later Northumberland House, later demolished, now Max Cooper & Sons P/L, 87 Darling St): 1840.
- 2 Metcalfe's Wharf (later Rowntree's Wharf, now public open space & Gilchrist Place): 1844-53.
- 3 Pine Villa (later demolished to make way for The Avenue): c1842.
- 4 St Mary's Church (first building, 1845): 1856-59.
- 5 Site of "intended Parsonage" (now part of Max Cooper & Sons P/L, Stack St): 1857-63.
- 6 Unknown house.
- 7 Darling Street Methodist Church: 1860 (re-built 1876, demolished c1930, now site of Darling Mews, 125 Darling St).
- 8 Northwood's subdivision, sections 1-3 (later abandoned, now site of Sydney Slipway subdivision): 1857-60.

NOTE: Section nos and lot nos encircled.

TABLE III - COOPER'S SUBDIVISION: 1840

LOT	VENDOR	YEAR	PURCHASER	OCCUPATION	REMARKS
1	Cooper	1840	Perry, SA	DepSurvGen	£600.0.0
2	"	1840	Vallack, W	Clerk	£273.0.0
3,4	"	1840	Mace, H	Chemist	£477.15.0

meeting to advance the cause of public education in 1844. In that year he was an officer of the Customs House and Secretary of the Sydney Ferry Co.¹⁰¹

After 1844, Metcalfe reclaimed the waterfront below Spring Hill and built a stone wharf for his trading purposes. At about that time, he leased the house to Edye Manning (1807-1889), a pioneer steamship operator.¹⁰²

Manning, who had come to New South Wales in 1831, was a committee member of the Australian life and Fire Insurance Co in 1835 and a director of the Australian Gaslight Co in 1836.

In 1838 he entered the newly-emerging steamship trade with the paddle-steamer *Maitland*. With the Sydney shipbuilder John Korff, he used the engines of the old *Ceres* to build the fast steamer *Victoria*. In 1841 he began the Sydney to Parramatta service with the *Emu*, the *Kangaroo* and the *Experiment*.

In 1839 he bought the old paddle-steamer *William the Fourth* and built the *Phoenix* around the engines of the *Sophia Jane*, the very first steamer to be imported from England. He used these steamers in the Clarence River and South Coast timber trade.

Changing circumstances caused Manning to leave Spring Hill in 1847. Some idea of the interior of the house can be gained from the notice of sale of his "very excellent furniture", comprising "sofas, chairs, tables, bedsteads, china, glassware, pictures, sideboard and a grand square piano-forte by Collard and Collard".¹⁰³

The next important tenant of Spring Hill was the Reverend Francis Cameron who, in

1849, had been appointed to St Mary's Church which was also built on Metcalfe's land. During Reverend Cameron's tenancy, for which he paid £80 yearly, Metcalfe advertised the house for sale on 27 April 1853 as:

*This superior residence...faithfully and substantially built of stone and finished in the best manner. It contains basement floor, five rooms of which are used as servants' apartments, nursery etc. The first floor which opens on to the spacious verandah surrounding the house, consists of five apartments inclusive of the drawing and dining rooms. On the upper storey there are four bedrooms. There are detached - a kitchen, fowl house, two-stall stables etc, well of water. The grounds are about an acre and a half. The whole property adjoins the Church of St Mary.*¹⁰⁴

As well as this account of the house, Metcalfe stressed the potential of the "spacious wharf" and the "valuable allotments" which could be cut up along the waterfront.

The sale was unsuccessful and Metcalfe let Spring Hill to the Consul for the United States of America, James Hartwell Wilson, who later married the daughter of Prosper de Mestre (1793-1844), a well-known Sydney merchant. By October 1853, the house was again put up for rent.¹⁰⁵

ST MARY'S CHURCH: The building of St Mary's was almost entirely due to the Reverend Frederick Wilkinson, MA. He had preached in the "English Church and School" on James Templeton's land on the western side of Cooper Street from 1844. This weatherboard cottage replaced the "slab and bark humpy" used by Reverend Wilkinson since 1841.¹⁰⁶

As the Balmain Anglicans grew in number, the need for a substantial place of worship intensified. In 1843 the Ashfield and Balmain parishes were united under the care of Reverend Wilkinson. His Sunday routine was to officiate at Ashfield in the morning and

cross over to Balmain for an afternoon service.¹⁰⁷

Wilkinson had thought out a design of his own for a Balmain church in a "Norman style" and had shown it to Edmund Blacket. Blacket had been chosen by Bishop Broughton, on January 1843, to be his official architect. Blacket modified Wilkinson's design for a "temporary" church in May 1843.¹⁰⁸

The architect was also proficient as a painter of stained glass and promised to "paint the east window for this building".

On 4 June 1843, however, Blacket produced his own design for a permanent stone church which satisfied both Reverend Wilkinson and the Bishop. Getting the church built, however, was another matter.

With the support of the Balmain congregation Wilkinson called a meeting in the Cooper Street schoolroom, on 27 July 1843, to take the first steps "towards the erection of a Church in that rapidly increasing suburb". The Reverend placed Blacket's design before the meeting and generously indicated that he would donate the land on which the Church could be built. He had bought lots 15 to 17 on the eastern side of Duke Street from Captain Nicholson shortly before.¹⁰⁹

The meeting resolved to build along the lines put forward by Wilkinson who graciously accepted the meeting's thanks "for the essential benefit he had conferred upon the inhabitants of the district". A building committee consisting of himself, M Marsh, R Mackay, Mr Elliott, Reverend Vidal, Mr Tennant junior, C A Hull, Mr Davies, Mr Townend, Mr Luke, Mr Metcalfe, with Mr Vannett as secretary and John Mackay as treasurer, was set up. Each committee member left the meeting with a collection book to receive donations for the new Church.¹¹⁰

Before building could begin, however, the Reverend's choice of site was questioned. Duke Street was a very narrow steep side street and the land was not large. The offer of a portion of the Spring Hill land, fronting Darling Street, made by Michael Metcalfe was accepted at the end of 1844 and work began. Metcalfe was thanked for conveying the land at the foundation laying ceremony on 1 January 1845. The Church of St Mary the Virgin was consecrated on Easter Tuesday, 2 May 1848.¹¹¹

No views of St Mary's, as designed by Blacket, have survived but in her detailed analysis, *Our great Victorian architect, Edmund Thomas Blacket (1817-1883)*, Dr Joan Kerr writes that the design was in the "Perpendicular Gothic style, very like Holy Trinity at Berrima".

The chancel of the original St Mary's survives but the rest of the building was taken down stone by stone in the mid-1850s. Bishop Broughton gave permission to "unbuild portions of the present edifice and to re-erect the same upon enlarged foundations re-using the original materials".¹¹²

The new architects William Weaver and William Kemp, called tenders for "carrying up part of the walls" on 16 May 1856. The successful tenderers were James Burt and Charles Reed.¹¹³

Work proceeded quickly and on 20 November of that year churchwardens John Prestage and



THE CHURCH OF ST MARY THE VIRGIN: 1845, 1856-59
Weaver and Kemp designed the second St Mary's (1856-59) to house the growing number of Anglicans in Balmain. The bell-cote is from the original St Mary's (1845, Edmund Blacket, architect) but it was mistakenly thought to be unsafe and was dismantled after World War II.
(Courtesy St Mary's Church)

William Howard announced that "the first portion of the intended alterations to this church being as far completed as to afford 120 sittings", parties desirous of renting pews should apply to them forthwith.¹¹⁴

Following the Bishop's instructions, the architects re-used the octagonal bell-cote from the original Church. Dr Kerr states that the bell-cote was copied by Blacket from St Nicholas' Church at Biddestone which had been featured in the *Gentleman's Magazine* of August 1838.

Internally St Mary's is most impressive. It has a lightness about it caused by the extreme slimness of the clustered columns which support the lofty and charmingly decorated roof. The chancel window is equally impressive and is a memorial to Ewen Wallace Cameron of Ewinton, Balmain.

Blacket was to continue his interest in St Mary's and later designed the Font, Reading Desk, Chancel Chair, and gallery.¹¹⁵

The enlarged St Mary's opened for the Christmas Day service of 1859.¹¹⁶

PINE VILLA: Adjoining Spring Hill, on the west, was Pine Villa. William Vallack, a clerk in the Colonial Secretary's Office, bought Cooper's lot 2 in April 1840 for £273. The property had a good frontage to Darling Street, extended to Waterview Bay and had a "beautiful view of the surrounding landscape".¹¹⁷



THE DARLING STREET METHODIST CHURCH: 1860, 1876. The re-built Methodist Church (1876), seen above, has a lowered roof-line, side gables and a side-entered porch. The old Church (1860) was destroyed by the 1876 Dandenong Gale. After the Church (125 Darling St) was bought by Mort's Dock in 1928, it was demolished. The ornamental gates and stone piers are to be seen at St John's, Balmain. Some of the piers are used as gateposts at 30-32 Darling Street. (The Methodist, 14 July 1928)

Vallack built Pine Villa of brick in about 1842 and moved there with his wife Lucy. A settled man, Vallack was a member of the committee of the Clerk's Benevolent Fund Society. As in most families his life was not untouched by sadness. On 27 September 1849 his youngest son, John Elias, died at Pine Villa to be followed by Lucy on 30 December 1851.¹¹⁸

On 26 April 1855, William Vallack re-married. His new bride was Eliza, the daughter of Robert Styles of Little's Lane. They lived at Pine Villa for many years.¹¹⁹

HENRY MACE: Cooper's lot 3 presented a "fine commanding Ground for a cottage ornee and... a market garden". Lot 4, "an excellent allotment, both for building on, and forming a kitchen garden" also had "the principal stream which supplies the whole of this Estate with water" and which trickled into a deep inlet in the Bay. This inlet and the deep water made it ideal for boatbuilding.¹²⁰

The stream and the inlet were to form the basis of the Slipway which was later excavated almost to the very edge of Darling Street, opposite Ewenton Street.

Henry Mace, a chemist and druggist of King Street, Sydney, bought lots 3 and 4 from Cooper in November 1840 for £477.15.0. Mace also speculated in land and saw this portion of the Balmain Estate as ideal for profit-making.

The coming depression, however, forestalled any dreams of easy money.

WILLIAM NORTHWOOD: Mace died on the last day of 1856 at 161 South Head Road. The executors of his will sold the undeveloped lots 3 and 4 at auction on 14 April 1857 to William Northwood, a Sydney gentleman.¹²¹

Northwood subdivided the land into 42 allotments and planned an entry roadway from Darling Street, called Northwood Street.

Apart from a small portion sold for a Wesleyan Church, the lots remained unsold and Northwood went to England and died at Clifton, in Bedfordshire, on 2 February 1871.

THE DARLING ST METHODIST CHURCH: The Wesleyans of Balmain began holding meetings in a little weatherboard Chapel on the eastern side of Datchett Street in 1845. The Reverend W B Boyce crossed the water to officiate as part of his Sydney Circuit. In October of that year, the Wesleyan Church in Sydney voted to supply six Bibles, 12 Testaments and 12 spelling books for a school to be held in the Chapel. The first superintendent, William Gollodge, was appointed in 1846.¹²²

Expanding numbers caused the Wesleyans to decide to build a new Church on a more prominent site.

At the Quartely Meeting of the Sydney North Circuit on 8 October 1858, a committee was appointed to provide a new Church at Balmain where "our cause has suffered greatly...for the want of a better sanctuary and a resident minister".¹²³

In the following month, in the Datchett Street Chapel, the Wesleyan ladies set out tea for a meeting which was addressed by the Reverend Ralph Mansfield. His oratory was so moving that a "few gentlemen offered upwards of £100 towards the object" of building the new Church.¹²⁴

Progress was reported at a Tea Meeting on 30 May 1859. The recent Wesleyan Conference had appointed Reverend William Hessel to reside in Balmain - all that was wanting was the Church. After the tea things were cleared away, Captain Thomas Tinley opened the subscription list with £100 - over £600 was soon collected.¹²⁵

With this inspirational start the trustees, headed by Reverend Mansfield and Captain Tinley, bought a plot of land having a 65 feet frontage to Darling Street by a depth of 100 feet, from Northwood (now the site of Darling Mews (125 Darling St) for £520.

At the foundation stone ceremony on 2 January 1860, Reverend Hessel read an engrossed document as follows:

The foundation stone of the Wesleyan Church, Balmain, was laid by Alexander MacArthur, Esquire, MLA, on Monday January 2nd, 1860, Sir W T Denison, KCB, Governor of New South Wales. Reverend Daniel J Draper, President of the Wesleyan Conference; Reverend Stephen Rabone, Secretary of Conference and Chairman of the District; the Reverends W Hessel, G Hurst and F Fawcett, Ministers of the Sydney North Circuit. Trustees Thomas Tinley, James Dempsey, Philip Bragg, Ralph Mansfield, Isaac Kendall, Henry Curry, John Caldwell, Alexander McArthur, Andrew Moffitt, William Love, William B Haigh, Ebenezer Vickery, James Barker, John Graham. George Allen Mansfield, architect.¹²⁶

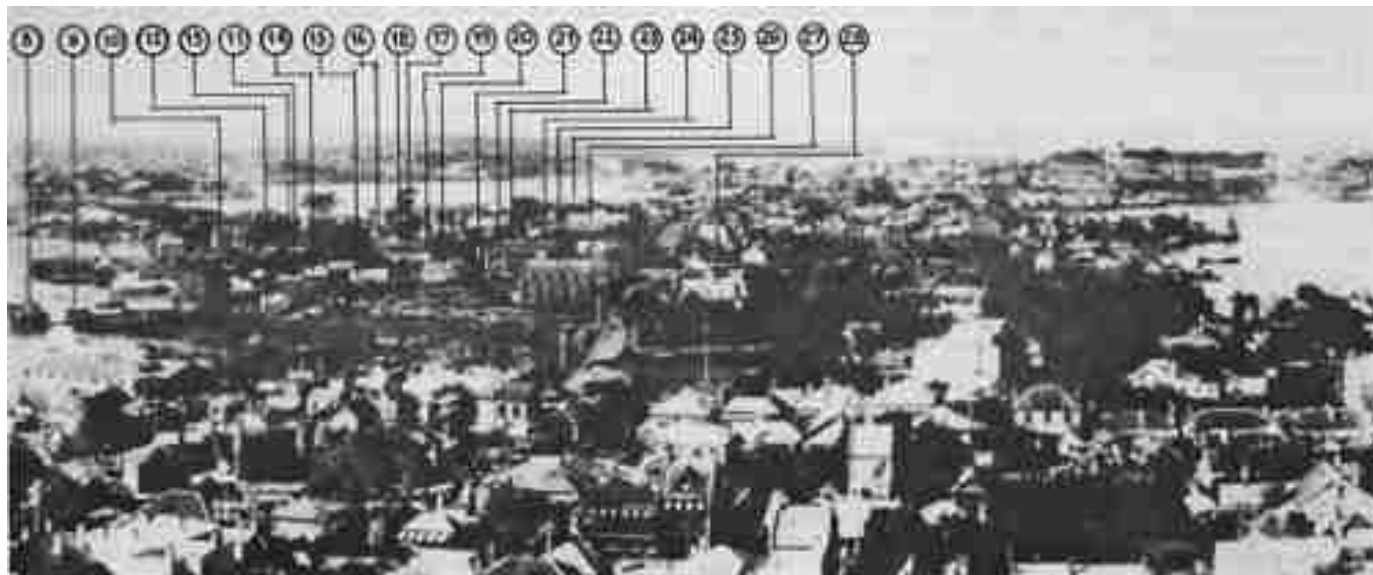
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LOOKING DOWN DARLING STREET BEFORE 1876: The Methodist Church (now site of 125 Darling St) built in 1860 (G A Mansfield, architect) is seen clearly. (Balmain Association)

- | | | |
|---|---|--|
| 1 Durham House(now Flats, 8 Nicholson St). | 9 Rowntree's wharf(now new houses and Gilchrist Place). | 22 6, 4 The Avenue. |
| 2 Northumberland House(now Max Cooper's, 87 Darling St). | 10 28-32 Nicholson St. | 23 7, 5 The Avenue. |
| 3 St Mary's Church. | 11 29 The Avenue. | 24 3, 1 The Avenue. |
| 4 Pine Villa (The Pines) (now approx site of The Avenue). | 12 36 The Avenue. | 25 Methodist Church. |
| 5 Methodist Church(now 125 Darling St). | 13 34 The Avenue. | 26 Durham House. |
| 6 Unknown waterfront use. | 14 27 The Avenue. | 27 St Mary's Church. |
| 7 School of Arts(now 142-4 Darling St). | 15 18-22 The Avenue. | 28 School of Arts. |
| 8 Rowntree's floating dock. | 16 19 The Avenue. | 29 Eastgate(9 Nicholson St). |
| | 17 17 The Avenue. | 30 St Mary's Church. |
| | 18 Northumberland House. | 31 E H Brett's warehouse(13 Darling St). |
| | 19 6-10 Duke Street. | 32 Darling Mews(125 Darling St). |
| | 20 10-12 The Avenue. | 33 Town-houses(127-135 Darling St on Sydney Slipway subdivision. |
| | 21 9 The Avenue. | |

LOOKING OUT OVER DARLING STREET c1910: The Methodist Church was re-built after the Dandenong Gale of 11 September 1876 (William Boles, architect). He lowered the original roofline and added side gables to withstand further storms. (Balmain Association)





LOOKING DOWN DARLING STREET IN 1984: The site of the Methodist Church is now occupied by the Darling Mews town-houses (125 Darling St).
(David Liddle Photographer)

the *Christian Advocate and Wesleyan Record* and an extract from the *Sydney Morning Herald*, was rolled into a bottle and placed in a cavity over which the foundation stone was laid.

