

District Council of Victor Harbor

HERITAGE INVESTIGATIONS AND HISTORICAL CONSULTANTS PTY. LTD.

HERITAGE SURVEY OF THE FLEURIEU PENINSULA

(REGION 4 - SOUTH AUSTRALIA)

PART TWO

3. D.C. VICTOR HARBOR

ITEM IDENTIFICATION SHEETS

Prepared for the State Heritage Branch of the Department of Environment and Planning by John Dallwitz, Alexandra Marsden and Susan Marsden of Heritage Investigations and Rob and Jane Linn of Historical Consultants Pty. Ltd. Adelaide 1985.

Funded by the State Heritage Fund.

South
Australian
Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 2

ITEM NAME: "Springgrove" House
Former or other First Inman Valley Post
Office Site

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: Gordon Young, of the South Australian Centre for Settlement Studies describes the building as an "example of true English wattle (teatree) and daub construction ... furthermore it has some design ... of a Scottish character particularly ... the back kitchen chimney". In fact the building, of mainly wattle and daub, was originally of 6 main rooms, with a wide front verandah, and was typical of a once common, but now most uncommon, design for a first generation British dwelling in South Australia.

HISTORY: The house was probably built prior to the wedding of Sarah Robertson, daughter of the structure's builder, in December 1855. In 1855 John Robertson was appointed Inman Valley's postmaster, and the house is said to have functioned as a post office. In 1869 the house was purchased by the Martin family and was part of a rich, rural history. Even in 1928 the house and its property were famed for its orange groves around South Australia.

HERITAGE SIGNIFICANCE: This former dwelling is significant not merely for its historical lineage, which is impressive, but more importantly for its architectural and constructional elements. The structure exhibits qualities of transposed rural vernacular construction forms from Britain which are rare in South Australia.

LOCATION Yankalilla-
Address Victor Harbor Rd
Town via Inman Valley
Postcode 5211
Section 263
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6527-II &
Pt. III
54 27280 606960

SUBJECT 2.2
4.8

USE

PERIOD
State

Study Area
1836-61

REFERENCES

"Springgrove", Yankalilla and Districts Historical Society

Verbal Yankalilla & Districts Historical Soc-
Archival photographs iety: "Mr. & Mrs. Richard Martin & family &
"Springgrove - 1870s"

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

PHOTOGRAPH Film No. 1227 Negative No. 8A



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

LAND TITLE

RECOMMENDATION
(A) State ☒ (B) Local ☐

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South
Australian
Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 4

ITEM NAME: Glacier Rock
Former or other

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: Smooth striated, grooved rock surface showing an indication of glacial action. Said to be Cambrian Kanmantoo Quartzite c.500 million years old which underwent glaciation c.250 million years ago.

HISTORY: This has been regarded as the first recorded discovery of glaciation in Australia, and was found by A.R.C. Selwyn in 1859 when he was contracted by the South Australian Government to undertake an economic geological survey of the colony. It was, in a sense, rediscovered by the eminent geologists Edgeworth David and Walter Howchin in 1897.

HERITAGE SIGNIFICANCE: Of immense value as a natural landmark, but of great importance in the progress of colonial science in South Australia. David and Howchin were "giants" of their time, and their intense interest in the rock sparked off the public interest in it.

LOCATION
Address Inman Valley Rd.
Town Inman Valley
Postcode 5211
Section 259
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6627-III
54 27430 606890

SUBJECT
1.5

USE

PERIOD
State

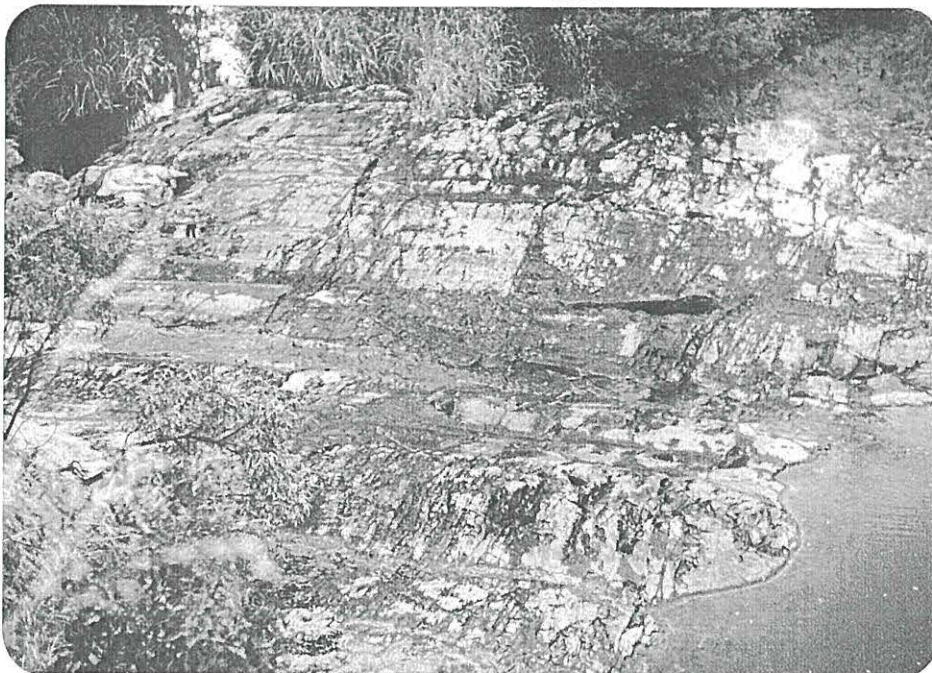
Study Area
1836-61
1881-1919

REFERENCES
A.H. Lush, The Inman Valley Story;
"Selwyn's Rock", pamphlet

Verbal A.H. Lush
Archival photographs

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

PHOTOGRAPH Film No. 1228 Negative No. 11



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

LAND TITLE
C.T. 4213/767

RECOMMENDATION
(A) State ☒ (B) Local ☐

PREPARED BY
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South
Australian
Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 5

ITEM NAME: Crossman's Bridge
Former or other

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: Bridge comprises 2, 9m spans with timber decking carried on timber pier and 2 timber abutments. Approaches retained behind abutments and wing walls - comprising vertical piles and horizontal wallings supporting vertical timber sheeting.

HISTORY: Opened in 1916 by Miss Anne Crossman it is an example of an understrutted timber bridge. The bridge is related to the work of Mr. Stevens, who was appointed in 1905 as engineer for roads and bridges.

HERITAGE SIGNIFICANCE: Of importance to South Australia's transport heritage, and associated with the period when localised bridge building was overseen by the Roads Department. The bridge shows a once frequent design using local timber.

LOCATION
Address Mount Alma Rd.
Town via Inman Valley
Postcode 5211
Section 259
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6627-III
54 27430 606890

SUBJECT
4.10

USE

PERIOD
State

Study Area
1881-1919

REFERENCES

W. Stacy, Highway, June 1983;
A.H. Lush, The Inman Valley Story;
Register Nomination Report

Verbal
Archival photographs

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

PHOTOGRAPH

Film No. 1228 Negative No. 13



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

LAND TITLE
C.T. 4046/269

RECOMMENDATION
(A) State ☒ (B) Local ☐

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Australian
Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 8

ITEM NAME: Hindmarsh Valley Reservoir
Former or other

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: Originally created in a natural basin, but fully engineered to carry in the vicinity of 130,000,000 gallons. The Reservoir wall is constructed of earth/rubble fill.

HISTORY: Work commenced on the Reservoir in 1916 by Mr. Gow, an engineer of Scottish descent. It was completed in 1917 at a cost of £69,000. The water supply was needed to cope with influx of holiday makers and the increasing size of Victor Harbor's population. It is still renowned for the wattle-tannin taste its water has.

HERITAGE SIGNIFICANCE: A major historical statement on engineering history and relationship between European man and the environment. The need for water was of key importance. Further, the reservoir's design and overseeing by Gow, the Scottish engineer, is of importance in the study of the early 20th century public servants. Also important as an indicator of the impact of tourism on an area.

LOCATION
Address Hindmarsh Valley
Town Hindmarsh Valley^{Rd.}
Postcode 5211
Section 159
Hundred Goolwa
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6627-III
54 28230 607220

SUBJECT 4.9
4.10

USE

PERIOD
State

Study Area
1881-1919

REFERENCES

C.R. Hodge, Encounter Bay;
J. Bartlett, 180 years of Victor Harbor history;
A.A. Strempe & J.C. Tolley, The Victor Harbor Story;
M. Williams, The making of the South Australian Landscape
pp. 429-32

Verbal H. Zilm
Archival photographs

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

PHOTOGRAPH Film No. 1227 Negative No. 33A



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

LAND TITLE
C.T. 3944/124

RECOMMENDATION
(A) State ☒ (B) Local ☐

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South
Australian
Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 12

ITEM NAME: Cut Hill Stone Wall and
Former or other Monument

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: A masterly construction of a parapet wall extending the perimeter of the Cut Hill section of road. Constructed of coursed, rough-faced, stone walling, with a breadth-ways uppermost course.

HISTORY: Constructed in 1868 as part of the reworking of the transport route to Victor Harbor. The wall's construction is attributed to Jabez Grimble under contract to the Central Roads Board. However, local historians claim that Grimble did not in fact finish the contract; the work being completed by another.

HERITAGE SIGNIFICANCE: A superb example of a parapet wall, with fine masonry techniques in evidence. Significant as a major statement of the impact of the Central Road Board's reconstruction of South Australian transport networks in the mid 19th century. A significant State landmark also, for generations of South Australian travellers.

LOCATION Main Rd. Adelaide
Address -Victor Harbor
(10kms V.H.)
Town Victor Harbor
Postcode 5211
Section 148
Hundred Goolwa
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6627-III

54 28600 607240

SUBJECT 2.2
4.10

USE

PERIOD
State

Study Area
1862-1880

REFERENCES

D.A. Cumming, E.B.C. Report, National Trust of S.A.

Verbal H. Zilm
Archival photographs

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

PHOTOGRAPH Film No. 1226 Negative No. 5



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

LAND TITLE
C.T. 3033/14

RECOMMENDATION
(A) State ☒ (B) Local ☐

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South
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Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 18

ITEM NAME: "Adare"
Former or other

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: Designed on a relatively grand scale around a series of turrets and towers in a manner resembling Gothic architecture. However there is no consistent form to the building. S.H. Gilbert's National Trust description notes the building's stucco exterior walls but also calls it "reminiscent of a French Fantasy".

HISTORY: "Adare" was built by the Cudmore family in the 1890s. It epitomised, like Mount Breckan, the gulf between the wealthy, and the ordinary townspeople and visitors to Victor Harbor. In one sense too, it was a symbol of the wealth attained by some South Australian pastoral families.

HERITAGE SIGNIFICANCE: Certainly a unique item. Its most unusual design alone is important. However, its connection with the Cudmores, pastoralism, and South Australia's wealthy "elite", put it into a class shared by few South Australian late Victorian houses.

LOCATION
Address Adare Ave.
Town Victor Harbor
Postcode 5211
Section 19 (pt. Lot 89)
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV
54 28480 606420

SUBJECT
2.1

USE

PERIOD
State

Study Area
1881-1919

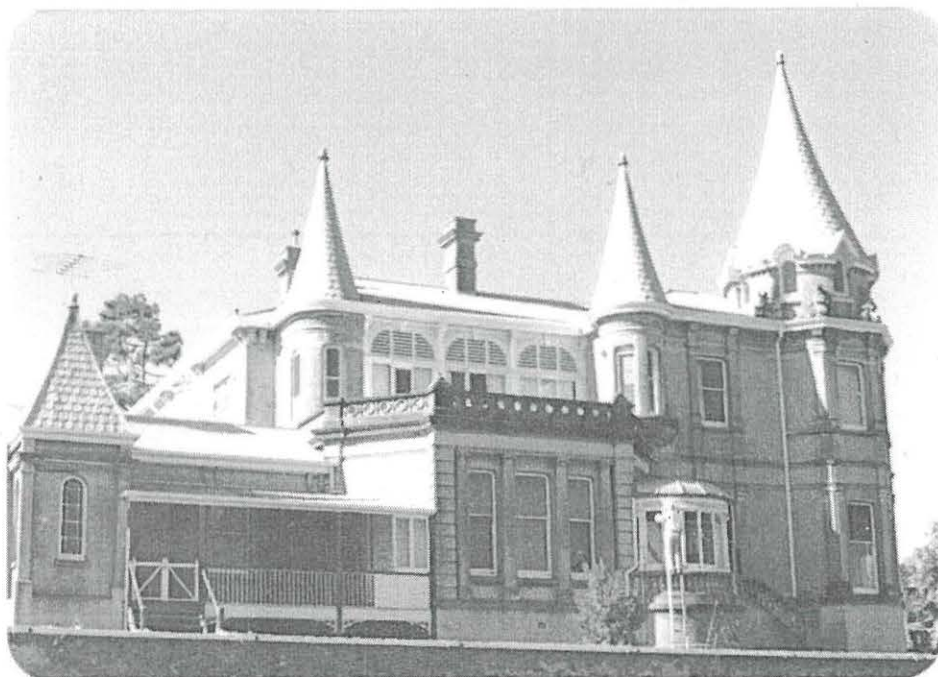
REFERENCES

A.A. Strempel & J.C. Tolley, The Story of Victor Harbor;
C.R. Hodge, Encounter Bay;
J. Bartlett, 180 years of Victor Harbor history.

Verbal
Archival photographs

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

PHOTOGRAPH Film No. 1227 Negative No. 30A



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

LAND TITLE
C.T. 3149/200

RECOMMENDATION
(A) State ☒ (B) Local ☐

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H.I. 19.12.84

South
Australian
Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 41

ITEM NAME: Former Whalers' House and
Outbuildings
Former or other

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: Despite additions to this structure the original building is still evident, constructed of random stone walling and of simple rectangular form. The original chimney still stands.

HISTORY: Surrounded by as much historical legend and mystique as its Encounter Bay neighbour, The Fountain Inn, the original portion of this house supposedly dates pre-1840; i.e. according to local oral history. It was believed to be a centre for whalers and belonged to the Battye family for many years. From early paintings of the cove, c.1838, it is probable that the house is one of those featured.

HERITAGE SIGNIFICANCE: For its connection with South Australia's early whaling industry, and possibly the South Australian Company. This was the foundation point of the State's sea-going industry. The quality of masonry, and choice of stone, is of the highest and indicates wonderful vernacular construction techniques.

LOCATION
Address Franklin Parade
Town Encounter Bay
Postcode 5211
Section 6
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV
54 28210 605950

SUBJECT 2.2
4.1

USE

PERIOD
State

Study Area
1836-61

REFERENCES

C.R. Hodge, Encounter Bay;
A.A. Strempel & J.C. Tolley, The Story of Victor Harbor;
J. Bartlett, 180 years of Victor Harbor history

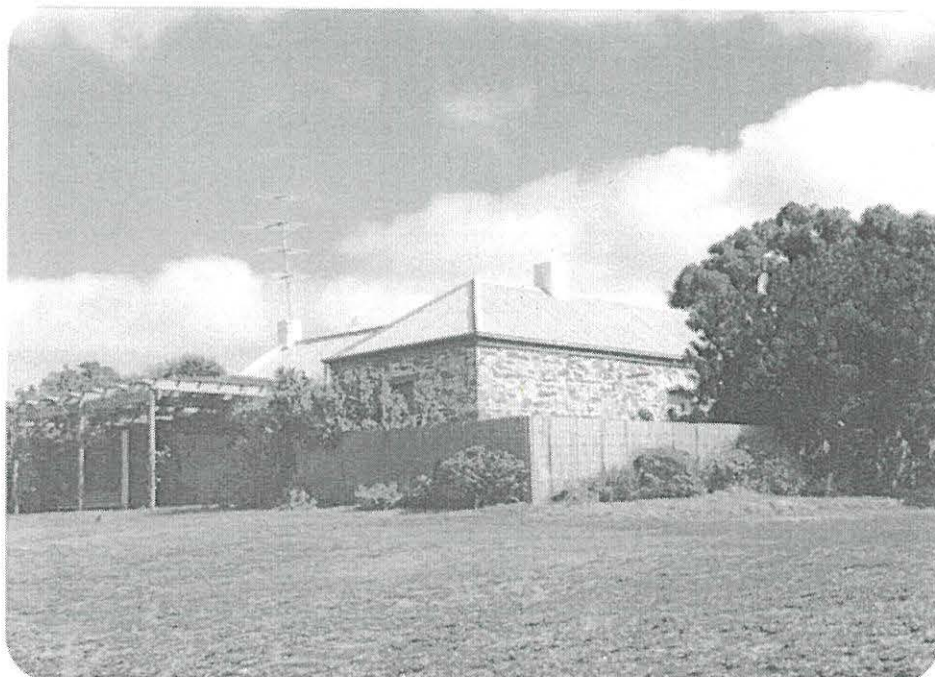
Verbal A. Henderson, K. Carmichael
Archival photographs

TYPE OF ITEM

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

PHOTOGRAPH

Film No. 1225 Negative No. 30A



STATUS

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

LAND TITLE

RECOMMENDATION

(A) State ☒ (B) Local ☐

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H.I. 19.12.84

South
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Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 44

ITEM NAME: Fountain Inn
Former or other

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: Constructed mainly of stone rubble walling, in a simple vernacular style. Seaward facade of building covered by slightly sloped verandah.

HISTORY: Built c.1837, supposedly as a rendezvous for whalers. However, over time the Inn served as a focus for the developing Encounter Bay District. In April 1856 the first meeting of the D.C. Encounter Bay was held there.

HERITAGE SIGNIFICANCE: For nearly 150 years this building has had series of romantic tales woven around its past. It is, next to the Bluff itself, a keen indicator of the life of the whaling industry and the growth of European settlement.

Moreover, it is a fine example of vernacular building skills. Far more research needs to be done on the building's origins, as so much legend is connected with it.

LOCATION
Address 66 Franklin Pde.
Town Encounter Bay
Postcode
Section 10 (Pt. Lot 7)
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV
54 28250 606040

SUBJECT
4.6

USE

PERIOD
State

Study Area
1836-61

REFERENCES

A.A. Strempel & J.C. Tolley, The Story of Victor Harbor;
C.R. Hodge, Encounter Bay;
J. Bartlett, 180 years of Victor Harbor history;
Register Data Base Record

Verbal A. Henderson, K. Carmichael
Archival photographs

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

PHOTOGRAPH Film No. 1225 Negative No. 29A




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

LAND TITLE
C.T. 2977/163

RECOMMENDATION
(A) State ☒ (B) Local ☐

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PTY LTD 1985

South Australian Heritage Act 1978-80	HERITAGE SURVEY ITEM IDENTIFICATION SHEET	PROJECT HERITAGE SURVEY REGION 4 Item Ref. No. 50
	ITEM NAME: Tabernacle Cemetery Former or other	Office Use ITEM No. DOCKET No.
<p>DESCRIPTION: A monument in this cemetery marks the site of the first church building in Encounter Bay. Graves of the early settlers of this area still remain.</p> <p>HISTORY: In 1839 the Rev. Ridgway Newland and a group of pious settlers established the settlement of Yilki, Encounter Bay. The Tabernacle Church was the centrepiece, and around it, a cemetery was created in the English tradition. The cemetery functioned from 1840-1941.</p> <p>HERITAGE SIGNIFICANCE: A most important site; the one-time centre of activity for Ridgway Newland's flourishing settlement and pastorate. Moreover, the Yilki area was the epitome of what Wakefieldian theory hoped South Australian settlement would be like - the ordered model of a "Little England". A most significant part of cultural transmission history in South Australia and noted for its connection with the Newland family and South Australian religious history.</p>		LOCATION Address Tabernacle Rd., Town Encounter Bay Postcode 5211 Section 10 (Lot 10) Hundred Encounter Bay County Hindmarsh L.G.A. Victor Harbor S.H.P. Region 4 A.M.G. Ref. 6626-IV 54 28230 606090 SUBJECT 2.2 2.8 USE PERIOD State Study Area 1836-61
REFERENCES J. Cameron, <u>A band of pioneers</u> ; C.R. Hodge, <u>Encounter Bay ...</u> ; S. Newland, <u>Paving the Way</u> Verbal A. Henderson, K. Carmichael Archival photographs		TYPE OF ITEM LAND Natural feature <input type="checkbox"/> Historical site <input checked="" type="checkbox"/> Historical Gdn. <input type="checkbox"/> BUILDING <input type="checkbox"/> STRUCTURE <input type="checkbox"/> PHYSICAL CONDITION <input type="checkbox"/>
PHOTOGRAPH Film No. 1225 Negative No. 35A 		STATUS Reg. of State Her. Items Reg. <input type="checkbox"/> Interim L <input type="checkbox"/> Nominated National Estate Reg. <input type="checkbox"/> Proposed L <input type="checkbox"/> National Trust CL <input type="checkbox"/> RL <input type="checkbox"/> File <input checked="" type="checkbox"/> Other <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> LAND TITLE C.T. 343/11 RECOMMENDATION (A) State <input checked="" type="checkbox"/> (B) Local <input type="checkbox"/> PREPARED BY HERITAGE INVESTIGATIONS AND HISTORICAL CONSULTANTS PTY LTD 1985

South
Australian
Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 56

ITEM NAME: Butter Factory Ruin
Former or other

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: A series of connected structures, but with one central building from which the other lean-tos and sheds lead. The major building is constructed of pug and stone with a rendered exterior with ample use of galvanized iron. The structure shows many vernacular construction techniques.

HISTORY: No record came readily to hand on the date of inception of the butter-factory. However, Burgess proudly mentions its existence in his 1909 volume as "in addition to good business premises there are two mills and a butter factory". Again, its date of decline is uncertain.

HERITAGE SIGNIFICANCE: A really fine example of a late 19th century compact dairy industry constructed on the verge of a township in order to cater for the area's service needs. The former factory is in quite good condition. The examples of rural support industries in 19th century South Australia, especially of this town - support type, are uncommon. It was an unexpected survivor at Victor Harbor.

LOCATION

Address Mill Road
Town Victor Harbor
Postcode 5211
Section 177 & 82
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV
54 28210 606220

SUBJECT 4.1
4.3

USE

PERIOD
State

Study Area
1881-1919

REFERENCES

H.T. Burgess, The Cyclopedia of South Australia Vol.II, pp.902-903
J. Bartlett, 180 years of Victor Harbor history,
A.A. Strempel & J.C. Tolley, The Story of Victor Harbor;
C.R. Hodge, Encounter Bay ...

Verbal A. Henderson, K. Carmichael
Archival photographs

TYPE OF ITEM

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

PHOTOGRAPH

Film No. 1227 Negative No. 15A



STATUS

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

LAND TITLE

C.T. 4110/614

RECOMMENDATION

(A) State ☒ (B) Local ☐

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Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 62

ITEM NAME: The Bluff Historic Site
Former or other

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: No longer used for its original lookout/fishing use the Bluff is a dominant headland on the coastline covered in grass and low scrub, with several rock outcrops at the crest of the hill. The landward side is badly eroded. Man made elements include a wharf and road along the foreshore and Encounter Bay side of the Bluff.

HISTORY: The Bluff is associated initially with the ocean meeting of Flinders and Baudin in 1802. Next European contact came with the advent of whalers and sealers. From the first settlement of South Australia, the S.A. Company's whaling station was placed at the Bluff. The land was originally granted to Gov. Hindmarsh and then to his son, John. However, by the 20th century the Bluff achieved Government recognition as the hallowed spot of holiday makers.

HERITAGE SIGNIFICANCE: The Bluff has great integrity with the State's past through its aesthetic, geological, and historical associations. Historically, it links with first settlement industry (whaling), shipping and then later, from the late 19th century, with tourism.

LOCATION

Address Rosetta Head
Town South of Whalers
Postcode Haven Inn
Section Encounter Bay
393,1,294 & 300
Hundred Waigpinga
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV
54 28280 605880

SUBJECT 1.1
1.2
1.3

USE

PERIOD

State

Study Area 1802-35
1836-61

REFERENCES

A.A. Strempel & J.C. Tolley, The Story of Victor Harbor;
C.R. Hodge, Encounter Bay;
J. Bartlett, 180 years of Victor Harbor history;
H.T. Burgess, The Cyclopedia of South Australia Vol. 2,
Register Research Programme 1982-83 pp.902-903;
Verbal
Archival photographs

TYPE OF ITEM

LAND Natural feature ☒
Historical site ☒
Historical Gdn. ☐

BUILDING

STRUCTURE

PHYSICAL CONDITION

PHOTOGRAPH

Film No. 1225 Negative No. 27A



STATUS

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

LAND TITLE

RECOMMENDATION

(A) State ☒ (B) Local ☐

PREPARED BY
HERITAGE INVESTIGATIONS
AND HISTORICAL CONSULTANTS
PTY LTD 1985

South
Australian
Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 63

ITEM NAME: West Island Conservation Park
Former or other

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: This conservation park comprises West Island and Seal Island, both of which are outcrops of Victor Harbor granite. West Island rises to 40 metres above sea level and the scattering process has resulted in the formation of large angular boulders and there is significant amount of soil on top of the island. There are no beaches on the island. Seal Island is essentially a heap of granite with no soil development. The whole islet would be covered by waves in very rough weather.

HISTORY: The history of these islands go back into Kaurna mythology. However, from a European settlement history point of view, in 1883 the contract for the building of the new Parliament House specified granite for the base. The Kapunda Marble and Building Co. established a small granite quarry on the northern tip of the island.

HERITAGE SIGNIFICANCE: The importance of this site for aesthetic and geological reasons is quite obvious. Historically, the park's tourist associations and connections with the construction of the "new" parliament house, give it importance.

LOCATION
Address

Town
Postcode 360 (West Is.)
Section 724 (Seal Is.)
Hundred Waitpinga
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV
54 28640 606030 (Seal Is)
54 28180 605670 (West Is)

SUBJECT 1.5
4.2

USE

PERIOD
State

Study Area
1881-1919

REFERENCES

West Island Conservation Park - Background Information -
Dept. of Environment and Planning

Verbal
Archival photographs

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

PHOTOGRAPH

Film No. 1225 Negative No. 33A



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

LAND TITLE

RECOMMENDATION

(A) State ☒ (B) Local ☐

PREPARED BY
HERITAGE INVESTIGATIONS
AND HISTORICAL CONSULTANTS
PTY LTD 1985

South
Australian
Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 65

ITEM NAME: Former Mill
Former or other

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: Relic of a former wind-powered mill with attached modern additions. Former mill section constructed of coursed stone walling rising from a wide base to finer upper storey.

HISTORY: Constructed in 1851 by one, Porter Helmore, to grind the grain of the prospering farmers of Ridgway Newland's Yilki settlement.

HERITAGE SIGNIFICANCE: A marvellous example of the transmission of 19th century British rural industry techniques to South Australia. It is a prime feature of how British settlers attempted to adapt their agricultural society to the known British model.

LOCATION
Address Gibson Ave.,
Town Encounter Bay
Postcode 5211
Section 13
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV

SUBJECT 4.3

USE

PERIOD
State

Study Area
1836-61

REFERENCES

C.R. Hodge, Encounter Bay...;
A.A. Strempel & J.C. Tolley, The Story of Victor Harbor;
J. Bartlett, 180 years of Victor Harbor history

Verbal A. Henderson, K. Carmichael
Archival photographs

TYPE OF ITEM

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

PHOTOGRAPH

Film No. 1225 Negative No. 26A



STATUS

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

LAND TITLE
C.T. 2315/98

RECOMMENDATION

(A) State ☒ (B) Local ☐

PREPARED BY
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Australian
Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. 680.

ITEM NAME: Former Truslove's Store
Former or other

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: The former store and attached dwelling were solidly built of random stone walling. The shop section was of simple rectangular design with high-pitched, prominent eaves.

HISTORY: This former general store and first Post Office at Encounter Bay was established c.1855. It is connected with the name of Truslove, its proprietors for a number of years. Encounter Bay, which saw its first European settlement in whalers and sealers prior to 1836, and then received Ridgway Newland's entourage in 1839, was growing rapidly by the time of this store's construction.

HERITAGE SIGNIFICANCE: Encounter Bay was one of the most interesting European settlements in South Australia, connected with the Newlands and other pioneers. Truslove's Store is a keen reminder of how quickly Ridgway Newland's dream of an ordered society at Encounter Bay came to fruition. Moreover, it has significance in the history of retail trade in its own right.

LOCATION
Address Cnr. Maud St. &
Bay Rd.,
Town Victor Harbor
Postcode 5211
Section 588
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV
54 28280 606190

SUBJECT
4.6

USE

PERIOD
State

Study Area
1836-61

REFERENCES

J. Bartlett, 180 years of Victor Harbor history;
A.A. Strempel & J.C. Tolley, The story of Victor Harbor;
C.R. Hodge, Encounter Bay

Verbal A. Henderson, K. Carmichael
Archival photographs

TYPE OF ITEM

LAND Natural feature ☐
Historical site ☐
Historical Gdn. ☐

BUILDING ☒
STRUCTURE ☐

PHYSICAL CONDITION

PHOTOGRAPH

Film No. 1225 Negative No. 24A



STATUS

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

LAND TITLE

RECOMMENDATION

(A) State ☒ (B) Local ☐

PREPARED BY
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AND HISTORICAL CONSULTANTS
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South
Australian
Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 99

ITEM NAME: Uniting Church Hall
Former or other Congregational Church Hall

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: The hall, the former church, is of rectangular design with rising facade to bell-tower above entrance. Constructed of coursed stone walling with rendered quoins and surrounds to openings.

HISTORY: Rev. Ridgway Newland led the first major group of settlers to Encounter Bay in 1839. One of the first tasks of this group was the erection of their church "hut", the Tabernacle. The building decayed and was replaced by this structure in 1869.

HERITAGE SIGNIFICANCE: This building is of major importance in South Australian religious history. As the second major phase of expansion amongst the Tabernacle group it reflects the expansion of settlement on the Fleurieu Peninsula. Moreover, it is one of the few remaining buildings from Victor Harbor's first decade after town survey.

LOCATION
Address Victoria Pt.,
Town Victor Harbor
Postcode 5211
Section 16
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV

SUBJECT
2.5

USE

PERIOD
State

Study Area
1862-1880

REFERENCES

J. Cameron, A band of pioneers;
C.R. Hodge, Encounter Bay

Verbal K. Carmichael, A. Henderson
Archival photographs

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

PHOTOGRAPH Film No. 1227 Negative No. 20A



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

LAND TITLE

RECOMMENDATION
(A) State ☒ (B) Local ☐

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Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 100

ITEM NAME: Newland Memorial Uniting
Former or other Church
Congregational Church

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: An unusual semi-circular design with the main facade centred on an open temple porch layout faced with classical columns.

HISTORY: This is the second Newland Memorial church, built in 1927, and the inheritor of the spiritual life first begun by Rev. Ridgway Newland at the Tabernacle, Encounter Bay in 1839. The church next moved to the adjacent site, to the 1927 church, in 1869.

HERITAGE SIGNIFICANCE: Of significant architectural merit, and certainly a "one-off" design for South Australia. The bulky, semi-circular church has been a dominant landmark at Victor Harbor since its erection. It is a fine statement of post world war one optimism, and the vibrant town life of Victor Harbor in that period.

LOCATION

Address Victoria St.
Town Victor Harbor
Postcode 5211
Section 16
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV

SUBJECT

2.5

USE

PERIOD

State

Study Area

1919-present

REFERENCES

J. Cameron, A band of pioneers;
C.R. Hodge, Encounter Bay ...

Verbal A. Henderson, K. Carmichael
Archival photographs

TYPE OF ITEM

LAND Natural feature ☐
Historical site ☐
Historical Gdn. ☐

BUILDING

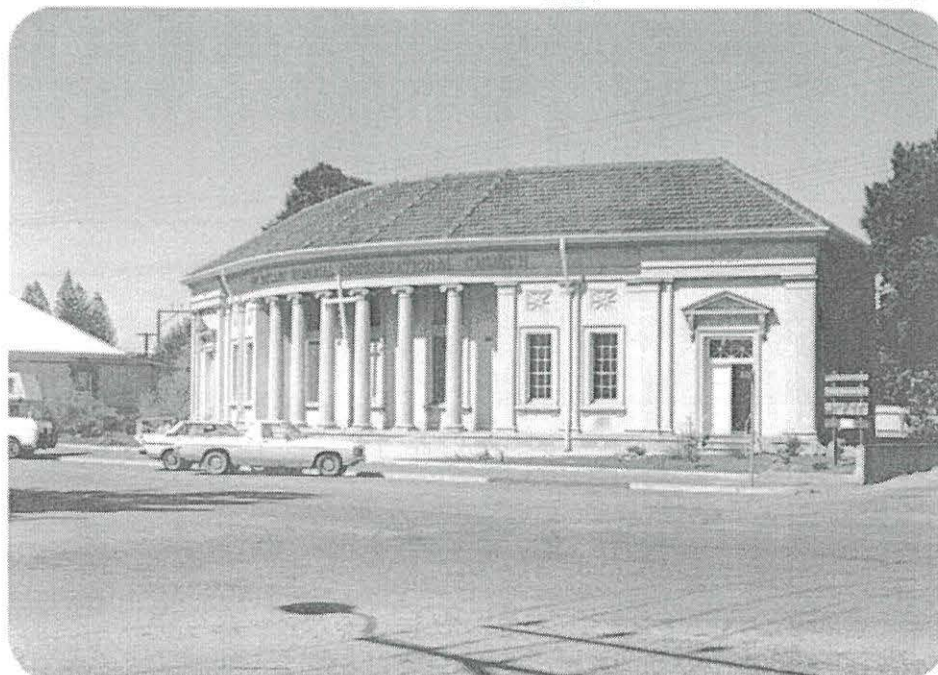
STRUCTURE

PHYSICAL CONDITION

☐
☐
☐
☒
☐

PHOTOGRAPH

Film No. 1227 Negative No. 19A



STATUS

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

LAND TITLE

C.T. 798/92

RECOMMENDATION

(A) State ☒ (B) Local ☐

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Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 101

ITEM NAME: Shop
Former or other Titree Health and Crafts,
formerly Birds Store

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: A fine example of a late Victorian store/dwelling of two-storey design. