

Register Research Programme 1981/82

To: The South Australian Heritage Committee
From: Senior Heritage Architect
Subject: REGISTER NOMINATION REPORT:
REIMANN BARN HOUSE, CNR. SCHROEDER ROAD &
WINDSOR AVENUE, NR. HAHNDORF
Date: 23 June, 1982

SUMMARY

This nomination has been initiated by the Heritage Conservation Branch. Identified in the Hahndorf Study as an important heritage item, this building is considered to be in a similar situation as the Victoria Street, Hahndorf properties.

Historically, the Reimann Barn house is an excellent tangible reminder of German colonisation and culture in South Australia.

Architecturally, the building is the only large scale structure found so far which housed man and animals under one roof. The quality and extent of its half timbered construction is rare, as is the half hipped roof form.

Environmentally, the well known and large structure is significant in establishing and maintaining the German character of the area.

The Integrity of the building is fair and although the structure is basically sound, a number of the external wattle and daub and stone sections have collapsed. The condition of the external joinery work is poor.

The Reimann Barn house has no other heritage status.

RECOMMENDATION

It is recommended that the Reimann Barn house be included on the Register of State Heritage Items, and that it be categorised A1, A2, H3, 3.1, 3.3.



Barry G. Rowney
SENIOR HISTORICAL ARCHITECT

LB:SK

1 E.S. 7/19/82

South Australian Heritage Act 1978-80	Register of State Heritage Items ITEM EVALUATION SHEET Buildings and Structures					
	Item REIMANN BARNHOUSE, HAHNDORF					
Age 1854-1860	Theme	Office				
Period 1852-1883	Subject PRIMARY INDUSTRY - PRIMARY PRODUCTIVE, AGRICULTURE AND HORTICULTURE	Region Mt. Lofty Ranges & Eastern Plain				
Building Type Barn & House	Style COLONIAL/GERMAN	Status -				
<u>Qualitative Data</u>		<u>Grading</u>				
Component	Comment	E	VG	AG	FP	NA
<u>History</u>						
1. Context:	Associated with the early development of the Hahndorf area and early spread of German influence.	*				
2. Person/Group:	Not connected to persons of significance.				*	
3. Event:	No connection with event of significance.				*	
<u>Architecture</u>						
4. Architect/ Builder/ Engineer:	Not yet established.					*
5. Design:	Only example of its type where man and animals were housed under one roof. Barn section is similar to others found in the area. Attached two storey living area is unique with a half hipped roof.	*				
6. Construction:	Barn of half timbered construction with brick infills. House portion is of stone with brick windowheads.	*				
7. Interior:	Simple and functional with finishes and details (to the residential part) typical for the period.				*	
8. Representation:	Extremely rare building type in South Australia.	*				
<u>Environment</u>						
9. Continuity:	Of significance in maintaining the dominant rural landscape.		*			
10. Local Character:	Of significance in establishing and maintaining the German character of the area.	*				
11. Landmark:	A conspicuous and familiar structure in the context of the neighbourhood.		*			

I.E.S./D3/211081

South Australian Heritage Act 1978-80

Register of State Heritage Items
 ITEM EVALUATION SHEET
 Buildings and Structures
 Item REIMANN BARNHOUSE, HAHNDORF

Component	Comment	Grading				
		E	VG	AG	FP	NA
<u>Integrity</u>						
12. Alterations:	Various construction stages are clearly evident, but no alterations have been made to detract or obscure their clarity.		*			
13. Condition:	Structure is basically sound. Wall finishes and lean-to sections are in a dilapidated condition. Flooring to residential part is poor.				*	
14. Compatibility:	Presently used as a store for the farm. It is however grossly under-utilized.			*		

Supplementary Information

Adaptability: The building has potential for adaptation for residential and/or residential/commercial use.

Interpretation: Because of its location, the building has excellent active interpretation potential.

Current Situation: No immediate threat.

I.E.S./D3/211081

Evaluated By Lothar Brasse Consultant Architect Date 5/5/82

Reviewed By Mark A. Butcher Register Supervisor Date

South Australian Heritage Committee Categorization Date

REIMANN BARNHOUSE, SECTION 3833, HUNDRED OF ONKAPARINGA (NEAR HAHNDORF)

Although the Lutheran settlements were often portrayed as having been settled by one homogeneous group, a demographic study often indicates the opposite. Of the original fifty four Hahndorf pioneers for instance, less than fifteen families remained there to purchase land in 1857. The total population of the township remained fairly constant despite the arrival of many more Germans in the Colony, as the people seemed to come and go.

Soon after settlement in 1840, the nearby splinter settlements such as Gruenthal (Verdun) and Friedrichstadt (incorporating Paechtown) were established, and many individuals purchased land nearby.

Section 3833 (135 acres) was granted to Carl Ernst Schenscher (a farmer near Hahndorf) in 1851 for £135.1.0. In 1854 Schenscher sold 15³/₄ acres at the south eastern portion of his section (denoted as 3833B) to Carl Friedrich Reimann for about one pound per acre, which suggests that the land was unimproved.

The property remained in the Reimann family until 1894, when the property was transferred to Johan Wilhelm Minge (CT.589/147). Robert Mooney purchased the property in 1895 (CT.596/31) and to date, the barn is still owned by the Mooney family.

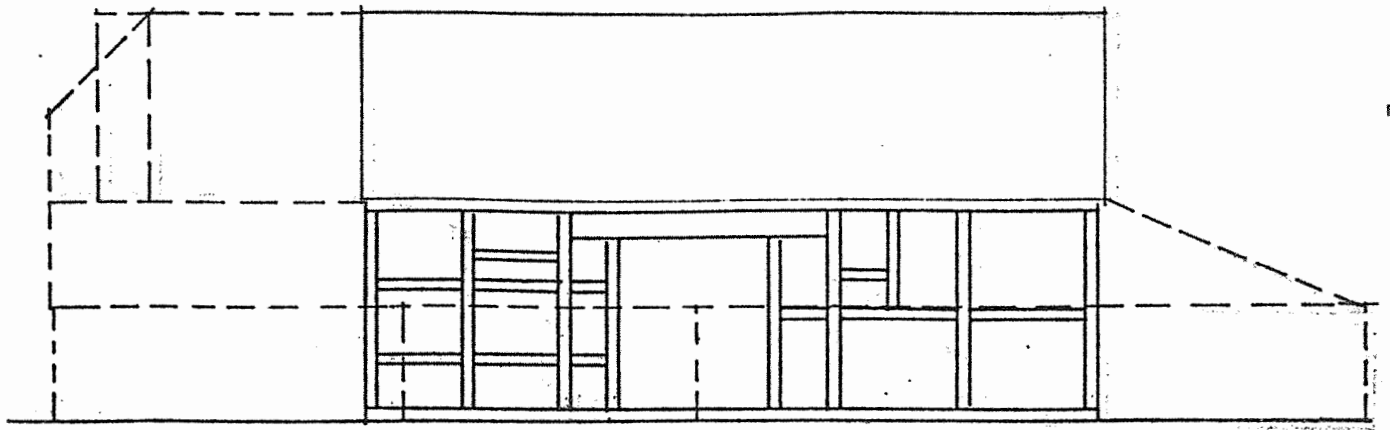
Sources:

L.T.O. Memorials and App. No. 22676.
Colonial German Architecture in South Australia, B. Arch. Thesis, L. Brasse
Hahndorf, VI & 2, G. Young, I. Harmstorf, L. Brasse, A. Marsden.