When the stone was well and truly set, Alexander MacArthur stood upon it and delivered an address. He was followed by the Hon John Black whose speech affirmed that he regarded Balmain "as the most beautiful suburb of Sydney". A collection among the assembled yielded £22. Reverend Mansfield led the friends in prayer after which all present adjourned to a tent erected on the site where "a comfortable tea was provided".

The building committee had the pleasure of announcing that the building fund stood at £1 000. It had more difficulty, however, with the actual design of the Church. The architect, George Allen Mansfield, one of Reverend Mansfield's 17 children, zealously offered a design which would cost £300 more than anticipated.

The committee's fears of excessive spending were allayed when, at the close of proceedings at 8 30 pm, the building fund had swelled to £1 200. The younger Mansfield's "plans" were accordingly adopted.

For the friends it had been "a day of hall-owed pleasure, not producing the satiety which results from merely worldly gratification". By July 1860, the friends were able to see their newly-erected Church.

These happy sentiments, however, were marred by subsequent disappointments and disastrous events. To cover the architect's budget, the trustees took out a mortgage of £750 in April 1860. Although it was discharged in 1873, the interest had accumulated to a sum alarming to all.

At the Annual Tea Meeting on 2 May 1871, it was disclosed that the Church had cost £3 326. 12.2 with land included. When the interest was added, this sum would grow to over £5 000. General disappointment was voiced at "the folly of building expensive Gothic churches when about only one-third of the cost can be raised". It was emphatically stated that it would have been "better far to have a less expensive, though not less suitable building, and be able to pay for it in reasonable time, without wearying out the patience and liberality of the people by extending the payments over a period of from 16 to 20 years".¹²⁷

Expressions of disappointment continued at the 1872 Anniversary of the Darling Street Church, as it had become known to distinguish it from the new Montague Street Church which had opened on 3 March 1872. The treasurer announced the "startling fact" that to date more than £1 000 had been paid in interest since 1860.¹²⁸

Despite their disappointments, the Wesleyan church prospered in Christian service in Balmain. The statistics for Balmain in 1872 show that the Balmain Circuit, separated from the Sydney North Circuit since 1870, had two Ministers, four local preachers, two Churches and Chapels, 450 sittings; two Sunday Schools with 17 male teachers and 13 female, attended by 100 boys and 136 girls. They could count 71 Church members and had raised £13.17.10 for foreign missions and £8.14.0 for Church Sustentation and Extension.¹²⁹

There were of course many happy days at the Darling Street Church. For example on 22 September 1874, a Service of Sacred Song entitled "The Voyage of Life" was rendered by the scholars of the Sunday School. The rapturous

audience of 350 gave generously to defray the "deficiency accruing from the last annual picnic".¹³⁰

But again and again, the original cost of the Church proved a heavy burden for the friends. The 1874 Anniversary Tea Meeting brought forth the news that £1 222 had so far been paid in interest and the admonition "let other Churches take warning" was uttered.¹³¹

The friends' feelings were made very public in the *Christian Advocate and Wesleyan Record* of 3 November 1875 in an article relating that "great changes have taken place in that architectural abortion in Darlington (sic) Street". Alterations had been made to the internal layout which had brought about "a wonderful improvement in the appearance of the Church".¹³²

Thanks to the setting up of the Loan Fund for Methodist Church property, which absorbed the high interest payments, the mortgage debt had fallen to less than £400.

Few seemed to regret the almost complete destruction of the "architectural abortion" by the *Dandenong Gale*. A mighty wind, on 11 September 1876, sank the steamer *Dandenong* off Jervis Bay, drowning 40 passengers. Many buildings in Sydney were extensively damaged. The Darling Street Church lay in ruins.¹³³

The Gale had torn off the very high roof, timbers and all. The stonework of the gables lay on the ground. It seemed to the friends that "with the ruin of the Church had come the ruin of the circuit".¹³⁴

Two factions emerged. One wished to demolish the building stone by stone and re-erect it in a more central location by combining its congregation with that of the little Montague Street Church. As the friends extended well out into Balmain West, this seemed a valid alternative. Those wishing to retain the ruins that the Gale had left and re-build, however, won the day.

Remembering the "disheartening financial difficulties of the past", the friends chose a new architect. The new man, William Boles of Pitt Street, re-designed the Church. He lowered Mansfield's high roof by six feet because of the exposed nature of the site, and built gables above the windows on each long side of the building. Also, because of the weather, he enlarged the entrance porch and gave it side doorways to minimise southerly draughts. Above the porch, he built in a new "plate, tracery window" which added to the dignity of the building.¹³⁵

He greatly improved the approaches to the Church by replacing the steps with ramps. The street frontage was completed with a new dwarf stone wall and ornamental stone piers which supported new wrought iron railings and gates.

Boles' re-building cost well over £1 000 but the friends turned to and raised the money. The renewed Church opened on 23 June 1877, very greatly improved and now "both ornamental and comfortable". The friends were joyful: "thank God we are no longer homeless ...our mourning has turned to dancing".¹³⁶

* * * * *

RALPH MANSFIELD IN DURHAM HOUSE: After the insolvent estate of Captain Nicholson had been settled, the mortgagees sold Durham House and its extensive grounds to Reverend Mansfield in July 1851 for £1 000. Prior to settlement it had been leased to Edward Robertson as the Captain Cook Inn.

Ralph Mansfield was born on 12 March 1799 at Toxteth Park, Liverpool, England, the son of Ralph Mansfield, a manufacturer of earthenware, and his wife Ann, nee Worthington. Ordained a Methodist minister in 1820, he married Lydia Fellows and sailed for New South Wales in the *Surry* to become a missionary.¹³⁷

He arrived in September and became a leader in Methodist affairs. He moved to Hobart Town in July 1823 where he helped build a Methodist Chapel and worked for the conversion of Aborigines. He returned to Sydney in 1825 and in the following year became the Corresponding Secretary at the first formal Methodist meetings.

After a long-running dispute with the British Committee in London, Mansfield resigned as a missionary in October 1828. He later asked to be restored to an English circuit. Because his request was not approved, he continued as a local preacher and an enthusiastic member of his Church.

He took up secular employment by becoming joint editor with Robert Howe of the *Sydney Gazette* on 1 January 1829. When Howe was drowned a month later, however, Mansfield became sole editor, a post which he held until June 1832. During the period 1831 to 1839, he contributed articles to the *Colonist* and printed the first issue of the *Government Gazette* 1831.

On becoming secretary of the Protestant committee formed to oppose Governor Bourke's intention of introducing secular education in 1836, he was the recipient of the Governor's wrath for being "deeply, if not wholly engaged in secular pursuits of no very distinguished character". These "pursuits" included: agent in the Land Commissioners' Court; director and treasurer of the Australian Steam Conveyance Co; joint secretary of the Australian School Society; director and secretary of the Australian Gaslight Co. At the beginning of the 1840s he was secretary of the Sydney Floating Bridge Co and the Royal Exchange Co.

In 1841 he was appointed editor of the *Sydney Morning Herald* and in 1847 published his *Analytical view of the Census of New South Wales for the year 1846*.

Ralph Mansfield's success was tempered by the loss of his wife on 12 March 1831. Lydia had given him seven children but only one, a daughter, survived.

On 5 April 1832 he married Lucy, the daughter of William Shelley (1774-1815) a missionary and trader of Sydney. Lucy was to bear ten children of whom three sons and three daughters survived.

This was the large family which moved into Captain Nicholson's house in 1851. Despite its years as the Captain Cook Inn, Reverend Mansfield thought it appropriate to use the building's original name - Durham House. Nicholson's large rooms and well-appointed gardens were ideal for the Mansfield family.

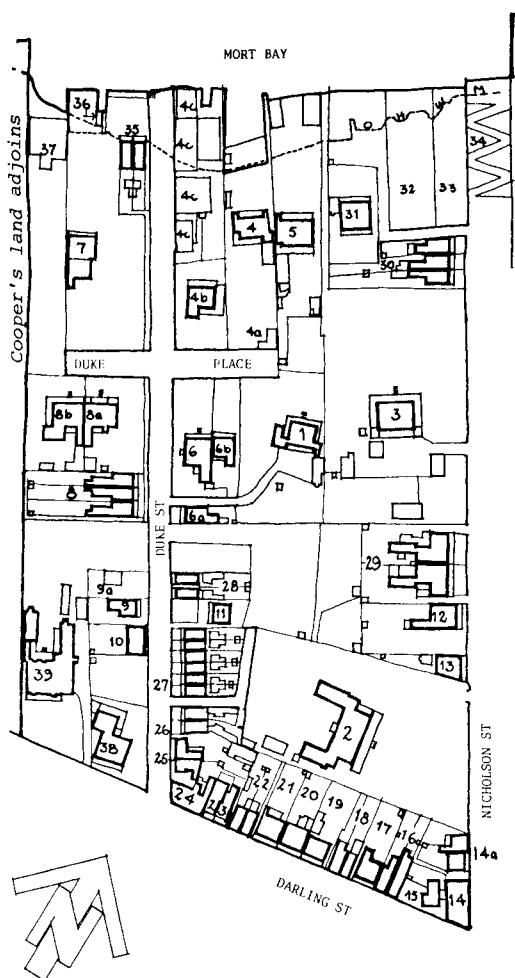


DIAGRAM 3

NICHOLSON'S LAND IN THE 1890s

- 1 Lliamfaiord Lodge(fmly Duke's Cottage,2 Duke St)stone;1837-41
- 2 Durham House,2s stone(also Captain Cook Inn & Balmain Hotel, later Remuera,8 Nicholson St: 1840-42.
- 3 Midrest,stone(fmly Elyard's house,later demolished,26 Nicholson St): 1841-44.
- 4 Undercliffe,2s stone(5a Duke Pl) 1846.
- 4a House,w/b,(5 Duke Pl): c1880.
- 4b House,stone,(cnr Duke St & Duke Pl,later Harry West P/L):c1860.
- 4c Unknown buildings(later Harry West P/L).
- 5 Braeside,stone(fmly Marine Cottage,later demolished,3 Duke Pl): 1842.
- 6 Clarenook,stone,attic storey (33 Duke St): 1844-57.
- 6a Blantyre,w/b(later demolished & larger 2s stucco house built, 31 Duke St):1843(1st building).
- 6b House,2s brick(4 Duke Pl):c1880.
- 7 Lizzilea,w/b & stone,later demolished): 1842 w/b building.
- 8 Terrace, 2s stucco(6-10 Duke St): 1894.
- 8a Montrose Villa,w/b(8 Duke Pl): c1860.
- 8b Melrose,w/b(10 Duke Pl):c1860.
- 9 House,w/b,attic storey(4 Duke St): 1841-44.
- 9a Unknown building.
- 10 House,stone(2 Duke St): 1841-44
- 11 Dale Cottage,w/b(17 Duke St): 1844.
- 12 Araluen,brick(14 Nicholson St): 1842.
- 13 Gunyah,stone(also The Gunnier & The Gunyahs,now demolished): 1844.
- 14 Albion Hotel(fmly Unity Hall Hotel,51 Darling St,stone 2s: 1846.
- 14a Unknown buildings,w/b(later 2-6 Nicholson St).
- 15 House & shop,stone & w/b(51a Darling St): 1846-50.
- 16 2 shops & houses,stone(53-55 Darling St): 1850 & 1856.
- 17 Shop & house, stone(57 Darling St): 1859-62.
- 18 2 shops,stone(59-61 Darling St): 1856-60.
- 19 Cottage,w/b & stone(63 Darling St): 1843(w/b) & c1860.
- 20 Cottage,stone(65 Darling St): 1847-53.
- 21 Cottage w/b(67 Darling St): 1846-59.
- 22 2 shops, stone(later enlarged as Durham Hotel,69-71 Darling St): 1852-53 & c1870.
- 23 2 cottages,w/b & stone(75-77 Darling St): 1844 & 1848-60.
- 24 Shop & house,stone & w/b(later rebuilt,79-81 Darling St):1844
- 25 Unknown houses:1844-51.
- 26 Harold Place,2s stucco (1-3 Duke St): 1866-70.
- 27 Richmond Place,2s stucco(5-15 Duke St): 1866-70.
- 28 Saber's Villas,2s brick(21-23 Duke St): 1865-70.
- 29 Eastern Villas,2s stucco(later Glencairn & Boston House,then Onkamaruya Flats,16-18 Nicholson St): 1866-70.
- 30 Terrace,2s stucco(Lindsay, Carisbrooke & Ariel,28-32 Nicholson St): 1883.
- 31 House,brick,attic storey(R & CG Hansen's land, later Mort Bay House,34 Nicholson St): c1872.
- 32 DA Hansen's land.
- 33 WF Hansen's land.
- 34 Zig-zag from Nicholson St to waterfront.
- 35 2 houses,2s w/b,(later demolished): date unknown.
- 36 Unknown building.
- 37 Unknown building.
- 38 House,stone(later demolished, 83 Darling St): c1850.
- 39 Cromwell Cottage,stone(later enlarged,85 Darling St): c1850 & 1851 & 1860, etc.

Mansfield became a leading member of the Balmain community. With others he formed the first Balmain Council in 1860. He was its first Chairman in that year, again in 1865, and also in 1866 when he was joint-Chairman with Walter Church. He was also an alderman for many years.¹³⁸

In 1869 Ralph and Lucy Mansfield moved to another property at Parramatta. He died there on 1 September 1880, aged 81. At his funeral at Rookwood, a special train brought many friends from Sydney to mourn his passing. Mansfield Street, Balmain, is named after him.

DUKE STREET IN LATER YEARS: Ralph Mansfield acquired Nicholson's lots 15 to 17 in Duke Street in October 1853. These were the lots that Reverend Wilkinson had offered to give for the site of St Mary's Church. After the present site of the Church was chosen, he sold the land to Mansfield for £45.

