

South
Australian
Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HINDMARSH HERITAGE SURVEY
Item Ref. No.

ITEM NAME: Joiners Arms Hotel
Former or other

Office Use
ITEM No.
DOCKET No.

HERITAGE SIGNIFICANCE

Increasing local population of Hindmarsh and the establishment of working class industrial enclaves prompted quick construction of the many hotels dominating Hindmarsh streetscapes. Often their names reflected a particular area's local trade significance - the Joiners Arms, the Tanners Arms, the Brickmakers Arms, etc.

First licensed in 1850 by J. King, of local building fame, this hotel started as a relatively small corner building, having a rateable value of only £50 in 1853. However, over the years it has been added to and extended and in 1884 reached its highest Assessment value of £175. The verandah is an addition of the twentieth century.

The unusual rounded windows with cast iron capitals are of an early construction date and are of particular interest.

LOCATION
Address 9 Manton St.
Cnr. Mary St.
Town Hindmarsh
Postcode
Section 353
Hundred Yatala
County
L.G.A. Hindmarsh
S.H.P. Region 2
C.T. 871-8

SUBJECT
4.6

PERIOD
State

Study Area
1838-52
1853-74

REFERENCES

National Trust 1292
Hotels Index
Assessment Books
Heritage Conservation Branch files
Verbal Brian Mildren, 1984
Archival photographs Mildren c.1880s

TYPE OF ITEM
LAND Natural feature ☐
Historical site ☐
Historical Gdn. ☐
BUILDING ☒
STRUCTURE ☐
PHYSICAL CONDITION

PHOTOGRAPH Film No. 3 Negative No. 24A

STATUS
Reg. of State Her. Items
Reg. ☐ Interim L ☐
Nominated X
National Estate
Reg. ☐ Proposed L ☐
National Trust
CL ☐ RL ☐ File ☒
Other ☐
☐