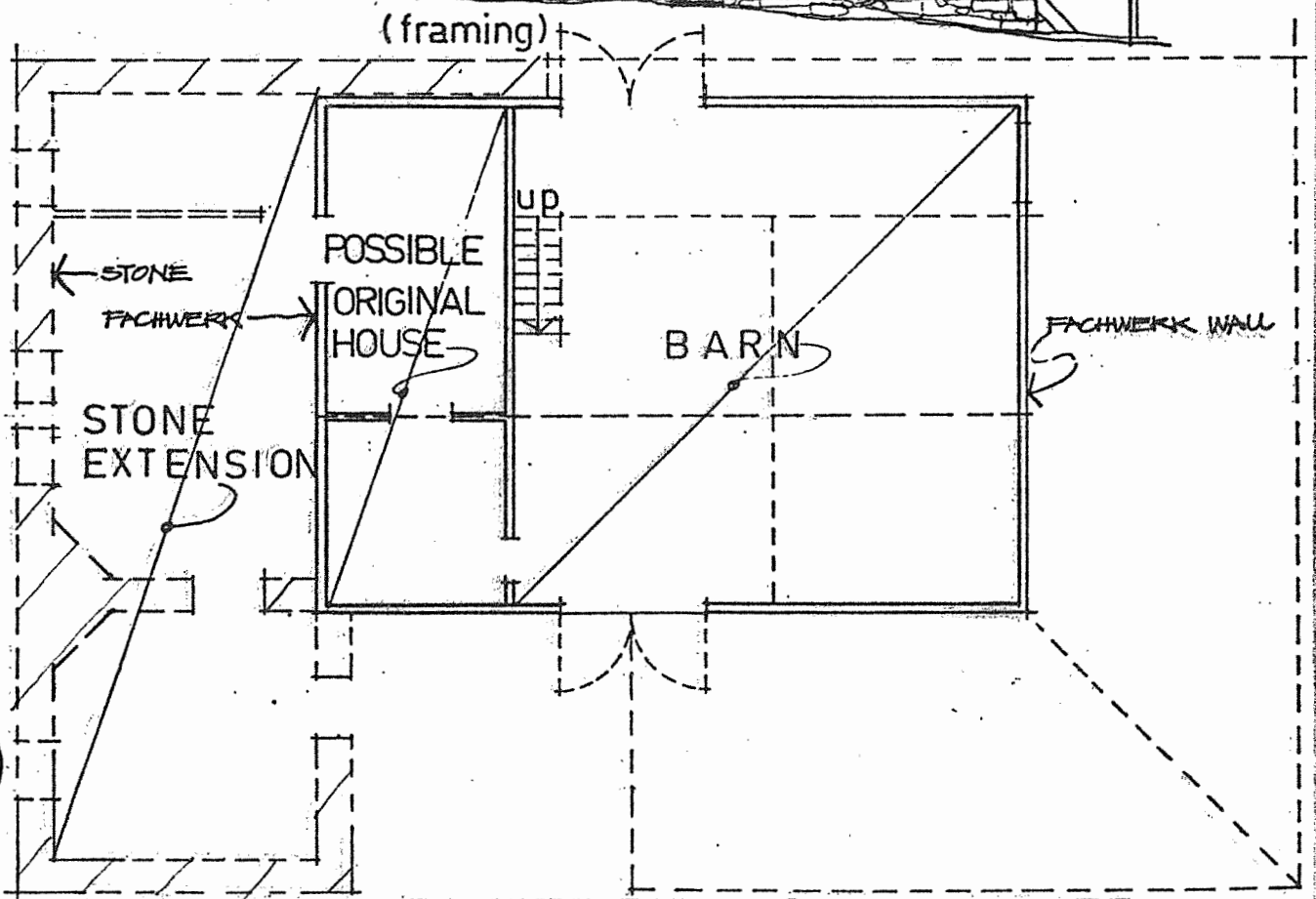
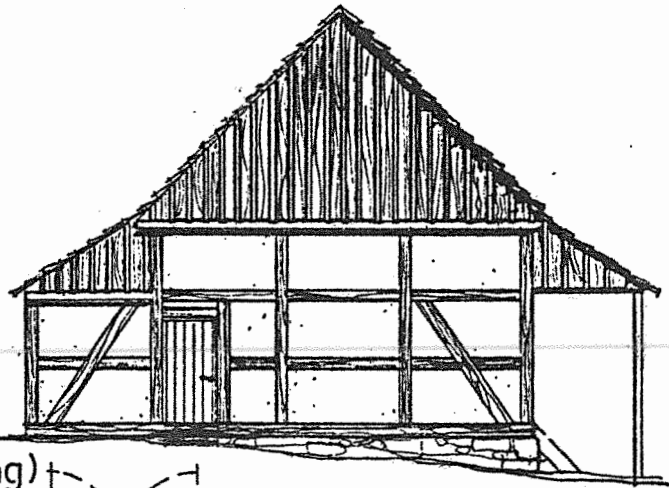
Lothar Brasse
Consultant Architect