To gain the strip of land on the eastern

side of Duke Street backing on to Durham House, Mansfield bought lot 14 and its weatherboard cottage from John Williams of Sydney in June 1866. His architect son, George, also bought land in Duke Street - part of lot 13 - in August 1866 from Conway the butcher.

It is most likely that Gorge Allen Mansfield designed and built the two terraces of houses, Harold Place (1-3 Duke St) and Richmond Place (5-15 Duke St) between 1866 and 1870. The two groups of houses were divided by a laneway which gave rear access to Durham House and the terraces for sanitary purposes.

Harold Place contains two modest standard terrace houses built for the rents that they would generate.

Richmond Place, also built to let, has six two storey houses squeezed on to a Duke Street frontage of a little more than 78 feet. They are also very modest with a strong Italianate influence in the window detailing. The provision of a verandah to the lower storey is an indicator of the early nature of the design.

SABER'S VILLAS: At about the same time that the Mansfields were developing their Duke Street land, Woolf Saber, a City jeweller, acquired an interest in lot 19. In 1870 he built a pair of houses which were called Saber's Villas (21-23 Duke St). The houses were built economically of brick, of two storeys set flush with the street alignment and with cantilevered upper balconies.¹³⁹

Saber's Villas brought in steady rents and appreciated in value to such a degree that Saber was able to sell them to John Stone Lord, a lighterman, for £480 in 1873.

25-27 DUKE STREET: Nothing more is known of John Connolly's small cottage on lot 20. It seems that it either burnt down or was demolished by an important owner, David Morgan Jones. He bought the property in 1898 and built the twin Queen Anne houses, Gamalally and Trielmon (25-27 Duke St) in about 1901. The two-storey houses feature a broad semi-circular entrance verandah arch with interesting detailing and well laid face brickwork - recently painted.¹⁴⁰

6-10 DUKE STREET: On the opposite side of Duke Street, Timothy Donnelley's cottage was pulled down to make way for a terrace of three houses. Dr Evans had bought the land in 1869 but after his death the land was sold to a Balmain marine engineer, John McCammond. He built the terrace (6-10 Duke St) in 1894.¹⁴¹

HARRY WEST, SAILMAKER: The bottom of Duke Street became a thriving waterfront centre. Reynolds' land and his house on the corner of Duke Street and Duke place became Harry West's sailmaking loft in 1924. He moved there from 14 Nicholson Street.¹⁴²

Next door to the loft was the Waterview Slip and Power Boat Co, operated by Richard Palfrey White of 3 Grafton Street, Balmain. Adjoining White's was Henry Roberts' Marine Renovating Co.

These waterfront activities were conducted in rudimentary buildings constructed with the utmost economy. Profits were small and not to be wasted on permanent buildings of any elegance. Time would tell how they weathered the changes on the waterfront.

PETER HANSEN: Erin Lodge (2 Duke Pl) was bought by Peter Hansen, a Peacock Point shipwright, in June 1873. He had already bought Braeside on the waterfront in September 1872. On the eastern side of Braeside, he acquired Samuel Elyard's waterfront in February 1876. These judicious purchases gave him a deep, sheltered waterfrontage of 230 feet.

Peter Hansen, or Pedre Hanson as he was sometimes known, was born in Denmark in 1814, the son of a shipbuilder. He came to New South Wales as a free immigrant in 1838 and married Rachel Ainslie at St Thomas', Port Macquarie. The 22 years-old Rachel was to bear 10 children. The family lived in Edward Street in the 1860s and in Murray Street, Pyrmont, before buying the Duke Place land.

The Hansens moved into Braeside after 1872 and Peter built another house next door on Elyard's land. The house is now known as Mort Bay House (34 Nicholson St).¹⁴³

Peter Hansen died at Braeside on 9 August

1880. His widow Rachel moved up the hill into Erin Lodge and she re-named it Lliam-faiord Lodge. The name was later changed to Linford Lodge.

Rachel sold Braeside to John Goodsir, a Balmain builder, in March 1882. After Goodsir's death by drowning on his own waterfront, in September 1884, his widow Elizabeth sold the property in July 1885. Goodsir Street was named after him. Braeside was later demolished.¹⁴⁴

Rachel continued to live at Lliamfaiord Lodge until 1900 when she could not meet the interest due on her mortgage and lost the house to a Rylstone grazier, David Morgan Jones, mentioned earlier.

Rachel and her daughter, Christina Georgina moved into Mort Bay house in 1900. After her death on 6 April 1911, the house passed to Christina. A narrow cartway, named Hansen Lane, gave access to the house from Nicholson Street.

Next door, and also approached via Hansen Lane, was the house built by Rachel's son, David Ainslie Hansen, a local gasfitter. The remaining strip of Hansen land on the waterfront and alongside Nicholson Street was bequeathed to the elder son, William Forbes Hansen.

The Adelaide Steamship Co bought the Hansen properties in 1911 and 1912. The Company demolished David Hansen's house in 1959 but Mort Bay House survived to be renovated to the fine residence that is today.

NICHOLSON STREET IN LATER YEARS: On the rock shelf above this land, Peter Hansen, just before he died, set aside a small piece of land for his daughter Cecelia, the wife of Captain Neil Brodie. She built a terrace of three houses which were called Lindsay, Carisbrooke and Ariel (28-32 Nicholson St) in 1883.¹⁴⁵

The building of these tall houses seriously affected the views from the house that Alfred Elyard had built. He, by this time, no longer owned the house. He had taken out a mortgage on the house in 1854 and when he could not repay, the house was sold over his head in 1874.

The new owner was John MacDonald, a Balmain man of independent means, who called it Midrest. He died there in 1886 and the house passed to his wife, Francis Jenkins MacDonald.

After her death in 1908 the house was sold to Mrs Elizabeth Ryan, whose husband Michael was a local publican, in 1912.

Before Mrs MacDonald died she built three Queen Anne houses, Kingussie, Hamilton and Ipswich (20-24 Nicholson St) in 1904. The well-detailed red brick houses have regrettably been painted in a recent renovation.¹⁴⁶

Midrest was resumed by the Housing Commission in 1946 and pulled down to make way for the flats which were built in the following year (26 Nicholson St).

Nicholson's lots 21 to 23 passed through various owners to Edward Hunt, MLC, of Hamp-ton Villa (now 12b Grafton St). After his death in 1866, his widow inherited the property and it is thought that she built the fine pair of houses first called Eastern Villas (16-18 Nicholson St). After 1915 they were called Glencairn (No 16) and Boston House (No 18). They were very likely built



DURHAM HOUSE IN 1918

Members of the Hall family captured on the verandahs of the house built by Captain Nicholson in 1840.

The grandeur of the residence is exemplified by the impressive entry doorway and elliptical fanlight.

It is probable that the upper verandah is *not* original.

Durham House was demolished to make way for Housing Commission flats (8 Nicholson St) in 1949.

(This illustration first appeared in T Stephens & A O'Neill, Larrikin days: 100 years of growing up in an Australian suburb, p59).

to provide an income for Hannah Hunt.¹⁴⁷

The twin houses were converted to Onkamaruya Flats after 1919 by William Rupert Snow. He was a local boarding house proprietor and he altered houses such as Onkaparinga (12 Johnston St) and Helpstone (now site of 41 Darling St) for cheap rentable accommodation.

Dellwood, next to Eastern Villas, was occupied by Henry B Cohen. This house had also been Araluen (14 Nicholson St) and was bought by Cohen, a Sydney bookkeeper, in 1877. He lived there until 1897. Dellwood has been renovated recently.

Adjoining Dellwood was Gunyah, the stone cottage built by Edward Robertson in 1844. The house was called The Gunnier by its occupant of the 1880s who rejoiced in the patriotic name of Australia Jubilee Goodwin. Jube Goodwin, as he was known, was a wheelwright by trade and he bought the cottage in 1881. Gunyah was demolished in the 1960s to make an entry to the Park.

During the 1870s, the Mansfields leased Durham House to Josiah Mullens, one of Balmain's civic leaders and "a prominent writer on Congregational affairs", and treasurer of the Congregational Union.

In 1878 Thomas Robert Allt, of Allt and Co wine and spirit merchants, became the new tenant. He kept up the name Durham House until he moved to Brundah in Liverpool Road, Enfield, in 1888.

Allt with his near neighbour Harry Cohen were two of the founders of the Balmain Bowling Club in 1880.

Durham House was renamed Remuera in 1897 by its new owner Robert Pollock, a consulting engineer. This name lapsed when the property was bought by surveyor Arthur Edward Albert Hall in 1918. Captain Nicholson's old house was replaced by Housing Commission flats (8 Nicholson St) in 1949.

DARLING STREET IN LATER YEARS: The old Unity Hall (51 Darling St) remained in the Aiton family until 1935. After John Aiton ceased to be the licensee in 1870, Mrs Ann Taylor leased the building as a hotel. In 1874,

however, she moved her hostelry to the corner of Darling and Beattie Streets where she opened the "New Unity Hall Hotel".¹⁴⁸

The old Unity Hall became the Albion Hotel under the licence of Mrs Elizabeth King after 1879. It became a "flourishing house where the boatmen and sailors loved to meet". The building ceased to be a hotel in 1910. It became Robert McKeon's restaurant in 1912.¹⁴⁹

Next door to the Albion Hotel, Glassop's shops were taken over by his daughters. Old James John Glassop's endeavours for the Baptist Church reached a peak in 1881 when he gave the land in Mullens Street for a permanent Chapel. He was the pastor from its opening until he retired from preaching in 1891.¹⁵⁰

Ever devoted to the education of the young, he conducted a Ragged School in Kent Street, Sydney, in more energetic days. During his active life it was said that he gave away over 1 000 Bibles in Balmain alone.

He was an enthusiastic temperance worker and was chaplain to the Sons and Daughters of Temperance. His maxim was "pray often, and keep out of debt".

After failing health James John Glassop died at his son's residence, Spurgeon House, at Ashfield on 24 February 1894. He was 87, the oldest Baptist minister in New South Wales. He was survived by his widow Sarah Elizabeth and two sons and five daughters.

One of the girls, Emily, had married Thomas Henry Vaughan, a Sydney hairdresser and she took over the family drapery in No 53 Darling Street after the 1870s. Her husband also used the premises for hairdressing. The shop became Mrs Murray's drapery in 1891.¹⁵¹

No 55 was operated as a grocery by Mary Glassop who had married watchmaker Henry Simcoe. After 1872, Henry added his watchmaking to his wife's grocery business. Their combined business ceased to function in 1895 when became the home of the East End Patent Medicine and Drug Co.¹⁵²

John Aiton bought Nicholson's lot 5 in November 1859 and built a shop and house (57 Darling St) for his daughter Annie. She leased the premises to George Phillips who began

a grocery business there in 1862. 52 years later, in 1914, Phillips ceased to be in business.

The shop, with an upper storey added in 1938, still functions as the fruit and vegetable shop for East Balmain.¹⁵³

Peter McBeath built two shops (Nos 59-61) on lot 6 which he acquired in May 1856. They were rented out for various purposes such as confectionary, tobacconist and bootmaking shops.¹⁵⁴

Peverly's Durham Hotel (Nos 69-71) on lot 10 was shortlived. The property passed via his daughter, Darcy, to the Pratt family who converted it into two small shops. It is now the Balmain East supermarket.¹⁵⁵

On the corner with Duke Street, the Conways continued to flourish. James Conway, the butcher, died there on 21 November 1877 and the butchery was taken over by his son, James Peter. The family sold out to butcher Thomas Wyndow in 1909. He rebuilt the corner shop at about this time and demolished the cottage facing Duke Street.

On the other Duke Street corner, Fitzpatrick had to sell his house (83 Darling St) because of financial difficulties. It became the property of Captain Charles Sylvester Smith in 1873. The house was demolished in the early 1970s to make way for the present home units.

CROMWELL COTTAGE IN LATER YEARS: Next door, Dr Evans added on to Cromwell Cottage (85 Darling St) as his family grew. The construction of the family ballroom indicates the settled nature of the doctor's life. His son, young Dr Evans, lightened his father's labours by opening a surgery at his house, Everleigh, in Darling Street, just up from the "new" Unity Hall.

The old doctor continued to see patients at Cromwell Cottage as well as tending the sick on his rounds. Age decreed that he employ a groom to drive the horse and buggy.

While on his rounds, on 20 November 1889, he suffered a fatal accident. He had asked the groom to stop outside Schmidt's confectionary in Darling Street and, holding the reins, he sent the lad inside - no doubt to make a purchase to give to a small patient to sweeten the medicine.¹⁵⁶

While his man was in the shop, the horse, a very restless animal, bolted down Darling Street. Horse and buggy swung into Eaton Street and turned over, throwing the doctor on to the footpath. The groom ran to fetch young Dr Evans who took his seriously injured father to his surgery. Old Dr Evans died five minutes later.

When his cortege passed through Balmain, there were "some thousands lining the streets" giving a silent farewell to a friend who "had a soft heart for those in distress, whether by reason of poverty or sickness". As well as the carriages of the close relatives, there were some 85 carriages, buggies and cabs.

The whole procession was one mile in length and had the day been fine, many more vehicles would have joined the long line of mourners.

After the settlement of the doctor's estate, Cromwell Cottage was sold to the trustees of the Bethany School. The School was founded



THOMAS STEPHENSON ROWNTREE (1818-1902), master mariner, shipbuilder and loyal Balmain citizen.
(Balmain Association)

by Canon Archdall of St Mary's in 1891 for the training of deaconesses. Ten years later, the house became the Lisgar Training School for Domestic Servants and Childrens Home. Under Deaconess G Kay of the Bethany School, the charity united the former "Lisgar Training School for Poor Girls" and the "Destitute Babies Home". At Cromwell Cottage the growing girls "could be taught, not only to make useful housewives, but to tend little creatures needing even more loving care than themselves". In 1902, Lisgar was home for 40 such girls and 20 babies.¹⁵⁷

After the school moved to new premises in 1914, the property was rented to Mrs Laura Morgan. In September 1922, Mrs Morgan bought it outright and converted the building into flats.

When St Mary's Rectory (2 Pearson St) was sold in 1965, the very much altered Cromwell Cottage was purchased as the site for a new Rectory. Dr Evan's old house had been forgotten and it was decided to build a modern extension for the Rector. The new work was undertaken in 1967. It was later discovered, however, that much of the old building remained intact. Yet Cromwell Cottage still awaits a new life.¹⁵⁸

* * * * *

CAPTAIN ROWNTREE: Metcalfe continued to rent out Spring Hill. At the wharf below, in March 1855, he sold "earthenware of every description, 50% under Sydney prices" ¹⁵⁹

A sea-farer, who was to become one of Balmain's leading men, Captain Rowntree leased Spring Hill from Metcalfe in 1854 and re-named it Northumberland House after his home - land.¹⁶⁰

Thomas Stephenson Rowntree was born on 7 July 1818 at Sunderland, County Durham, England, the son of William Rowntree, a marine



NORTHUMBERLAND HOUSE IN LATER YEARS

Originally Spring Hill built by George Cooper in 1840, the house was probably enlarged by Michael Metcalfe and later by Captain Rowntree. The Captain died there in 1902. The house, pictured from the rear looking out over Mort Bay, was demolished to make way for Max Cooper and Sons Pty Ltd (87 Darling St).

(Courtesy Mrs O Williamson)

captain, and Mary, nee Dodds. The young Thomas was apprenticed at 14 to a shipwright and went to sea at 20 as a ship's carpenter!⁶¹

In 1839 he married Elizabeth Potts at St Augustine's Church, North Sunderland. They lived at Woodbine Street, Bishop Wearmouth South, and raised three daughters, Elizabeth, Mary and Sarah. Mrs Rowntree died, however, and Thomas married again.

The second marriage took place at St Augustine's on 20 February 1847 when he wedded the 17-year old Annie Ogle. Annie, born in 1830, was the daughter of schoolteacher, Henry Ogle. Thomas' new wife bore him a son, William, who was drowned at sea in 1862. A daughter, named Annie Ogle after her mother, arrived in 1849 only to die two years later. Another daughter was born in 1851 and baptised with the same name.

After gaining his master's ticket Rowntree, between 1842 and 1852, commanded vessels in the English, Baltic and Mediterranean trade.

Determined to change his fortunes, Captain Rowntree with John Webber, built the 206-ton *Lizzie Webber* for the Australian coastal trade. On 1 August 1852 Rowntree and his family, with other settlers, sailed the *Lizzie Webber* out of Sunderland bound for the Colonies.

The *Lizzie Webber* arrived at Melbourne on 4 December but he did not settle there. Reacting to the gold fever of the times, his crew deserted ship. After engaging new men, the *Lizzie Webber* plied back and forth between Melbourne and Sydney for some months.

Dissatisfied with the Melbourne port regulations, Rowntree finally set out for Port Jackson. Knowing well the importance of deep water and sheltered bays, the Captain chose Waterview Bay as his headquarters.

From William Morgan of Redfern, he purchased James Reynolds' prime site in the neck of the Bay which not only gave him sheltered water but also had the benefit of a small stream which tumbled down the Balmain hillside. Included in the sale, in October 1852, was carpenter Reynolds' Strathean Cottage.

Rowntree's foresight, knowledge of shipbuild-

ing and experience in dockyards convinced him to sell the *Lizzie Webber* in 1853 for a far greater enterprise. After laying down a patent slip, he joined with T S Mort and J S Mitchell as Rowntree and Co to found the Waterview Bay Dry Dock, later Mort's Dock.

The bed of the stream was excavated by manpower, horsepower and steampower, and a little blasting, for the construction of the Dock. The Dry Dock opened in 1855 and, apart from the government-built Fitzroy Dock, which was reserved for government vessels, was the only facility of its kind south of Bombay.

Rowntree operated the Dock for shipwrighting until it was taken over by the giant Peninsular and Orient Co in 1858. The Company allowed Rowntree to continue on the site as a sub-lessee.

After moving into the re-named Northumberland House, his son, Thomas Stephenson junior, was born on 11 July 1854. Rowntree bought the entire property from Metcalfe in 1857. Other children followed: Adelaide in 1860; Cameron Sutcliffe (named after Ewen Wallace Cameron, 1816-1876, and Thomas Sutcliffe Mort, 1816-1878), 1861; and Jessie Alicia, 1864. Their Sunderland-born sister, Annie Ogle (the second of that name), died at the house on 6 March 1874.¹⁶²

In the years 1855 to 1857, Rowntree advised the Government on the construction of new docks at Circular Quay and other marine matters. He built several steamships at Waterview Bay but in 1864 again decided upon a change of fortune.

The New Zealand trade had always featured prominently in Balmain history and Rowntree decided to take his share in it. He loaded the *Caroline* with 16 men, a sawmill and other stores and sailed for the Hokianga district in the North Island. He flourished in the timber trade, transporting many tons of Kauri to the Australian coastal ports.

Leaving members of his family to continue the New Zealand operations, Rowntree returned to Balmain in 1869.

In 1872 with the financial assistance of

WOOD-LEE, 7 STACK STREET.

The residence of the Captain's son, Thomas Stephenson Rowntree junior, from about 1878. Designed by architect Edmund Blacket, Wood-Lee is now renovated. The weatherboard kitchen at left is not original but has been retained. The verandah has been restored.



(Balmain Association)

Robert Towns and Alexander Stuart, he bought the floating dock next to the Gas Works in Darling Harbour. He sold out, however, in 1880 and opened a floating dock out from the wharf below Northumberland House.

Opposite, the Waterview Bay Dry Dock had become Mort's Dock and Engineering Co.

WOOD-LEE: Always a public-spirited man, Rowntree was a trustee of St Mary's Church adjoining his home. He helped buy from Metcalfe a block of land at the rear of the Church for an "intended Parsonage" in March 1857. The proposal almost became real when William Weaver, one of the Church architects, called tenders for a new Parsonage.

A change of mind saw the Reverend Stack and the other trustees buy a new site at the end of Pearson Street in 1863. Rowntree acquired the "intended Parsonage" site next to Northumberland House at the end of that year!⁶³

The land was used as a tennis court by the Captain's son, Thomas junior,⁶⁴

Adjoining the tennis court and looking into the sunshine out over the Bay, Rowntree built Wood-Lee for young Thomas and his wife Maud Evelyn. The younger Rowntree had been trained as a shipwright by his father and when the old Captain decided to retreat a little from commerce, the son became the proprietor of the floating dock.

The original architect of St Mary's, Edmund Blacket, was commissioned to design Wood-Lee in stucco covered brickwork with an attic-storey and a pretty verandah. The design, though modest, shows a little flash of the old fire of the architect".⁶⁵

Wood-Lee (7 Stack St) still stands and after intensive renovation is a fine example of Blacket's domestic work.

ROWNTREE'S LATER LIFE: Down on the waterfront Rowntree had bought Metcalfe's warehouse in the sale of 1857. It was in the warehouse loft that the first meeting of the newly-incorporated Balmain Council met on 3 April 1860. The elected Councillors were Ewen Wallace Cameron, Dr O S Evans, James Beattie

(butcher), Dr G R Elliott, James Palmer, Andrew William Reynolds (boatbuilder) and Captain Rowntree. As already stated, Reverend Mansfield was Chairman.⁶⁶

In 1864, Rowntree shared the Chairmanship with Dr Evans and was an alderman for many years. He helped to found the Balmain School of Arts in 1860. As a magistrate and electoral returning officer, over a long period of time, the Captain advanced the cause of citizenship in Balmain. In sea-going matters he was a member of the Marine Board of New South Wales.

Even in his leisure activities, like Captain Nicholson before him, Rowntree's thoughts were engrossed with the sea. As a founder of the Royal Sydney Yacht Squadron, he revived the Anniversary Day Regatta. Between 1858 and 1864 he won seven trophies with his boats *Annie Ogle*, *Lenan* and *Leisure Hour*. With the *Annie Ogle* he won the champion yacht race on the open sea worth 300 guineas and a silver trophy.⁶⁷

After a very full life, Thomas Stephenson Rowntree died at Northumberland House on 17 December 1902, a moderately wealthy and most respected member of the community.

His widow Annie lived on at the main house and Thomas junior and family at Wood-Lee. At the end of Captain Rowntree's life, Northumberland House (now site of 87 Darling St) was seen from Darling Street at the end of a long avenue of trees.^{67a}

On the frontage of Darling street, next to the driveway was the Northumberland House tennis court (now the East End Garage, 89 Darling St) which was the scene for many happy social occasions.

THE AVENUE: During the Captain's life he had seen many changes in the development of Balmain. On the western side of Northumberland House, William Vallack's land was put up for sale in November 1885. Rowntree judiciously bought four lots to prevent his house from being built out. He also bought a waterfront lot to increase the usable area of the floating dock.

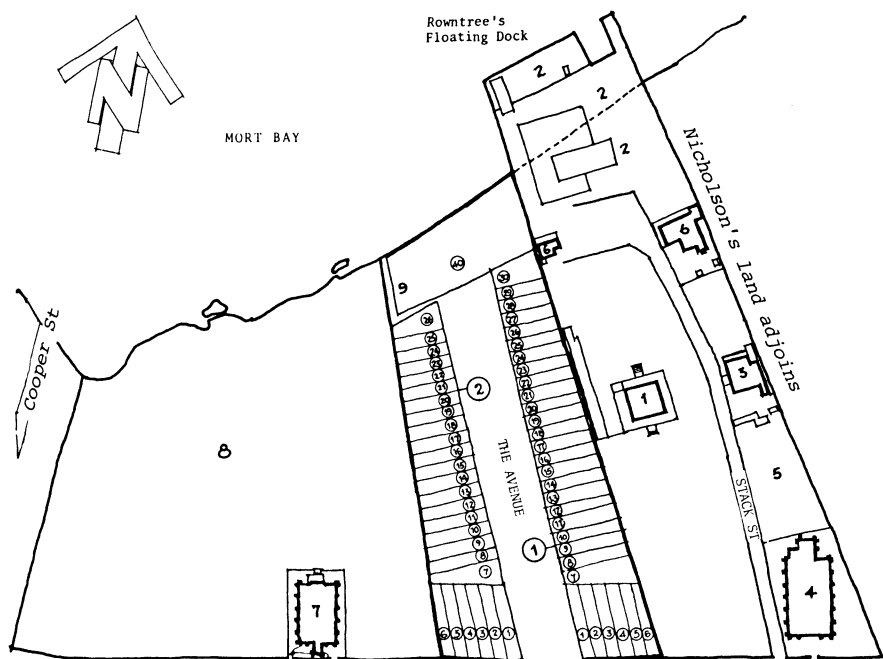


DIAGRAM 4

COOPER'S LAND IN 1885

FRASER & GOODCHAP'S SUBDIVISION

Section One lots 1-30

Section Two lots 1-26 &

un-numbered lot (40)

Sale plan (The Avenue) 28/11/1885

- 1 Northumberland House: 1840 (later enlarged).
- 2 Rowntree's Wharf and warehouse: 1844-53 (later enlarged).
- 3 Wood-Lee (7 Stack St): c1878.
- 4 St Mary's Church: 1843 & 1856-59.
- 5 Wood-Lee tennis court.
- 6 Unknown house.
- 7 Methodist Church: 1860.
- 8 Unknown waterfront use (Slipway).
- 9 10 ft Right of Way to Bay.

NOTE: Section nos and lot nos encircled.

TABLE IV - FRASER AND GOODCHAP'S SUBDIVISION

LOT	VENDOR	YEAR	PURCHASER	OCCUPATION	REMARKS
SECTION ONE					
1-4	Hughes, W	1887	Hughes, R	Gent	£1215
			incl sec 2 lots 2-6.		
5,6	"	1888	Simcoe, J	Electrn	£268
7	Vallack	1886	Monk, J	Eng Drvr	£82.10.0
8-11	"	1886	Fairweather, W; Enginr		£350
			Perdriau, G; Clerk		
			Matthews, JR	Enginr	£350
12,13	"	1886	Fallick, R	Widow	£153.15.0
14-17, 30	Hughes	1889	Rowntree, TS	Shipbldr	£367.11.4
			incl sec 1 lot 30.		
18,19	Vallack	1886	Sterland, J	Plumber	£123.15.0
20	"	1886	Howie, J	Mason	£61.17.6
21,22	"	1886	Edwards, L	Furniture broker	£120
23,24, 27,28	"	1886	Taylor, S	Stevedore	£171.15.0
25,26	Hughes	1889	Corlett, JH	Joiner	£193.2.6
			incl sec 2 lots 14,15.		
29	"	1886	Nash, M	Wife of Charles TN,	£30

Vallack had resided in Pine Villa from 1842 until he died there on 6 December 1875. He left the property to his widow Eliza. She moved to Burwood in 1883 and later sold the entire holding to the developers Archibald Colquhoun Fraser and Charles Augustus Goodchap in December 1884.

In the boom of the 1880s. the developers saw that the sale of many small lots would bring in a quick profit. They therefore cut the land up into 57 lots and called the development the Pines Estate.

In their minds, the disadvantage of tightly-packed rows of houses, set on narrow 15-foot wide blocks, would be offset by a wide and commodious central street. As an added selling attraction they named the new street The Avenue and laid out a garden plot along its centre.

Cannily, the wide street was prevented from

DARLING ST

SECTION TWO					
1	Hughes	1886	Durning, H	Wife of James D, Plumber	£135
2-6	"	1887	Hughes, R	Gent	£1215
			incl sec 1 lots 1-4.		
7	"	1888	Durning, S	Wife of William JD, Enginr	£128.5.0
8	"	1889	Rowe, HS	Contractr	£75
9	"	1889	Rowe, EM	Plasterer	£75
10,11	"	1888	Fairweather, J	Enginr	£145
12	"	1889	McKay, R	Freehldr	£75
13	Vallack	1886	McMonnies, D	"	£75
14,15	Hughes	1889	Corlett, JH	Joiner	£193
			incl sec 1 lots 25,26.		
16,17	"	1889	Tinley, T	-	£120
18-20	"	1888	Gardner, J	Wife of Edward HG, Boatbldr	£180
21,22	"	1889	Vaughan, E	Wife of Thomas HV, Hairdrsr	£90
23,24	"	1895	Larson, P	Gent	£115
25	"	1889	Harris, FA	Soda manufactr	£34.10.0
26	Vallack	1886	Collins, J	Painter	£84
un-numbered lot	Hughes	1890	Gillespie, JM	Widow	Marriage gift

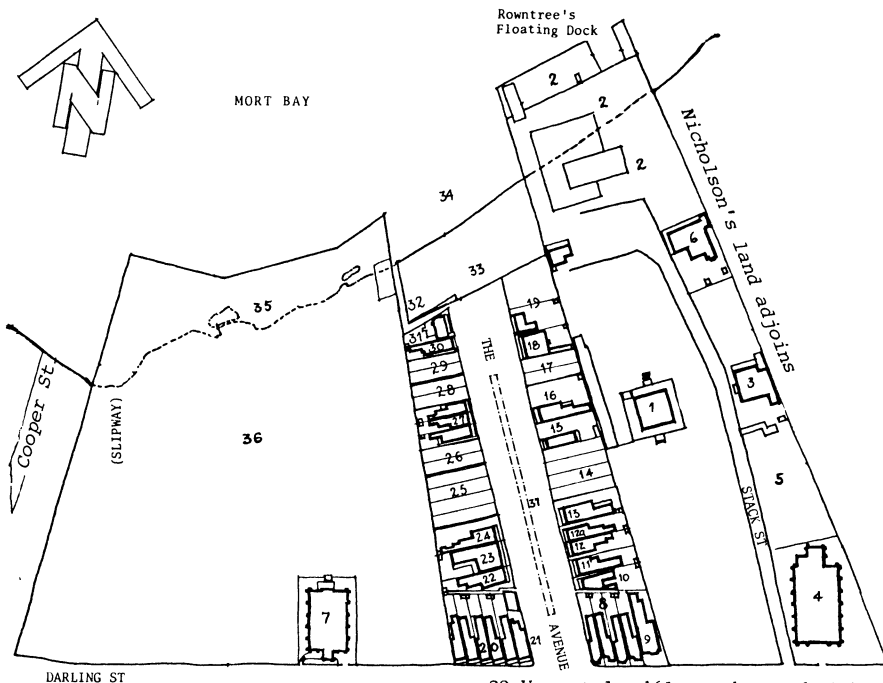
reaching the water by a saleable block at its foot. The planners wisely allowed a right of way, on the western boundary of this lot, from The Avenue to the Bay - again as a selling attraction.