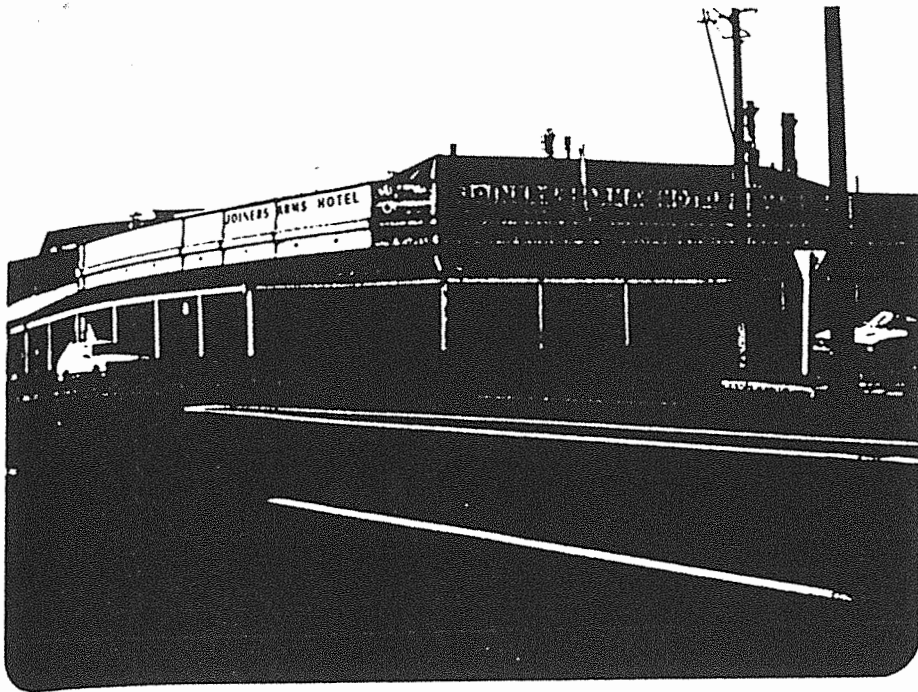
RECOMMENDATION

(A) State ☒ (B) Local ☐

PREPARED BY

HERITAGE INVESTIGATIONS
Date: 1984

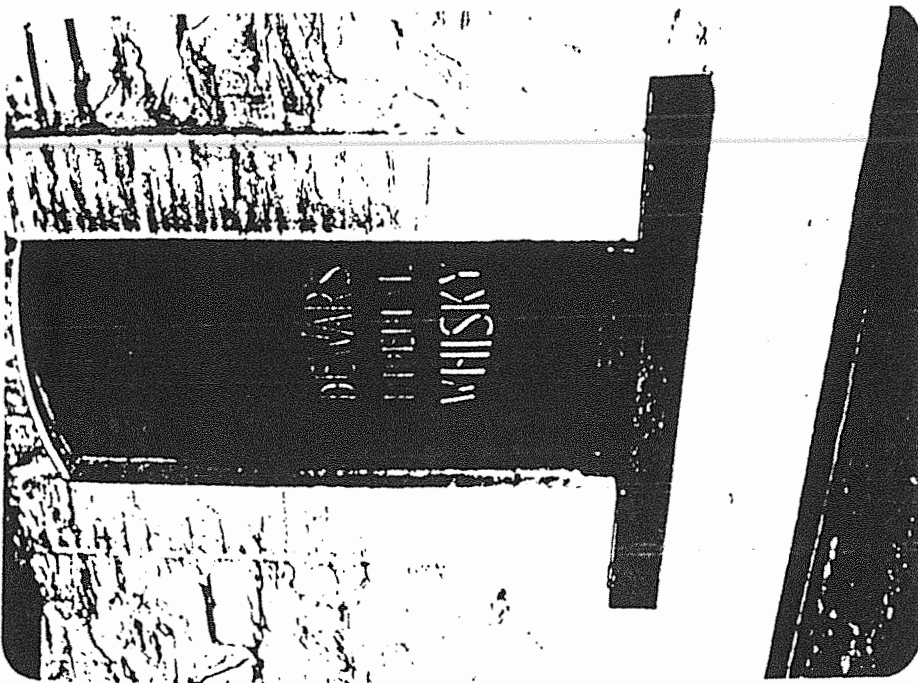




PROJECT
HINDMARSH HERITAGE SURVEY
Item Ref. No.

Joiners Arms Hotel

Film No. 3
Negative No. 23A



Film No. 3
Negative No. 26A



Film No. 3
Negative No. 25A

JOINERS ARMS HOTEL
MANTON STREET, HINDMARSH

HERITAGE SIGNIFICANCE

Historically, the hotel, first licensed in 1850, is important because it represents the working-class nature of Hindmarsh, an early industrial village established in 1838-9, and its subsequent development. A typical aspect of such hotels is that they provided often the only opportunity for social gatherings outside Church organised activities.

Architecturally, the building is a simple but strong vernacular design in bluestone and brick, probably built in the 1880's (not earlier) with alterations and additions in the early 20th century. It has little ornamentation either inside and out, notable exceptions are two windows with leadlighting (early 20th century).

Environmentally, a strong building which enhances the industrial area, maintains the scale and character, and a good example of 19th century building in a changing area.

The Integrity of the building is good, some alterations to the interior to suit modern requirements.

NOMINATION SOURCE/THREAT/OWNER

This report has been prepared following a nomination by the owner, who would like advice and, possibly, assistance with restoration of the hotel. Situated on Allotment 80, Section 353 in the Hundred of Adelaide and described in CT. 871 Folio 8, the building is not under threat. The property is owned by Brian Melrose Mildren of 9 Manton Street, Hindmarsh.

HERITAGE CONSERVATION BRANCH RECOMMENDATION:

... *Barry C. Rowing* ...
f Manager

It is recommended that this item be included on the Register of State Heritage Items, and that it be categorised H3, A2, A3.

SOUTH AUSTRALIAN HERITAGE COMMITTEE RECOMMENDATION:

.....
Chairman

South Australian Heritage Act 1978-82	Register of State Heritage Items ITEM EVALUATION SHEET Buildings and Structures	Ref. No. 6628-11164
	Item JOINERS ARMS HOTEL MANTON STREET, HINDMARSH	Status N.Tr. (R)
Age c.1880's	Subject	Style