6/5/82

PLAN OF ORIGINAL BARN

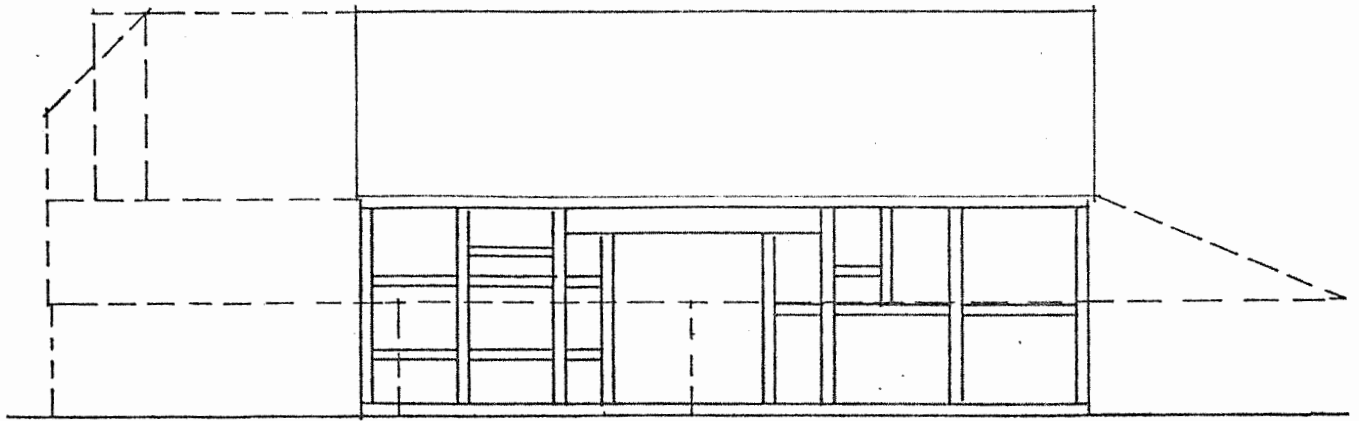


EAST ELEVATION (framing)