At the land sale on 28 November 1885, 47 lots were snapped up realising £3 417 in the one day. Unfortunately Fraser and Goodchap were not to recoup any of this money. Goodchap had been bankrupted in 1861 and had never been discharged from his liabilities. Fraser was also deeply in debt. Because of these circumstances they were forced to sell

DIAGRAM 5

COOPER'S LAND IN THE 1890s

- 1 Northumberland House.
- 2 Rowntree's Wharf & Warehouses.
- 3 Wood-Lee, w/b (7 Stack St): c1864.
- 4 St Mary's Church.
- 5 Rowntree's land, Wood-Lee tennis court).
- 6 Unknown house.
- 7 Methodist Church (later demolished).
- 8 Terrace, 2s stucco (Carnarvon, Llewellyn, Bangor, Beaumaris, 103-109 Darling St): 1892.
- 9 House, 2s brick (101 Darling St): 1897.
- 10 Leamington, 2s stucco (1 The Avenue): 1887.
- 11 House, 2s stucco (3 The Avenue): 1888.
- 12 Cooyal, 2s stucco (5 The Avenue): 1888.
- 12a Tokatea, 2s stucco (7 The Avenue): 1888.
- 13 Alpha, 2s stucco (9 The Avenue): 1887.
- 14 Vacant land (later Max Cooper & Sons Pty Ltd: 1941).
- 15 Eton Cottage, w/b (17 The Avenue): 1887.
- 16 House, 2s brick (19 The Avenue): 1895.
- 17 Vacant land (later house, w/b, 25 The Avenue: 1906).
- 18 House, stucco (27 The Avenue): 1891.
- 19 House, w/b (29 The Avenue): 1887.
- 20 Holyhead Terrace, 2s stucco (113-121 Darling St): 1888.
- 21 House, 2s stucco (111 Darling St): 1887.
- 22 House, 2s stucco (2 The Avenue): 1887.
- 23 House, 2s brick (4 The Avenue): 1895.
- 24 House, 2s stucco (6 The Avenue): 1887.



- 25 Vacant land (later semi houses, stucco 10-12 The Avenue: 1904).
- 26 Vacant Land (later house, brick, 14 The Avenue: 1917).
- 27 Terrace, brick (18-22 The Avenue): 1889.
- 28 Vacant land (later house, brick, 24 The Avenue: c1977).
- 29 Vacant land (later house, brick, 26 The Avenue: c1972).
- 30 House, 2s, w/b (34 The Avenue): 1890.
- 31 House, w/b (36 The Avenue): 1886.
- 32 10 ft Right of Way to Bay.
- 33 -36 Unknown waterfront use.
- 37 Central garden bed (planned).

their holdings for a pittance to a shrewd property developer, William Hughes, in mid-1886. He had lived in Pine Villa, briefly, in 1884 and reaped the benefit of their planning.

Shortly before the planning of the new estate, Pine Villa was demolished in 1885 to make way for The Avenue.

On the Darling Street frontage of the subdivision, Richard Hughes, a Balmain speculator built two distinctive, and very different, terraces of houses. On the western portion he commissioned the Balmain architect, James McDonald, to build five houses which he called Holyhead Terrace (113-121 Darling St) in 1888.¹⁶⁸

On the eastern part, Hughes built four noteworthy houses, Carnarvon, Llewellyn, Bangor and Beaumaris (103-109 Darling St) in 1892. They feature a well-controlled double-storey bay window and a ground floor entrance doorway set to one side. Above the doorway the upper floor shows out as a neatly-recessed balcony. Beaumaris, the corner house in the terrace, gracefully turns the corner into The Avenue.

The overall composition has the effect of making the 15-foot wide houses appear much larger and more striking on the street elevation.¹⁶⁹

The Queen Anne house (101 Darling St) adjoining was built by the Balmain electrician, James Simcoe, in 1897.¹⁷⁰

On the eastern side of The Avenue, Joseph Monk, an enginedriver of Balmain, built No 1 (Leamington) in 1887.

Three Balmain identities formed a partnership to build the adjoining three houses Nos

3 and 5-7, in 1888. James Robertson Matthews, a marine engineer, built No 3; William Fairweather of St Mary's Street, also an engineer, built No 5 (Cooyal); and George Alexander Perdriau, clerk built and lived in No 7 (Tokatea).¹⁷¹

Rebecca Fallick, a widow, moved into the newly-built No 9 (Alpha) in 1887 and lived there until 1903. The land next to her house remained vacant because it comprised the four lots bought by Rowntree to keep development away from his house.¹⁷²

No 17 (Eton Cottage), the tiny weatherboard adjoining, was built in 1887 by plumber, John Sterland.¹⁷³

John Bambury, a Balmain man of means, built No 19 in 1895 and his family lived there until the 1930s. The house was built in the typical terrace house form but its front elevation was finished in hard face brick, neither rendered nor painted. This retreat from High Victorian stucco is a pointer to its being built later than its neighbours.¹⁷⁴

The weatherboard cottage (No 25) next door, was built by a Catherine Breen of Adolphus St in about 1906.¹⁷⁵

James Henry Corlett, a carpenter and joiner of Balmain, lived in the neat one-storey stucco house (No 27) which he built in 1891.¹⁷⁶

The eastern side of The Avenue terminates with the vernacular weatherboard cottage (No 29) built by Balmain stevedore, Samuel Taylor, early in 1887. This was the first house built on the eastern side of the street.¹⁷⁷

Opposite, Joseph Collins, a Balmain painter, built the very simple weatherboard (No 36) in 1886. It later became the home of Charles Degotardi of the Peacock Point family of print-



TERRACE, 103-109 DARLING STREET

Beaumaris (109), Bangor (107), Llewellyn (105) and Carnarvon (103) feature the bay window of the English terraced house. Although a long-standing element of English architecture, the "bay" was revived at the close of the 18th century, particularly at Brighton where a craze for fresh air and views had become fashionable. Here, the houses, though modest in size, gracefully add to the "bay" a recessed upper balcony which provides shelter for the entry below.

(David Liddle Photographer)

ers in 1903. No 36 was the first house to be built on The Avenue sub-division.¹⁷⁸

At the other end of The Avenue, and facing Darling Street, Henrietta Durning, wife of James Durning one of the local ship's plumb-ers, built 111 Darling Street in 1887.¹⁷⁹

Her sister-in-law, Sarah, wife of Balmain engineer William Joseph Durning, built No 2 The Avenue in 1887.¹⁸⁰

William Caird Halliday, also a local engineer, built No 4 (Marbyac) in 1895.¹⁸¹

The Avenue was certainly a centre for marine engineers because another, James Fairweather, built No 6 in 1887. There was a mis-alignment in these last three houses which caused the owners to buy seven-inch strips from each other.¹⁸²

James Corlett decided to change sides when he built the two semi-detached houses (Nos 10-12) in 1904. He moved into No 10 where he died on 23 July 1933. The houses remained in his family until 1944.¹⁸³

No 14, next door, a much later design, was built by Robert Markey, a Sydney timekeeper, in 1917.¹⁸⁴

Demonstrating the variety of house styles in The Avenue, the terrace of three traditional single-storey houses (Nos 18-22) were built for investment by Janet McLellan Gardner in 1889. She was the wife of the William Street boatbuilder, Edward Henry Gardner.¹⁸⁵

The two adjoining lots remained vacant until 1977 when a new house (No 24) was built. The next two lots also laid fallow awaiting a new house (No 26) which was built in the early 1970s.

No 34 was built by sawyer Frederick Adonijah Harris in 1890. The pretty two-storey weatherboard has interesting detailing which probably is the result of its owner's interest in the timber trade. The house passed out of the family's hands in 1958.¹⁸⁶

The Harris' long involvement with property ownership and residence is just one of many in The Avenue. In most cases the houses in The Avenue were owner-built. Absentee land lords were the exception rather than the rule. People living in The Avenue were a very stable part of the local community as their long residence testifies.

Looking at The Avenue in recent days, the observer can see how Fraser and Goodchap's vision of tightly-compacted rows of houses never materialized. With the exception of R. Hughes' terraces facing Darling Street, prospective owners bought one two, three and even four side-by-side 15-foot lots and built according to their means and not always to the limits of that 15 feet.

The result was that the street elevations became very diverse. Because the purchasers had differing means of income some of the houses were two-storied and others were only of one level. Monetary considerations also determined that some were Victorian stucco, some painted brick and others were the cheapest timber construction. Even the traditional terrace-house types varied one to the other. Some had well-detailed parapets to the street fronts (eg Nos 2 and 9) while others showed, side on, their steep roofs (eg Nos 4 and 5-7).

Some of the houses are set right up to the street, betraying their being built for rent, while others are set back allowing the transition from the street footpath to be made through a neat garden.

The Avenue can be seen as a microcosm of the built environment of Balmain. Because the suburb developed over a long period of time with many and different causal factors, there is little homogeneity in its architecture. Differing land use is another factor in its diversity.

MORT BAY WATERFRONT BELOW DUKE PLACE

This 1968 view is evocative of the dilapidation of the Balmain waterfront before its real estate value came to be recognised. The overgrowth hides the site of Braeside (see pp 11,24). At the top of the picture is No 3 Duke Place and the stone cottage (now renovated) is No 5a, A W Reynolds' first home in Balmain (see p 11). Top right is Harry West Pty Ltd while the decaying building in the foreground demonstrates the rudimentary nature of waterfront industrial buildings of the past.



(Balmain Association)

Robert Irving in the Balmain chapter of *Historic Places of Australia* (volume II) says; In Balmain there was a special flavour about High Victorian architecture, imparted by an abundant diversity of scale, materials, decoration and function. In scale, small houses were as numerous as larger ones, and free-standing houses as common as terraces and pairs. In materials, galvanized roofing and weatherboarded walls were just as well favoured as slate roofs and stucco walls...Most characteristic of all in Balmain was the mixing of houses with other buildings, notably those associated with maritime industries; warehouses, stores, slipways, docks, factories, shops and hotels.¹⁸⁷

* * * * *

RECENT DEVELOPMENTS: After The Avenue became built up, the precinct from Nicholson Street to the Slipway was to become increasingly more maritime in character. Waterfront land almost ceased to be enjoyed for pleasure or for small enterprises and became the preserve of large companies such as Mort's Dock and the Adelaide Steamship Co.

Waterfront buildings, generally Spartan in character, became increasingly dilapidated. After the poverty of the 1930s, the austerity of the 1940s and the unsympathetic alterations of the 1950s, the precinct like the rest of Balmain had a down-at-heel, unloved appearance. It seemed that housing would make way for industry and large container wharves. Toward the end of the 1960s, the main industrial concerns in the precinct commissioned a leading firm of architects and planners to report upon the need for changing the zoning in the precinct from residential to industrial. The houses were perceived as not worth keeping and the land would be far better used for factories.

The regeneration of Balmain, which was already under way by this time, put paid to this movement - the houses became too valuable to buy for demolition and are now loved and well-cared for.

The events which brought about the decline

and subsequent revival within the precinct can only be lightly shaded in here.

The un-numbered lot at the foot of The Avenue was made over to Jessie Matilda Gillespie by developer William Hughes as a marriage settlement in September 1890. After their divorce in 1900 she sold the land to the giant Mort's Dock and Engineering Co. The Company had by this time acquired most of the waterfront around Mort Bay.

Northwood's land adjoining the The Avenue subdivision had been leased for various uses after his death by the trustees of his estate.

The entire site, known locally as "Moor's Paddock", except for the portion on which the Methodist Church stood, was bought by Chapman and Co in 1911. The Company engaged in maritime work and built various workshops and excavated into the hillside along the stream which Cooper had made so much of in his 1840 sale notice. The cutting ended below the edge of the Darling Street footpath where the winding machinery necessary for operating the Slipway was assembled.¹⁸⁸

Chapman's Slipway was bought out by Mort's Dock in July 1924 and the site became known as Chapman's Branch of that enterprise. As well as the slipping of vessels, the Slipway diversified into specialist engineering.¹⁸⁹

That striking architectural gem in Martin Place, the Commonwealth Bank (formerly the Government of New South Wales Savings Bank), functions as a fire-protected building because of an intricate and excellently fabricated example of the work of Chapman's. Behind a decorative panel on the Elizabeth Street face of the bank is the heavy steel fire escape which at the pull of a lever descends from first floor level to the pavement. A simple winding gear withdraws the fire-stair to its resting position, hidden within the building.

The mechanism and structural design were executed by engineer Herbert Ross of the firm of Ross and Rowe who were the Bank's architects. Chapman's Branch completed the work in 1928.¹⁹⁰

Mort's also bought the Methodist Church in June 1928 for £650. The little Church, that had been such a disappointment to its early members and had been almost destroyed by the



ROWNTREE'S WAREHOUSE AND STORES

Further evidence of the extent to which the waterfront was allowed to "run down".

The stone warehouse was almost certainly built by Metcalfe between 1844 and 1853 and then enlarged by Rowntree.

The building was the scene of the first meeting of the Balmain Municipal Council on 3 April 1860. The ruins were demolished in 1969 and the site now contains a new street, Gilchrist Place, and new, individually designed, houses.

(Balmain Association)

Dandenong Gale, had become redundant. The foundation stone of the Centenary Hall in Montague Street had been laid on 14 November 1914 and increasingly became the centre for Methodist services in Balmain.

The many happy times enjoyed in the old Darling Street Church were recalled by one of its leading members, W J Laws, who signed the deed of conveyance "with feelings akin to awe":

*The building as we have known it has ceased to be the centre of religious activity; ceased to be the home to which we may go - our place of refuge; the memory of our association with it will ever be sweet, will ever be influencing us.*¹⁹¹

The stone Church became a storeroom for Mort's Dock and was eventually demolished. New town houses called Darling Mews (125 Darling St) have been erected on the site of the old Church. The stone of the old fence wall can still be seen.

At the end of the 1950s Mort's sold Chapman's Branch to the Sydney Slipway and Engineering Co Pty Ltd. The new Company operated on the site until the mid-1970s when the residential value of the land exceeded profits to be made in marine affairs.

A new subdivision for many town houses, allowing public waterfront open space, was approved at the beginning of the 1980s. Two new roads were named after men prominent in the history of unionism in Balmain - Charles Hart Street and Garrard Lane. The former has been re-named Hart Street to avoid confusion with Charles Street.

The new town houses built on the old Slipway site unfortunately demonstrate a lack of understanding of the domestic architecture that is characteristic of Balmain. Though rich and diverse, this architecture has its own scale, colours, textures and details. These elements have been interpreted very poorly and the result is a heavy-handed, almost "brutalist" approach not evident in the adjoining Darling Mews.

Along the waterfront, Mort's had also bought the whole of Captain Rowntree's land. After his son, Thomas junior, tired of operating the floating dock it was leased to Ephraim

Ward in 1905. Mrs Annie Rowntree died on 30 December 1911 and the family sold the dock to Ward outright in August 1914.

In March 1925 he sold to Mort's in which he was a trustee. The sale included Northumberland House and the site of the "intended Parsonage".

The major portion of the land which contained the house was sold by Mort's to a Newcastle colliery owner, James Ruttle, in September 1929. His family sold the property to Max Cooper and Sons Pty Ltd in August 1941. Northumberland House was later demolished to make way for factory buildings.

Wood-Lee in Stack Street was left to Maud the widow of Thomas junior who died on 30 October 1918. The house survives as a restored Balmain home.

The Northumberland House tennis court on Darling Street became a service station after Mort's sold it to the Commonwealth Government in 1925. It is now also owned by Max Cooper and Sons Pty Ltd.

Mort's lost the old Rowntree floating dock site in their financial troubles of 1960. When the old Rowntree buildings had been removed at the end of the 1960s, the waterfront land became known as the Canefields from the luxuriant growth on the land.

The Canefields was to become a test case in the struggle of local residents versus developers. In the early 1970s massive schemes for a development stretching from Colgate-Palmolive to Nicholson Street were put before the planning authorities. The new ideas connected the site to Cooper Street, The Avenue, Duke Street and Nicholson Street. The existing streets considered too narrow were to be widened.

Unlike earlier days, developmental proposals had to be displayed to the people who would be affected by the changes. A new phrase had been coined, "public participation in planning". Although some of the schemes had merit, the planning codes allowed individual eight-storey blocks of residential which could be built right up to the waterfront.