History	Context First licensed in 1850, the hotel is associated with the growth of Hindmarsh as an industrial area, being one of a number of hotels catering for workers who lived close to their place of employment before travel patterns enabled greater distance between home and work.	E	VG	AG	FP	NA
	Person/Group 1st Owner under Torrens Title: Frank South Botting, brewer and Francis Joseph Botting, auctioneer.		X			
	Event Not known			X		X
	Architect/Builder Not known.					X
Architecture	Design Single storey pub-vernacular style, bar door is simple corner element. Two unusual ornate windows with rounded columns and cast iron capitals. Lead lighting installed in early 1900's. Broad full-return verandah over footpath is later addition (early 1900's).			X		
	Construction Random bluestone, brick dressings, all painted white (owner intends to remove paint). Majority of side and back walls are brick.			X		
	Interior Plain interior, high ceilings lathe and plaster, no cornices, very little ornamentation anywhere. Common detailed skirtings, architraves etc. Brass door furniture early 1900's.			X		
	Representation Good example of working class/industrial area corner pub. Beer kegs are still lowered into the basement under the tap-room through the trapdoor entrance in the footpath.		X			
Environment	Continuity Maintains the early character and scale of the area.		X			
	Local Character A strong local character element in an area which maintains some of its original buildings but which has changed in recent years.		X			
	Landmark A good landmark in Manton Street, considerably enhanced by its verandahs.		X			
	Alterations A few alterations internally, similar to many pub alterations to suit modern needs. Generally interior in unspoilt, except for colour schemes and unimaginative painting.			X		
Integrity	Condition General condition of the building is good. Structurally sound and few 'old-building' problems.			X		
	Compatibility Still being used successfully as a local pub.	X				

South Australian Heritage Act 1978-82	Register of State Heritage Items ITEM EVALUATION SHEET Buildings and Structures	Ref. No. 6628-11164
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Supplementary Information

Adaptation: Alterations should be sympathetic to the existing design and layout - in particular the front bar counter and surround, street frontages and stone work of walls should be treated with care. Removal of paintwork to reveal original finishes is recommended.

Interpretation: Some information of the hotel's history, displayed in the public bar areas is recommended.

History and Sources

The Joiners Arms Hotel is located on allotment 80 in Section 353, a triangular piece of land with the River Torrens forming an irregular base to the triangle and bounded by Port Road and South Road. This section provided a location for the village of Hindmarsh, one of a number of villages established near the settlement of Adelaide in 1838. The governor of the colony, John Hindmarsh, selected this and other sections of land on May 12th, 1838 and proceeded to sell s.353 to a Trust of 200 shareholders for £1,000. The Trust, in turn, proposed to sell parcels of land to workers at a reasonable cost, thereby avoiding high prices generated by land speculators. There was a great deal of controversy surrounding Hindmarsh's actions at the time, for he had just issued notice to people living in the parklands of the embryo city that they would have to quit. Some felt he was creating a market for his land in such an action. However, shareholders of the Trust sprang to his defence in a letter which appeared in the South Australian on June 23, 1838, in part stating:-

"A day or two afterwards we went to Government House to conclude the agreement with his Excellency and upon the occasion, a gentleman in our presence offered His Excellency the Governor £1,100 for the Section: but his Excellency replied he would rather sell the land to us for £1,000, and thereby do us a service, even though he lost the £100, because we were poor people, and he accordingly signed an agreement for the sale to us of the land for £1,000. We feel grateful to His Excellency for having allowed us to purchase the land from himself direct for a moderate sum, as we should otherwise have been compelled to pay dearly for it through another purchaser, or perhaps to rent cottages from the proprietors of town acres at a rate that would have exceeded what we shall now pay for our land".

(Governor Hindmarsh paid £73 for his 134 acres at Hindmarsh Town).

Close to Adelaide, with good soil (including plentiful supplies of clay), a relatively reliable water supply and en route between Adelaide and its port, Hindmarsh attracted early productive industries servicing agricultural and building activities. Brick making, fellmongering, wool scouring, tanning and soap making industries were soon established. During the 1840's, one of the colony's first 2 steam flour mills, run by John Ridley commenced at Hindmarsh.

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History and Sources

(The other was built at Kent Town by Dr. Kent). Ridley's flour mill occupied most of the block between Roberts (Orsmond) Street, and Manton Street to the south of Mary Street. A brewery was established by the flamboyant Edward James Crawford on lot 83 in 1845, and this and other industries in the vicinity provided employment for workers who settled close to the place of employment. As the activities of Hindmarsh Town grew, a number of hotels came into existence, providing an essential meeting place for workers and travellers. By 1839 two hotels existed - The Bricklayers Arms and The Colonist. These were joined by others by 1854, namely the Land of Promise, the Black Lion, Hope Inn, Commercial Inn and the subject of this report, built on the corner of Mary and Manton Streets around 1850. Hotels in and near Hindmarsh reflect the type of work carried out by the people who lived there, for example the Tauners Arms, the Brickmakers Arms, the Oddfellows, Coach and Horses, Old Halfway House, Halfway House and the Wellington Inn.