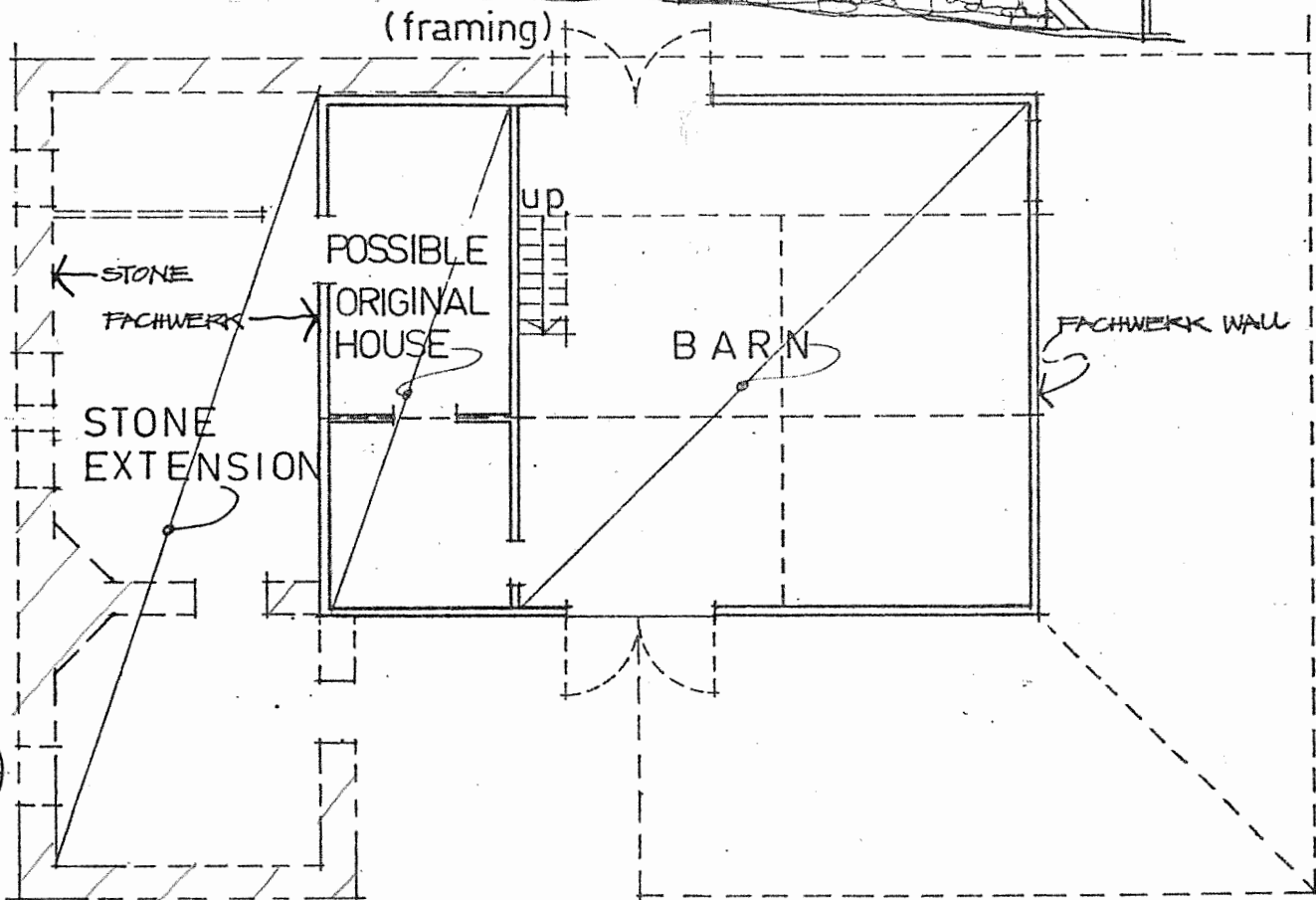
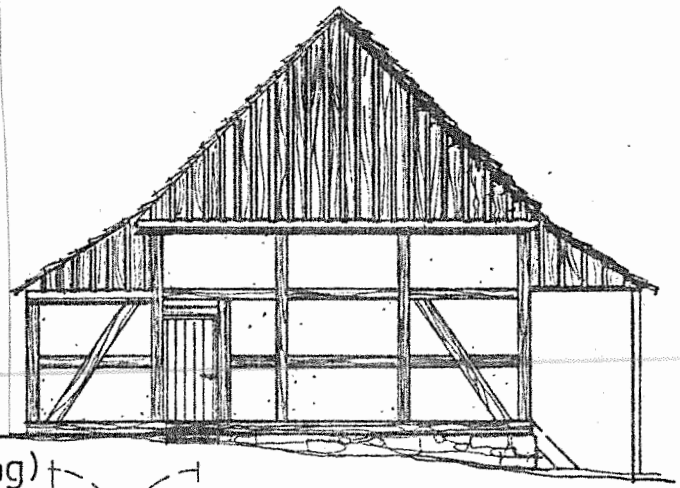


PLAN OF ORIGINAL FACHWERK BARN & STONE HOUSE EXT.

10992



EAST ELEVATION (framing)



PLAN OF ORIGINAL FACHWERK BARN & STONE HOUSE EXT.



FILM 491
No 1

REIMANN BARNHOUSE - FROM N-E.
(SECTN 3833 HD. ONKAPARINGA)

MAY '82
Lother



FILM 411
No 10

REIMANN BARNHOUSE - PORCH
(SECTN 3855 HD OUKAFARINZA)

MAY 192
LORWAY