Two events occurred to prevent this happening. A nation-wide slump caused a hiatus in large-scale development. This gave time for

resident action to become stronger and bring about changes in planning laws. The idea of a comprehensive re-development from Colgate's to Nicholson Street was abandoned.

When development did come at the end of the 1970s, a foreshore building line had been established. This forced new building lots to leave a strip of land along the waterfront to become vested in the people.

In the case of the Canefields, however, this new idea did not carry over to the street layout. Because of private cars and service vehicle requirements, a much too wide roadway extended from Duke Place and cut like an open wound across the old floating dock site.

The new way was called Gilchrist Place, - the name that Professor Gilchrist of Calcutta insisted that William Balmain give to the half a thousand acres which are now the suburbs of Balmain and Rozelle.

Unlike the single-developer Slipway houses, the Gilchrist Place lots were sold to individuals and this generated many highly individualistic designs. Even so this is preferable to the massive re-development plans that were envisaged for the same area in the early 1970s. The vehicular traffic would have destroyed Balmain East.

The Canefields development, which many see as "not fitting in" with Balmain's past, is

at least of a low density.

The replacement of the old waterfront industries, the stark nature of the Slipway houses, the jumble of the new housing on the Canefields, may not appeal to everyone. Nevertheless, they are all indicators of the recent changes that have taken place in the precinct from Nicholson Street to Chapman's Slipway.

They are also pointers to the future. Any mistakes serve as a basis on which improvements to infill for historic environments may be made.

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(PLEASE TURN TO PAGE 46 FOR NOTES TO REFERENCES)

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ST JAMES' CHURCH

FOREST LODGE:

1900-1946

JOHN FLETCHER CONCLUDES WRITING ABOUT ST JAMES WITH AN ACCOUNT OF SOME OF THE PRIESTS AND THE PARISH IN THEIR CARE.
THE FIRST ARTICLE IN THIS SERIES APPEARED IN LEICHHARDT HISTORICAL JOURNAL NO 7 1978.

ST JAMES THE GREAT:

James was one of the sons of Zebedee and brother of St John. He was called from his fishing to follow Christ in the year 27. He was beheaded by Agrippa, grandson of Herod the Great in 44 and was the first of the twelve to be martyred. His Feast Day is 25 July.

He is depicted with a pilgrim's staff, hat, wallet and cockleshell; is patron Saint of Spain and Chile and of pilgrims, hatters, furriers, druggists and labourers; is invoked against rheumatism and in time of war and his relics are enshrined in the Cathedral of Santiago de Compostela, Spain.*

* * * * *

The presbytery of St James' Catholic Church in Woolley Street, Glebe, has in the course of the twentieth-century seen a succession of five parish priests inhabit its spacious sweep of twelve rooms. The varied happenings of the first two of these pastors and something of the life of the parish in their care are chronicled below. An annotated list of their various assistant priests is to be found at the end of these notes.

PATRICK LOUIS COONAN: 1 November 1891-22 July 1935: A Kilkenny man, Father (Monsignor from 1911) P L Coonan came to Forest Lodge at the age of thirty-five from St Benedict's on Broadway, where he built the barracks-like Marist school which still buttresses the old Benedictine church. A solid committee-man, he was in much demand at St Mary's Cathedral, where he walked daily despite a convenient tram service and despite his increasing reliance on a walking stick.¹ Neat in appearance, abstemious in character, spartan in his style of living, he nevertheless startled his parishioners by hurling over the presbytery verandah, carpets rashly installed by one of his assistants during an absence abroad.

He was however a generous host, a friend to the needy. At his funeral, on 23 July 1935,

* Sharp, M.: A traveller's guide to Saints in Europe (London 1964), p 120.

the eulogist Father E G Parker commented that "Monsignor Coonan was the last member of a notable Irish family and the wealth that came into his possession he distributed widely throughout the Commonwealth".² Some remembered his personal nobility in the 1919 Influenza Epidemic and the Sunday processions of the Children of Mary around the Church while others were impressed by his omnivorous reading and encyclopaedic knowledge.

More concrete reminders of Monsignor Coonan's presence in the parish are the extensions to the western end of the church; the foundation stone of which was laid and blessed by Archbishop Michael Kelly on 5 May 1912. He is also remembered for the Stations of the Cross erected in 1917 in memory of fourteen families of the parish and in the same year for providing the sanctuary with marble altars, altar rail and flooring which cost £406.15.4.³

A strong spiritual feature of Monsignor Coonan's pastorate was the regular visits to the parish of mission priests. Missions were held by the Vincentian Fathers in 1907, 1915 and 1918, by the Redemptorists in 1919 and 1932, and by the Passionists in 1913 and 1934.

The report made by the Passionist Fathers Stephen, Bede and James in November 1934, stresses the "spirit of faith and prayer evidenced by the earnestness of the people". It further comments that "the women overcrowded the church at all the exercises, the men responded to the grace of the Mission in a remarkable manner, their general Communion was an inspiring sight". Despite the many attractions connected with the Royal Visit to Sydney, over 8,000 Communions were distributed. The daily meditation on the Sacred Passion was so overcrowded that "many have spoken ... about penitents who had never been seen at Holy Communion until the days of this Mission".

Five years earlier the Redemptorist Fathers Roche, Gallagher and Taylor heard 2,400 confessions, saw 200 women and 100 men enrol for the Sacred Heart Sodality. They preached "sermons against the evil of mixed marriages" and noted "many who were careless and some who were long years away came to their duty".

Lay groups such as the Sacred Heart Sodality or, on a more junior level, the Children of Mary also played an important spiritual role in parish life. Similarly the St James Conference of the St Vincent de Paul Society revealed a protean versatility in catering to the shifting demand and needs of an inner city suburb caught in the flux of time.

In the winter of 1903, the Society organized at "Surreyville" for the "distressed poor of the parish" a Bread and Butter Dance which was hailed as "a perfect success". Thirty-three lady parishioners, ranging from Madame Huenerbein to Madame McSweeney "furnished a generous table free ... Rickett's string band discoursed the music and Miss May Stanley played the extras".⁴ G Smythe provided Arnott biscuits, E and G Humphreys the cordials, the chemist Mr M H Limon the programmes, and four local butchers the meat.

This Edwardian vignette is the stark contrast to the activities of the Society in the Depression years. Under William Butler (President 1928-57), Parish Secretary and one of the unsung heroes of Glebe, the Conference coped with 60-70 cases a week. Orders, usu-

ally with an upper limit of five shillings, were written as long as funds held out on chemists and doctors as well as meat and food stores.

The grim reality of Glebe life in the 1930s seems a far cry from the halcyon days of, say, 1904 when 47 good ladies of the parish could abundantly stock and elegantly man, to the general approbation of all, their "Tox-teth Stall" at St Mary's Jubilee Fair.⁵

But, then, the misery that lurked in the lower reaches of the parish was far more elemental. In July 1905, a City Council deputation that visited the Blackwattle Bay area (next to the parish's church-school of St Ita's where daily some two to three hundred boys and girls squeezed themselves between the unyielding brick walls) could note that "for more than a quarter of a century the same squalor and wretchedness, the same misery of poverty, the same crowd of ill-clad and ill-fed children playing hide and seek in foul nooks and corners".⁶ The incidence of typhoid in the area was, we may note, six times the mean average.

Other, more cheering parish statistics come to light in an incomplete series of Monsignor Coonan's parochial returns, now housed in the Catholic Archives at St Mary's Cathedral.

Quite clearly, the parish had taken to heart the Irish proverb: "A church without a school is like an apple tree without an apple on it". The proverb was hoarsely enunciated by Cardinal P F Moran on opening St Ita's church-school at the corner of St John's Road and Bellevue Street on the day after St Patrick's Day in 1900.

The following month, enrolment at St Ita's, forecast at 50, shot up to 160 leaving Sister Mary Charles Hiles and Sister Mary Imelda O'Brien of the Institute of the Good Samaritan to cope as best they could. Their example was perhaps best emulated by Sister Mary Catherine, the head teacher in 1910, who was noted far and wide for her practical skill in teaching the 7-15 year old boys the finer points of football.

The Patrician Brothers had already appeared in the parish in 1892. Brothers Bernard Ryan, Bernard O'Toole and Dominic Bourke walked daily to and from Redfern station to conduct classes for the older boys in the present Parish Hall at the corner of Rosebank Street and Pyrmont Bridge Road.

On 15 October 1901, the Sisters of the Institute of the Good Samaritan moved from their Mother House at 444 South Pitt Street (opened at Christmas 1871 and now requisitioned for the Central Railway Station) into Tox-teth Park House, Glebe Point. At their new home they re-erected the noble sandstone columns and wrought iron gates saved from the demolition of their former House. The new House (variously occupied since the Allen family's departure by Camillo Marina and his private hotel, Dr Garran and his college, and a women's residence of the University) was discovered by the Order's third Superior General, Mother Mary Berchmans McLaughlin (1858-1931) and was opened and blessed by Cardinal Moran. On the same day, their foundress Mother Mary Scholastica Gibbons (professed 1847) died at Marrickville.

Apart from opening their own St Scholas-

tica's as a "high class boarding school for young ladies", the sisters organized, as before, the parish schools of St James' (infants and girls) and St Ita's (mixed). Similarly, with the Brothers, they conducted the Sunday schools held in the various school buildings immediately after the Children's Mass. St Scholastica's was described in a newspaper advertisement in 1902 as "picturesquely situated on the height of Glebe Point ... occupying one of the healthiest positions in or around Sydney, combining the advantages of country air with a refined city home ... with all modern sanitary conveniences".⁷

In the parish return of 23 March 1903, Father Coonan comments that "some of the children may not have books of their own" and notes the presence in Glebe of private educational establishments variously run by Miss Lonergan (35 St John's Road: from 1906 at No 113), Madame French (242 Hereford Street) and the Misses Hosier (132 Pyrmont Bridge Road). Miss Lonergan's school, where "Catechism is taught and where the Catholic curriculum is followed" is particularly commended.

In 1910, St James' School for Girls, now registered as a Practising School for the Junior Sisters, was visited and examined by the Victorian inspector, Mr Hanson. He found the teaching "of uniformly high standard, the tone and discipline excellent" and was "particularly struck with the cleanliness, politeness, and brightness of the pupils". His conclusion, on completing his survey of the seven teachers (five sisters, two lay teachers) and 200 children was that "schools such as these constitute a national asset whose value it is difficult to overestimate".⁸

Of the thousands of children who received their entire formal education in the parish, few records are preserved. Distinguished Old Boys are known to include R Gorman MLA, R Coady MLA and, in a different corridor of power, K Hilferty sometime editor of the *Catholic Weekly*. Eight boys became priests, three became Patrician Brothers and one, John Toohey, whose parents kept the "Currency Lass" at the corner of Mitchell Street and Glebe Point Road until its licence failed to obtain renewal from the Anglican Church, made it to Bishop.

Not much more is known about the teachers. In March 1923, the Brothers were able, through the energetic initiative of Monsignor Coonan and Father J H Muirhead to move into their newly purchased spacious monastery at "Woodlands" (now "Butler Lodge"), 165 Pyrmont Bridge Road. The first Superior of the monastery became Brother Cyril Boland and the community was formed by Brothers Finian Byrne and Joseph Tierney. Brother Cyril was to remain Superior and School Principal until 1935 and "became almost a legend in the Glebe area".⁹ Another local legend was Brother Macarten Keegan (1931-37) who distinguished himself by establishing the Glebe Hockey Club. He was helped oddly enough by the Depression which had produced a local surfeit of idling rather than idle men. Brother Keegan had perfected his command of the sport in India, to which he returned in 1937.

Late in 1923 Monsignor Coonan granted the Patrician Brothers permission to hold a yearly appeal for funds. The annual dances, concerts and fetes which followed became the

monastery's principle means of support. Such functions were held at first in "Surreyville" or in the school hall but later mainly at St Benedict's Hall.

In April 1934 the Sisters involved in teaching at St James' and St Ita's imitated the earlier Patrician move into the centre of the parish. Their new convent, "Glen Isla", at 163 Pymont Bridge Road, boasted 12 rooms and cost £1,500. The new community of eight, somewhat loath no doubt to exchange the serenity of Toxteth Park House for the bustling traffic noises of Pymont Bridge Road, was placed in the charge of Mother Mary Genevieve Cook.

On Monday 22 July 1935, Monsignor Patrick Louis Coonan died in Lewisham Hospital, where Archbishops Kelly (then aged 85) and Sheehan had been constant visitors. The Sydney sun of 22 July 1935 apostrophised him as "one of the most distinguished prelates in the Catholic church in Australia". At the Solemn Office in Forest Lodge on the Tuesday, preceded at 7 am by a special Children's Requiem Mass (attended by over 800), an ecclesiastical choir of 120 priests assisted the Rev Sister Gabriel of the Good Samaritans who rendered the Dead March in Saul.¹⁰

PATRICK ALPHONSUS DOHERTY: 31 August 1935 - 3 June 1946: Unlike his predecessors in the parish, Father P A Doherty (he became Monsignor in the "Purple Dawn" of 1940) came, at the age of 57, as a mature and experienced priest. An Old Boy of St Joseph's at Hunters Hill, he had already headed the parishes of Lithgow (1923-26) and Wollongong (1926-35) where extensive new buildings bore witness to his drive and energy. Another token of his assiduity was his frequent membership of various Archdiocesan committees. His new parishioners, however, first noted his use of the 6 cwt bell (erected in 1890 by Father H B Callachor in memory of Carroll Denis Daly) in the presbytery garden for the morning, noon and evening Angelus. Previously, Monsignor Coonan had reserved its use for Missions alone.

Ten days after his installation, Father Doherty, promising to be "economical", requested permission from the Archbishop to buy furnishings and floor coverings for the presbytery. This was an indication not of new extravagance in the parish but rather a measure of Monsignor Coonan's abstemious and humble life-style.¹¹

Father Doherty's opening months also saw the installation of a new Whitehouse-Paling organ in the church, duly celebrated at a crowded Sacred Concert, reminiscent of Father Callachor's whirlwind heyday. The organ was the result of a £100 bequest by the former organist Miss Hogan. The old organ was shipped off to the Anglican church in needy Bellevue Hill before parishioners realized that Miss Hogan's thoughtful gift fell far short of paying for the new musical monster.

The building habit learned perforce in Lithgow and Wollongong was soon to reassert itself in Father Doherty. In the inauspicious month of December 1939, he applied to the Commonwealth Bank for a £4,000 loan at 4½% interest for completing a new Boys' Sch-

ool and enlarging the Girls' School!¹² The local manager of the Bank Mr D O'Sullivan was conveniently reported to be "an excellent Catholic and a member of the Church Committee! The size of the loan precipitated some gloomy foreboding in Archbishop N Gilroy and the diocesan solicitor Mr A W M d'Apice but nevertheless on 10 December 1939 we find the pacified Archbishop setting the foundation stone of "a magnificent new school building" on a site purchased for £341. The future building is to be seen "as a memorial to the Right Rev P L Coonan".¹³

Eight months later on 18 August 1940, the new school, built at a cost of £2,563 was opened. During the War years enrolments fell largely due to the evacuation of children to country areas. The day of the opening ceremony, again conducted by Archbishop N Gilroy, was "wet and miserable" and, in Father Doherty's words, "donations on the occasion were not very great but we hope to receive more shortly".¹⁴

Father Doherty's sanguine mood of expectation is all the more commendable, because on 5 July 1940 the parish (with a loan of £4,000 from the Catholic Church Investment Trust) had purchased the island block of land, 165 feet by 231 feet, immediately opposite the church in Woolley Street. The site, now St James' Park and public tennis courts, had belonged to the late Mrs Mary Ann McKeon. On it stood two mansion-like houses "Moiria" and "Thorpe" with extensive outhouses, which were then let for an annual total of £388.8s.0d. Although the parish was never to use the land, Archbishop N Gilroy's perspicacious comment was prophetic when he said "future generations will be grateful to you for obtaining much needed additional ground".¹⁵

The spiritual life of the parish was, as before, reinforced by outside Mission priests. In a three week mission in April 1937, the Redemptorist Fathers heard a total of 2,370 confessions. A two-week mission held exactly two years later by the Passionists found a similarly fervent response. In March 1937, the parish received from the custodian Dominican Fathers in East Camberwell, Victoria, its Diploma of Erection for the Holy Name Society. By April, some 401 members were recorded and oversubscribed four-day Retreats for members were held in the parish in March 1940, and May 1940.

The Children of Mary (160 members in 1937) similarly underwent a five-day Retreat offered by the Redemptorist Fathers at Pennant Hills in May 1944, while Margaret Prendergast (November 1942 - September 1944) and Molly Alleyne (September 1944 - April 1953) headed effective and efficient Praesidia for Our Lady of the Maternal Heart (Legion of Mary). Valuable aspects of their pastoral coverage included visiting the sick, carrying out catechetical work and keeping in touch with the homelife of Catholic children attending public school.

Catechism for state school children was similarly tackled by the men of the Forest Lodge Catholic Action group, a lay movement particularly dear to Father Doherty's heart. Impelled by the popular feeling of the boys involved and strongly encouraged by Father Doherty, the Catholic Action presi-

dent Ed Ryan became the moving force, from 1935 to 1944, of the St James' Scouts, the Sixth Glebe group.

An initial grouping of some 40 boys had as their chaplains Fathers Gerald Wallington (1938-40) and Justin McGlynn (1940-42). Uniforms were not at first insisted on, and were in fact often acquired piecemeal. Meeting on Friday nights, the Group during the War provided heavily attended Christmas Dinners at the Matthew Talbot Hostel and produced popular annual concerts such as the *Pirates of Penzance* and *Macbeth*. They made frequent use of local carrier Steve McCormack's fleet of lorries and attended, in addition to their own Forest Lodge camps, the Papal Banner camps at Casula and the Western Suburbs camp at Waterfall. For two years the Scouts won the Marching Cup, were presented with the Papal Banner and Clifford Purcell became a King's Scout. In 1942 Margaret McNair of Hereford Street formed and organized a Cubs Group.

Many older parishioners still recollect with affection their scouting days at Forest Lodge. Other figures from the 1930s still locally remembered include Bill Monkman of the St Vincent de Paul Society who used to distribute left-over bread from Purves' Bakery to poor families and Tom Brady the sacristan who used daily to cross swords with Mary, the old Irish cleaning-lady. Mary was paid 12/- a week for cleaning the church but the work was actually done by the St Vincent de Paul men. She had an inviolable retinue of cats and birds fed with scraps from the presbytery table.

Apart from the actual new school of 1930-40, which came with "a model Kindergarten fully equipped" and the apparent exodus from the parish of tiny evacuees, there is little known of the parish schools under Monsignor Doherty's pastoral care.¹⁶ The successive principals of the Boys' School in this period were Brothers Baptist McGrath (1936-38), Norbert Phelan (1938-43) and Rodan Bergin (1944-50). We can only conclude, as Monsignor Coonan used to declare in his parochial returns, that "there is no case of public scandal". That the documentation here is so sparse is no doubt due to the traditionally vigorous new broom wielded by Monsignor Doherty's successor in 1946, who cleared out with Herculean determination the Augean mass of parish papers, archives and books which he discovered stored in the present Choir Room.

In the winter of 1942, Monsignor Doherty was obliged to take sick leave which he spent in the presbytery at Belligen, complaining of being "very tired of doing nothing".¹⁷ At first "Monsignor Doherty ... improved wonderfully in health" but the Archbishop's trust "in the benign climate of the North Coast" proved illusory. After another bout of illness in 1945, Monsignor Doherty died in Lewisham Hospital on 3 June 1946.¹⁸

The Solemn Requiem Mass for Monsignor Doherty, "not only admired and respected but loved generally by the priests of the Archdiocese", was attended by more than 200 priests.¹⁹ Archbishop N Gilroy was there, and the celebrant was the Most Rev T B Mc

Guire, Bishop of Goulburn. On St Patrick's Day 1949, the parishioners saw the blessing of a new pulpit of Queensland silky oak installed as their memorial to Monsignor Patrick Alphonsus Doherty.

ASSISTANT PRIESTS 1900-1946:

Matt Hogan: October 1892-January 1901 formerly of Lithgow and Queanbeyan.

Joseph Bunbury (1865-1903): May 1901-May 1902. Born in Ireland, ordained (1892) in Rome. Bright, jovial, eccentric, he confessed on one occasion "I have to admit that I have none of this world's wisdom". He is remembered for his leaping from a run-away buggy in Moruya, on which occasion he broke his leg. An habitual user of strychnine (then freely available and prescribed as a mild tonic), he died of an overdose in Adelaide on the day he was to return home to Ireland.²⁰

James Joseph Whyte: January 1902-February 1909. Born in County Kilkenny in 1868, he was ordained in Ireland in 1892. He taught at St Patrick's College, Manly (1892-94) and before becoming a school inspector in 1899, assisted at St Benedict's and St Mary's. Parishioners remember him as a tall, sedate man.

Michael O'Kelly (1877-1941): December 1903-February 1913. Of County Kerry and ordained at All Hallows in 1903. "A born comedian" he went on to become parish priest at Peshurst.

James ("Jimmy") Smith (1844-1948): November 1911-May 1918. He was born in County Meath, ordained at All Hallows, and became parish priest in Tempe. Once in the Burren Valley, he found himself in an out-of-control car with Archbishop Michael Kelly. Abandoning his hapless passenger to his fate, Father Smith leaped from the accelerating vehicle, severely injuring his head. The Archbishop was unharmed.

Patrick Walsh (1878-1947): March 1913-May 1914. Ordained in Ireland, Father Walsh assisted at Kogarah (1905-13). Later he became parish priest at Mascot (1917-35) and Haberfield (1935-47).

John Troy (1892-1940): March 1915-December 1919. Before coming to Forest Lodge, he was inspector of schools. He was on sick leave from 1934 until his death, became pastor emeritus in 1938. His funeral was attended by 120 priests. When his sister married a Protestant who offered to convert, Father Troy is said to have replied he would rather his sister stay married to a good Protestant than to an indifferent Catholic. He is still remembered in the parish for his expertise on the Harley-Davidson motor cycle.

Michael Gregory O'Dea (1899-1973): August 1918-November 1922. Born in Chippendale, Father O'Dea eventually became parish priest at Camden (1929) and Neutral Bay (1954).

John Hyland Muirhead: February 1920-February 1926. Born in 1866 near Goulburn, Father Muirhead subsequently became parish priest at Clovelly. He left Forest Lodge to become inspector of schools.

John Troy: December 1922 - February 1925.

Lawrence Corridon (1894-1963): February 1925-February 1929. Educated in Tralee, Killarney and Dublin, ordained at All Hallows (1920), he assisted at Waterloo's Mt Carmel (1922-25) and became parish priest in Bankstown (1939) and Concord (1959).

John O'Flaherty: March 1926-February 1931. Father O'Flaherty was known for his public saying of the Rosary in Gaelic.

Eugene Glynn Parker (1898-1961): June 1928-October 1935. Born in Bathurst, Father Parker was later active in Dee Why, Baulkham Hills and Richmond. His father was wont to say of him that "he can't see a pair of boots on the floor but he has to give them to the poor".²¹ At one time he complained about the pickle-jars used as floor vases on the altars, and the congregation responded by buying tasteful brass holders. He also had the curiously informal habit of calling Archbishop N Gilroy "Norman", no doubt much to the secret joy of his fellow committee-members.

Dominic Richard Furlong (1901-66): February 1929-February 1935. A Forest Lodge boy, whose parents kept Furlong's Hotel ("The Ancient Briton"), Father Furlong was ordained by Archbishop Sheehan in 1925. He was related to another local publican's son, Bishop John Toohey, whose brother married his sister. He moved on from Forest Lodge as administrator in Balmain and died as "one of the best loved and most popular priests".²²

Joseph John Purcell: February 1931-February 1932. A professor at Springwood, Father Purcell became parish priest successively in Redfern and Lindfield.

Walter Clarke: July 1932-February 1935. Father Clarke left Forest Lodge when he was appointed "pastor of the new district of Punchbowl".

James Delaney: February 1935-January 1938. Became parish priest of Rose Bay.

Thomas Kerr: March 1935-November 1940. In 1940 Father Kerr joined the armed forces. Later he became parish priest at Blakehurst.

Gerald Wallington: February 1938-September 1941. Later became parish priest in Belfield.

Justin McGlynn: November 1940-November 1942. From Nowra, Father McGlynn later became parish priest at Campsie.

Sid Thorne: September 1941-May 1942. He became parish priest at Flemington after war service as a chaplain in the RAAF.

Patrick Landers: June 1942-March 1945. Previously assistant in Lewisham. Father Landers later became parish priest at Panania.

John Jordan Joseph Ross: December 1942-December 1945. Born near Goulburn in 1906, Father Ross came to Forest Lodge from Redfern where he was assistant priest. He later moved on to Elizabeth Bay.

Thomas Fennell: April 1945-October 1947. Later he became parish priest in Bexley.

Alan C Robinson: January 1946-December 1948. Father Robinson became parish priest in Kiama. (PLEASE TURN TO PAGE 44)

The writer expresses his gratitude for the help and information received from Miss Ella Ryan, her brother Ed Ryan, Father F X Roberts P P, Monsignor C J Duffy and his staff at the Catholic archives, St Mary's Cathedral.

Rt Rev PATRICK LOUIS COONAN.
Born in Ballintuber, County Kilkenny,
Ireland, on 23 February 1856, he died
at Forest Lodge on 22 July 1935.



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- 1 To take a single example: he was appointed with the Hon John Lane-Mullins MLC co-treasurer of the Finance Committee of the 29th International Eucharistic Congress in Sydney in 1928.
- 2 Catholic Press, 25 Jul 1935.
- 3 The writer's suspicion that these 14 families had lost members in the Great War is not borne out on comparison with the Glebe War Memorial in Foley Park, erected on 3 Jun 1921.
- 4 Freeman's Journal, 13 Jun 1903.
- 5 Handbook for St Mary's Jubilee Fair (Sydney 1904), p22.
- 6 Sydney Morning Herald (hereafter SMH), 22 Jul 1905.
- 7 Freeman's Journal, 31 May 1902.
- 8 Archives of the Institute of the Good Sisters of the Samaritan, St Scholastica's Convent, Glebe Pt.
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- 10 SMH, 24 July 1935.
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- 20 Southern Cross, Adelaide, 5 Jun 1903.
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- 22 Catholic Weekly, 15 Dec 1966.

(PLEASE TURN TO NEXT PAGE)



ST ITA'S CHURCH,LYNDHURST,GLEBE.

Situated on the corner of St John's Road and Bellevue Street, Glebe, the little School-church opened in 1900.

The building is now closed - the last Mass was celebrated by Cardinal Freeman on Sunday 29 July 1984.

(Reprinted from St James' Parish, Forest Lodge, planned-giving programme, October - November 1964)

BROUGHTON HOUSE

(CONTINUED FROM PAGE 8)

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- 15 OST Bk Z No 753; SDC.
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- 29 Daily Telegraph, 15 July 1915, p9.
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J M FREELAND

(CONTINUED FROM PAGE 2)

ralia, the broadcasts were made in 1979 and were issued on ABC cassette tapes.

There were many other writings and publications which now form a corpus of knowledge that is an essential part of Australia's literature.

Freeland wrote a seminal paper - "The whys of preservation" - for the 1976 conference of the RAHS. In this he expounded the rationale for saving old buildings. He nominated six criteria: aesthetic, economic, psychological, sociological, educational and historical grounds.

In his writing and lecturing Freeland continued "to advocate similarly stringent principle for evaluating our cultural patrimony".

As Chairman of the Historic Buildings Committee of the National Trust of Australia (NSW) in the early 1970s he was one of the first to advocate that historic structures need an embracing curtilage - "the visual catchment surrounding a place which is necessary to ensure the understanding and preservation of cultural significance".

He became a foundation member of the Trust's Architectural Advisory Panel, and a contributor to the Trust's Report on the National Estate which had a significant influence in Federal legislation.

One of Max Freeland's last academic initiatives was to establish the Graduate School of the Built Environment within the Faculty of Architecture (UNSW) in 1978.

The nation honoured JMH in 1983 by making him a Member of the Order of Australia "in recognition of his services to architecture, particularly as an historian".

This is an edited version of the obituary composed by Robert Irving which appeared in the Architecture Bulletin Nov - Dec, 1983. It is published here by kind permission of Mr Irving.

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*2 John Nicholson was born in Parish of Bermondsey, Southwark, London. His dau, Eliza Ann N(b.12 Sep 1821) m.4 April 1838 to Capt John Roach, see Leichhardt Historical Journal, No 12 1983,p7.

*3 Though Nicholson was a Merchant Navy Captain his Royal Naval rank on retirement was Master. A Master RN was the ship's "Navigator and Sailing Master".When Master of Admiral Durham's flagship Venerable Nicholson was "Master of the Fleet".

*66 Berellan(Berrellan) was at Brun-dee. See also MJ Saclier, "William and Samuel Elyard" in Australian Dictionary of Biography, vol IV, pp139-140 and J Watkins, Catalogue of S Elyard Exhibition at S H Ervin Gallery, National Trust, Jul-Aug 1982. Alfred Elyard was brother to Samuel E and 2nd son of William Elyard, Surgeon RN. His wife Ellen Mary was the eldest dau of Capt James and Susannah Ranclaud, granddau of Hon Hugh Boscawen, Usher of the Black Rod. Of her 11 children, two were daus and nine were sons. She d. 17 Oct 1871 at Berellan. Alfred E d. 23 Dec 1879 aged about 70 also there. Both were buried at Berellan. One of the daus, Laura, was born "in the Balmain district" in 1838. Laura and one other dau, Sophy m. two brothers, Thomas and John Herne. A son of Alfred E may have d. in infancy but the other m. a Fitzhardinge. Alfred E's eldest dau Harriet Ellen m. 16 Aug 1866 William Fithardinge, solicitor, she was his 3rd wife (see PC Fitzhardinge-Seton in ADB, vol IV, pp182-183). Alfred and Ellen Mary E were buried at Berellan.

*91 The "first medical man in Balmain" was Dr Robert Huntley but it is not known whether he actually practised in Balmain. See LHJ No 12 1983, p13

*113 Though the design of St Mary's Balmain is usually attributed to Weaver and Kemp, the Sydney Morning Herald, 22 Aug 1856, p5, under heading Balmain Church Extension reported: "A meeting of those persons favourable to the extension of St Mary's Church Balmain, was held last evening in the schoolroom. The meeting was numerously attended, and was presided over by the Bishop of Sydney, who...called on the Rev Mr Stack to move the first resolution, which was to the effect, that increased church accommodation was required in this hamlet. This resolution having been carried... (another) the plans and specifications prepared by Mr Weaver (the carrying out of which would involve an expenditure of £8 000) were adopted, and a substantial list opened..."

In "Introducing Mr William Weaver...", Heritage Australia, Winter 1984, Roslyn Maguire records that the partnership with Kemp did not begin until May 1857. Weaver's design for St Mary's would certainly have been completed by then.

The SMH, 24 Dec 1859 gives the credit jointly to both architects and under heading "Building of St Mary's Church, Balmain" provides a good description: "We have frequently had occasion to advert to the public spirit and liberality of the inhabitants of Balmain their initiatory steps for the organization of a Volunteer Rifle Corps, to be fully equipped at the expense of the members themselves; the liberal contribution to the School of Arts; and the building of places of public worship and schools have been examples to which it has been our agreeable duty to invite the attention of the residents in other suburbs and country locales; and we now have to record the near completion of the rebuilding of St Mary's Church, Balmain, by the voluntary subscriptions of members of the Church of England. We will observe that, about two years since, it was agreed to add a chancel and a vestry to the old building, and this was done by private donations, at a cost of £600. Some time afterwards the dilapidated state of the body of the Church, and its insufficient accommodation, were considered by the parishioners, and it was determined to pull down the main body of the church, and to erect another on a more comprehensive scale. The subscription list was headed by Mr Cameron, of the firm Mort and Co, with the munificent gift of £500; other handsome sums were subscribed and for those parishioners who desired to contribute by instalments, Mr Cameron held himself responsible to the contractors who engaged to complete the work for £2 000. As the adult male and female population of the Church of England, in Balmain, is scarcely above 550, it will be admitted that this very large contribution, without any application for State-aid, is highly creditable.

Messrs Weaver and Kemp, of Sydney, were the architects engaged to prepare the specifications and plans for the new church, the design of which has received the warmest approval of our best judges of ecclesiastical architecture. It is built of white sandstone and is of the perpendicular style of Gothic architecture derived from the decorative, and prevailing in England and many other parts of Europe from the commencement of the fifteenth to the middle of the sixteenth century. Some fine examples of this style still exist in various parts of England. The dimensions of St Mary's are as follow: - The church is 80 feet long, and 47 feet wide. The chancel is 18 feet 6 inches long, and 16 feet wide. The vestry, 11 feet long by 9 feet 6 inches wide. The body of the church is divided into nave and side aisles by wrought Australian hardwood pillars, with cedar columns attached in six bays. The roof is

open and framed, constructed of hardware (hardwood?), and covered with close boarding and slates; and by a break in pitch over the columns, separating nave and aisles, it is divided into three parts; the main roof over the nave supported by the columns, and two lean-to roofs over (the) aisles. At the west end is the organ loft and gallery for fifty choristers, supported by columns of similar form to those described. An octagonal stone bell-turret is building on (the) gable of west end covered with a stone spire, the height to finial of which will be sixty feet above the top of the base. The side and west end windows exhibit the perpendicular character of the style, and forming one of the most striking features of the building, being fitted with that peculiar tracery which Mr Britton and Mr Pugin describe as having its rise from the Romanesque, which took its origin from Roman remains at the declension of that empire. It then became Saxon, afterwards Norman and varied in its character with the maturity of years.

The doors are one at east end of north and south sides, each four feet wide, and one at west end six feet wide. Mr Shoovert has presented a fine bell, from the foundry of Mr Mears, of Whitechapel, London; and the various fittings in the different departments will be of the best character, whether as regards taste or the quality of materials. The body of the church and gallery will have sittings for about six hundred persons.

The garden grounds of the parsonage are the free gift of Captain Roundtree (sic) and Mr M Metcalfe. (See ref 111 and note *163).

*143 Peter and Rachel Hansen's children were Robert Martin (b. 1842), Peter (1844), Cecelia (1846), Grace (1848), John (1850), William Forbes (1856), David Ainslie (1859), Christina Georgina (1863). Two others, Andrew and David predeceased Peter Hansen. Cecelia H m. 7 Dec 1868 Neil Brodie, bachelor, master mariner, (he was 32, she was 22), Commercial Wharf, Sydney, witnessed by James Brodie, weaver, Christine Thomson; Peter and Rachel Hansen, 22 Murray Street, Pyrmont, at Presbyterian Church, Murray St.

*144 John Goodsir b. 19 Feb 1833, Dunfermline, Scotland, son of William G and Elizabeth, nee Williamson. He came to Australia in 1841 and m. 26 Dec 1849 Elizabeth Emo (b. c1836 Enniskillen, Fermanagh, Ireland). Their children were Elizabeth (b. 1859), Melena (b. 1863-d. 1868), William James (1864), female (b. 1864/5-d. -), Margaret (1866), John (1868), Elizabeth Amelia (1870), Melena F (1872), David Alexander (1875), Robert Percival (1879), Lydia (1881). Elizabeth Emo Goodsir d. 9 Nov 1906 at Balmain North. John Goodsir lived at 5 (or 15) Macquarie Terrace, Balmain,



ALFRED ELYARD (Courtesy F Russell)

widower, builder, Coleridge House, Coleridge Rd, Crouch End, Middlesex, 23 Dec 1893.

The second dau, Mary, m. 10 Mar 1866, John Woon Marriner, bachelor, overseer, at Wesleyan Chapel, Waima, witness TS Rowntree, merchant, Hokianga; TWH Cleavland, clock maker, Hokianga; Jane (Sarah) sister of the bride.

The third dau, Sarah (Jane), m. 24 Dec 1867, Robert Cochrane, bachelor, farmer, at residence of TS Rowntree, Hapanga, witnessed by TS Rowntree, Hokianga. The New Zealand branch of the family stems from these two marriages.

Elder son of Capt Rowntree and Annie, nee Ogle, (2nd wife), Thomas Stephenson junior m. 1877 Maud Evelyn Lee at Bathurst. Their children were Douglas H (b. 1879), Leslie J (1881), Annie E (1883), Lee T (1885), Maude M (1887), Norman R (1889), Vernon S (1891), Olive M (1894). TS Rowntree junior d. 30 Oct 1918 at Callan Park.

The elder dau, Adelaide, m. 29 Oct 1888, Felix Randle, stock & share broker, Sydney.

*163 Weaver and Kemp called tenders for "the erection of a Parsonage at Balmain" from their office at 42 Pitt St in SMH, 10 Sep 1857, p14.

*188 Messrs Kidd and Stowe had completed construction of a slipway and workshops for Chapman & Co, in Building, 12 Dec 1912, p64, £15 000; p65 shows the builder as P Olson, Annandale. Francis Ernest Stowe was responsible for the engineering design. He was the designer of the Darling St counterweight tramway system down to Darling St Wharf.

P REYNOLDS

(CONTINUED FROM PAGE 48)

which the facades are constructed. The English terraced house street walls were composed of materials other than elegant Regency stucco. Coloured, patterned brickwork and just plain, warm brick were also used - the colours often determined by local materials.

The 219 half-tone illustrations cover the full gamut of urban and suburban housing. The photographs and the writing emphasise aspects often overlooked by architectural historians. To Muthesius, the study of the backs of terraced houses is as valid as the study of their street fronts.

There are, of course, difficulties for the Australian reader with unfamiliar terminology and purely local conditions. Many of the vast town plans shown are difficult to comprehend and there is some slight confusion in relating house plans to the text.

As a standard reference to post-Industrial Revolution housing, the book is of great value. The student of architectural, economic and social history will find much source

INDEX LHJ 1982-83

(Index LHJ 1971-1981 appeared in *Leichhardt Historical Journal* No 11 1982)

LHJ No 11 1982

Editorial: Why Leichhardt?	2
Recollections of 34 Johnstons	
Street, Annandale, G Ashton	3
Inventing the suburbs and making a fortune, B Dyster	6
Peacock, Weston, Pearson and Paul: how "suburbanisation" began in Balmain - Part I, P Reynolds	13
Index LHJ 1971-1981	27
REVIEWS	28
H Tanner, <i>Francis Greenway: a celebration</i> , by M Dupain & JM Freeland.	
A Roberts, <i>Whirlwinds in the plain: Ludwig Leichhardt - friends, foes and history</i> , by EM Webster.	

LHJ No 12 1983

Editorial: The centenary decade.	2
Bidura - the home that Blacket built, F MacDonnell	3
Peacock, Pearson, Weston and Paul - Part II, P Reynolds	4
From Darling St Wharf to Simmons Point, P Reynolds	6
The first steam tram to Rozelle: 1892, P Fraser	26
Index LHJ 1982	31
REVIEWS	32
H Tanner, <i>Fine houses of Sydney</i> , by R Irving, J Kinstler & M Dupain.	
L Gilbert, <i>The social history of Glebe & Annandale</i> , by A Roberts.	

material here. The average terraced house dweller will find it interesting to compare the English houses with those in Australia's older areas.

The English terraced house establishes England's contribution to urban design and suburbanisation. The book's Australian counterpart, though very necessary, has yet to be written.

L GILBERT*

(CONTINUED FROM PAGE 48)

shamefully destroyed by Leichhardt Municipal Council, with scant regard for the monuments to those pioneers whom this work commemorates.

This is an enjoyable book which happily points to ways of making other, more enlightening, contacts. Certainly, to a Burwood boy, it now seems that Balmain has much more of a renown than the allegations that its local lads are not given to undue weeping.

* *Lionel Gilbert is the Director of the New England Historical Resources Centre at the Armidale College of Advanced Education.*

and was a marine surveyor who gave as his business address "Rowntree's Dock, Duke Place" Balmain. (Information from MM Gallimore, Lismore, 1984).

* ALLT. TR Allt b. 1837 Greenwich, arrived in Australia 1856(?), founded the Allt Brewery, connected with Clarence and Richmond River Steamship Co and later managing director of North Coast Steam Navigation Co. He lived in Balmain at Minevia on Ballast Pt, now the site of Caltex Ltd. He founded the Strathfield Bowling Club and was still playing on the Saturday before his death aged 78 years. His house, Brundah, at Enfield, is now Leigh College, a training school for Methodist clergymen.

*150 The Balmain Baptist Church, 1883 is now in private ownership and is located at 87a Mullens Street.

*161 Eldest dau of Captain Rowntree and Elizabeth, nee Potts was Elizabeth Annie b. 16 Feb 1840 at Woodbine St, Sunderland. She m. (1) 6 Oct 1857, Henry Serjeant Machin, Capt, Merchant Service, at Balmain. Their children were Edward Henry (b. 1859), Howard Clinton (1861), Arthur Seaton (1863) and Claude Ernest (1865). Capt Machin d. Gosbeck, England, 3 May 1893. Elizabeth Annie Machin m. (2) George Elven, 46,

REVIEWS

T Stephens & A O'Neill, *Larrikin Days: 100 years of growing up in an Australian suburb (Sydney 1983)*, ISBN 0 9591988 0 6, 112 pp, rrp \$14.95.

by Lionel Gilbert

Published by the Nicholson Street Public School Parents and Citizens Association in conjunction with John Ferguson, Sydney, this is a handsomely produced, attractive book from Macarthur Press.

Nicholson Street Public School opened as Balmain East School in January 1883 when, we are told, a "New Year...had opened full of promise. Queen Victoria was still on her throne and God in his heaven". But this is much more than a school history. The authors are to be commended on the way in which they have so skillfully, and appropriately, blended the history of a school into the history of the community it has served for a century. The result is that local residents, former residents, and amateur and professional historians of many varieties - educational, political, social, urban, oral, local, and family historians - will here find something of interest and enjoyment.

In 1898, (when Queen Victoria was still on her throne, God in his heaven, and Nicholson Street School was 15 years old) Edward E Morris' *Austral English* defined a larrikin at great length. It was a word with "various shades of meaning between a playful youngster and a blackguardly rough". A larrikin might be seen as "a cross between the Street Arab and the Hoodlum, with a dash of the Rough thrown in to improve the mixture" - and there were even "larrikinesses" as an identifiable group in the days when it was not deemed offensive for gender to be reflected in language. Well, they are all represented here in their various grades from a certain rough gentility to downright vicious tyranny.

Like other communities Balmain has produced its local identities, some of whom have become more widely known than Assistant-Surgeon William Balmain of the First Fleet - our attention is drawn to many of these including the Hon Neville Wran, Sir John Kerr, Sir William McKell and Wee Georgie Robinson. Again like other communities Balmain has made its commitment to war efforts, and we are advised somewhat coldly that "the schools had produced the cannon fodder", strangely without the usual reference to the mothers who had produced the school pupils. The sad and tragic effects of war upon a place with a well-defined sense of community are clearly indicated.

Illustrations, both pictorial and verbal, have been judiciously chosen and used to good effect; there is plenty to please both the photographic and the oral historian. The work is remarkably free of misprints, the print is clear and the arrangement is pleasant.

I am not really sure why the late Edward Kelly had to be brought into this history of "a working men's suburb" of Sydney, but if he had to be included to salve the radical conscience, then it might be noted that he was hanged in Melbourne on 11 November 1880, and not "in 1881" (page 12). One could also argue that there have been rather more than "three political events" which "have traumatised the Australian Labor Party since its formation" (pages 22-23). We might consider for example, the matter of the "pledge" in the 1890s and the splits during the Depression which aided the formation of the United Australia Party.

My own earliest contacts with this fascinating harbourside area were made first by joining the Fort Street High School swimming group which travelled by tram to visit the Balmain Baths on Wednesday afternoons in 1940 and 1941, and second by seeking the old Balmain Cemetery in 1946 only to discover that it had been

(Please turn to page 47)

S Muthesius, *The English terraced house*, Yale University Press (London 1982), ISBN 0 300 02871 7, x + 278 pp, rrp \$39.95.
by Peter Reynolds

The narrow, high-shouldered urban "terraces" that command such high prices in Sydney today have roots deep in English soil. Initially the houses of the well-to-do, they became home to the middle and lower orders of English 19th century society.

Muthesius, who lectures in the history of art at the University of East Anglia, stipulates that what we call a "terrace" is, in fact, a "row" house: that is a single house in a row of houses. The row came to be more generally known as a terrace: therein lies the title of the book - *The English terraced house*.

A terrace could contain a minimum of three attached houses or could be a sweeping streetscape such as the 800 feet (244m) long Silkstone Row, Lower Altofts, Yorkshire (1860s).

Muthesius holds that the terraced house is a peculiarly English phenomenon and contrasts it with the blocks of flats indigenous to European cities. In the European context, the flats housed mixed social classes in which the rich were of course better housed. In England the classes were usually separated by locality but each class favoured single houses for each family unit. Occupancy was by rent or leasehold, particularly for the middle and working classes.

His analysis of the evolution of the terraced house begins with the fine squares of Georgian London which were built by aristocratic developers such as the Duke of Bedford. The intention was to accommodate the nobility in great palaces in convenient urban surroundings. However, the peculiarly English taste prevailed. The aristocracy were loath to leave their country seats for long-term city living and instead were content with modest-sized houses "in town". This resulted in the squares being lined with terraced houses, elegantly designed and built.

At the same time the Industrial Revolution caused an increasing separation of home and the work place. As new factories sprang up, the industrialists built rows of back-to-backs to house the workers. This remarkable, though very undesirable (and later illegal) practice, in many centres, helped to cope with a population explosion from 9 million to 36 million in the years from 1801 to 1911 in England.

Wages were low, the workday a long 12 hours, the birth-rate high and only countered by high mortality. Wages provided food and the precious rent money. The alternatives were roadside begging, the workhouse or, in luckier circumstances, emigration.

Architecturally, the developing landlords used standardised designs to create vistas of great unity ranging from the squalid back-to-backs of Bradford to the noble Bedford Square.

This unity transcended social distinction because the basic plan catered for lower, middle and upper echelons. Muthesius says that class distinction was embodied not in the type of row house but in the amount and richness of decoration and, of course, physical size. The class of the inhabitants was reflected in the street facades - especially in the entry doorways.

Muthesius, to his credit, does not neglect the "unmentionables" which allow society to function. He helps us imagine the unspeakable discomfort of a single toilet for a whole row of houses. He shows how better sanitation evolved through inventions and health regulations. Other developments in everyday life such as cooking, heating and laundering are also detailed.

The author provides 33 colour plates which let us see, and almost feel, the texture of the materials from

(Please turn to page 47)