First licensed in 1850, the Joiners Arms was run by G. King in its first year of operation. The property was owned by Frank South Botting of Hindmarsh, Brewer, and Francis Joseph Botting of Adelaide, auctioneer. The following is a list of licensees who subsequently ran the hotel, based upon licensing court records and leases registered on the title.

1851-1863	J. Born
1864-1865	G. Schunke
1865-1867	S. Davis
1867-1887	A. & C.T. Ninham (in turn)
1887-1909	Ninham family
1909-1920	Geo. A. Coulthard
1920-1922	Ethel May Walkley & George Samuel Walkley
1922-1924	Lease transferred to Elizabeth Mayer Walker, wife of Reginald Walker of Hindmarsh, hotelkeeper
1924-1963	Ernest Leslie LIHOU, Hotelkeeper (extended to include his wife Hilda Gertrude in 1948)
1963-1983	Leonard James Clarke and Shirley Myra Clarke, his wife
1983	Brian Melrose Mildren - owner and licensee.

Over the years, the hotel has been extended, altered and added to, with the addition of a verandah and outbuildings. While there are a number of hotels in the locality, the Joiners Arms is noteworthy for its continuity of existence, its contribution to an appreciation of an industrial area which was one of the early villages near Adelaide and the working class ethos of the people who have lived there.

At a State and regional level, the Joiners Arms is historically important for these reasons.

Sources:

L.T.O. Searches (CT.'s 382 f.239)
871 f.8)
GRO Search
Ronald Parsons: Hindmarsh Town, Adel. 1974
N.T. Records



6628-11164

JOINERS ARMS HOTEL



6628-11164 JOINERS ARMS HOTEL



6628-11164 JOINERS ARMS HOTEL



6628-11164 JOINERS ARMS HOTEL



6628-11164 JOINER'S ARMS HOTEL

SOUTH AUSTRALIAN HERITAGE ACT, 1978

Entry of Items on the Register of State Heritage Items

There has been an increased community awareness of the need to protect those buildings and features of our State which reflect our cultural heritage. The South Australian Government has recognised that awareness by passing the South Australian Heritage Act, 1978, for which the Minister for Environment and Planning is responsible. In accordance with the provisions of the Act, the Register of State Heritage Items is being compiled.

Where the Minister considers that an item (defined as any land, building or structure) that is not on the Register is part of the physical, social or cultural heritage of the State and that the item is of significant aesthetic, architectural, historical or cultural interest, then the Minister may enter that item on the Register.

Pursuant to the provisions of the South Australian Heritage Act, 1978, I, Don Hopgood, Minister for Environment and Planning and Minister for the time being administering the said Act, hereby give notice that I have entered on the Register of State Heritage Items and the items described in The Schedule hereunder.

Items listed in The Schedule were previously placed on an Interim List in accordance with the provisions of section 15 of the South Australian Heritage Act, 1978. Excepting items owned by the Crown and those within the area of the corporation of the city of Adelaide, the remaining items listed in The Schedule are subject to Part V of the Planning Act, 1982. That Act requires that no development, including demolition, conversion, alteration of, or addition to any item, is permitted without the written consent of the relevant Planning Authority. Items within the area of the corporation of the city of Adelaide are subject to the provisions of the City of Adelaide Development Control Act, 1976.

Dated at Adelaide, 18 November 1985.

D. J. HOPGOOD, Deputy Premier and Minister for Environment and Planning

THE SCHEDULE

Name	Address
Corporation of the City of Adelaide	
Thebarton Mounted Police Barracks	Port Road, Adelaide 5000. Section 1015, hundred of Adelaide.
Adelaide High School and Observatory Site	West Terrace, Adelaide 5000. LG. volume 1782, folio 40, section 543, hundred of Adelaide.
District Council of Barmera	
Humphrey Pumps	Trussell Terrace, Cobdogla 5346. Section 853, Cobdogla irrigation area.
District Council of Barossa	
Wilksch Cottage	Yettie Road, Williamstown 5351. CT. volume 4249, folios 701 and 702, allotments 20 and 21 of portion of section 34, hundred of Barossa.
Corporation of the city of Burnside	
Boundary Wall—Glenside Hospital	Glen Osmond Road, Eastwood 5063. Mental Hospital Reserve, <i>Government Gazette</i> 24.2.83, section 621, allotments 10, 12, 18, 22; CT's volume 4116, folio 12 and volume 2394, folio 97, part allotment 2; CT. volume 2219, folio 6, part allotment 82; CT. volume 2219, folio 11, part allotment 87; section 265, hundred of Adelaide.
District Council of Burra Burra	
Former Dugouts Sites	George Street, Burra 5417. CT. volume 985, folio 116, Allotments E and K, part section 1, hundred of Koorunga.
District Council of Central Yorke Peninsula	
Point Pearce Mission—Former	Point Pearce 5573. L.G. volume 3970, folio 106, sections 295, 298, hundred of Kilkerran.
District Council of East Torrens	
Dwelling 'Grove Hill'	120 Old Norton Summit Road, Norton Summit 5136. Memorial No. 105, book 539.
Corporation of the Town of Gawler	
Old Bushman Hotel	9 Cowan Street, Gawler 5118. CT. volume 3915 folio 51, portion of allotment 96, section 24, hundred of Mudla Wirra.
'Trevu' House	1 Deland Street, Gawler 5118. CT. volume 4195, folio 147, allotment 4, portion of section 3073, hundred of Barossa.
Railway Hotel	27 Eighteenth Street, Gawler 5118. CT. volume 3663, folio 91, allotment 22, subdivision of section 2, hundred of Mudla Wirra.
Office E. & W. S. Main Depot	Julian Terrace, Gawler 5118. <i>Government Gazette</i> 8.7.76, portion of part section 24, hundred of Mudla Wirra.
Old Spot Hotel	Murray Street, Gawler 5118. CT. volume 4137, folio 703, allotment 82, portion of section 4, hundred of Nuriootpa.
Pile's Building	Murray Street, Gawler 5118. CT. volume 3132, folios 91, 93 and 94, section 24, portion of allotment 93, hundred of Mudla Wirra.
McKinlay Memorial and Pioneer Park	Murray Street, Gawler 5118. Parklands, <i>Government Gazette</i> 9.7.36, and Indenture of Conveyance, No. 43, book 319, 26.12.1864.
Professional Offices	25 Murray Street, Gawler 5118. CT. volume 92, folio 44, part allotment 204, section 24 and part section 4, hundred of Nuriootpa.
Essex House	92-100 Murry Street, Gawler 5118. CT volume 4169, folio 801, allotment 2, section 24, CT volume 4169, folio 800, allotment 1, portion of section 24, hundred of Mudla Wirra.
House	11 Railway Terrace, Gawler 5118. CT volume 1643, folio 79, allotment 137, part section 8, CT volume 4089, folio 252, allotments 135 and 136, part section 8, hundred of Mudla Wirra.
Gasworks—Former	Seventh Street, Gawler 5118. CT volume 269, folio 244, allotment 105, section 3, hundred of Mudla Wirra.
Corporation of the City of Happy Valley	
'Mackereth' Cottage	Mathews Road, Dorset Vale. CT volume 2228, folio 74, part section 1427, hundred of Noarlunga.
Corporation of the Town of Hindmarsh	
Joiners Arms Hotel	9 Mantion Street, Hindmarsh 5007. CT volume 871, folio 8, portion of allotment 80 of section 353, hundred of Yatala.
Corporation of the City of Kensington and Norwood	
Town Hall, Norwood	125 The Parade, Norwood 5067. CT volume 3131, folio 15, volume 391, folio 9, part block 2 of section 277, allotments 20 and 21 of section 277, hundred of Adelaide.

<i>Name</i>	<i>Address</i>
District Council of Lincoln	
Poonindie Brickworks	Poonindie. CT volume 1538, folio 129, portion of section 12, hundred of Louth.
Poonindie Mission—Superintendent's Residence ..	Poonindie. CT volume 4192, folio 699, allotment 12 of portion of section 127, hundred of Louth.
Poonindie Mission—Bakehouse Complex and Well	Poonindie. CT volume 4182, folio 651, allotment 3 of portion of section 127, hundred of Louth.
Poonindie Mission—Schoolhouse	Poonindie. CT volume 4182, folio 648, portion of section 127, hundred of Louth.
District Council of Mannum	
Shearer House and Observatory	Anna Street, Mannum 5238. CT volume 3683, folio 51, allotment 39 and part allotment 38, part section 114, hundred of Finnis.
Corporation of the City of Marion	
Dwelling Hamilton's Winery	Morphett Road, Glengowrie 5044. CT volume 3597, folio 25, portion of section 176, hundred of Noarlunga.
District Council of Meningie	
Point McLeay Mission—Former	Via Tailem Bend 5259. L.G. volume 4057, folio 870, sections 21, 290, 291, 469, 635, 636, 637 and 638, hundred of Baker.
District Council of Munno Para	
Adamson's Flour Mill—Former	Smiths Creek, Smithfield 5114. CT. volume 4161, folio 955, allotment 44, part section 4160; CT. volume 4161, folio 956, allotment 26, section 1679, hundred of Munno Para.
Corporation of the Town of Naracoorte	
Naracoorte Station Group	Stewart Terrace, Naracoorte 5271. CT. volume 4190, folio 171, allotment 71 of part section 1, hundred of Naracoorte.
District Council of Northern Yorke Peninsula	
Kadina Mortuary and Cemetery	Drain Road, Kadina 5554. L.G. volume 106, folio 6, section 2179, hundred of Wallaroo.
Moonta Cemetery	Petallick Road, Moonta 5558. L.G. volume 617, folio 107, section 2250. L.G. volume 149, folio 41, section 2232, hundred of Wallaroo.
District Council of Penola	
Office Shop:	
Former Butter and Cheese Factory	Riddoch Street, Penola 5277. CT. volume 4121, folio 768, portion of allotment 108 of portion of section 3, hundred of Penola.
Neilsons Cottage	Via Penola-Naracoorte Road, Penola 5277. CT. volume 3457, folio 169, hundred of Penola.
Corporation of the Town of Peterborough	
Railway Roundhouse	Railway Terrace, Peterborough 5422. CT. volume 3859, folio 129, part section 216, hundred of Yongala.
District Council of Robe	
Dwelling—'Attic House'	Victoria Street, Robe 5276. CT. volume 4040, folio 879, portion of allotment 9 of section 218, hundred of Waterhouse.
Corporation of the Town of St Peters	
Plumbers Shop	Payneham Road, College Park 5069. CT. volume 1726, folio 99, portion of allotment 2 of portion of section 257, hundred of Adelaide.
Bon Marche Building	1-13 Payneham Road, College Park 5069. CT. volume 3825, folio 167, portion of allotment 1, portion of section 257, hundred of Adelaide.
District Council of Strathalbyn	
Office	8 Albyn Terrace, Strathalbyn 5255. CT. volume 4166, folio 340, allotment 9 of part section 2600, hundred of Strathalbyn.
Arsenic Labyrinth	Wheal Ellen 5255. CT. volume 4104, folio 450, allotment 1, section 1198, hundred of Strathalbyn.
District Council of Victor Harbor	
Soldiers Memorial Gardens	Esplanade, Victor Harbor 5211, section 766, hundred of Encounter Bay, Recreation Reserve declared under Act of Parliament 1281/1917.
Station Master's Residence—Former	2 Flinders Parade, Victor Harbor 5211. CT. volume 2407, folio 81, part section 16, hundred of Encounter Bay.
Shop and dwelling	8 Railway Terrace, Victor Harbor. CT. volume 4028, folio 526, part allotments 66 and 81 of part section 16. CT. volume 4028, folio 527, allotment 66 of part section 16, hundred of Encounter Bay.
Shop and Dwelling	9 Railway Terrace, Victor Harbor 5211. CT. volume 99, folio 68, allotment 65, hundred of Encounter Bay.
Causeway and Jetty Historic Site	Victor Harbor 5211, Marine and Harbours Reserve, section 666, <i>Government Gazette</i> 29.4.65, hundred of Encounter Bay.
Former Post Office	Yankalilla Road, Victor Harbor 5211. CT. volume 2407, folio 80, section 714, hundred of Encounter Bay.
District Council of Willunga	
Former Temperance Hotel	Aldinga 5173. CT. volume 4237, folio 21, part section 400, hundred of Willunga.
'Delabole'—Mining Village Ruins and Slate Quarry	Delabole Road, Willunga 5172. CT. volume 4163, folio 333; CT. volume 4032, folio 462, part lot 102, portion of section 758 and other land, part sections 753, 757, hundred of Willunga.
District Council of Yorketown	
Lime Kiln and Jetty	Wool Bay 5576. <i>Government Gazette</i> 5.10.22, section 393, hundred of Dalrymple.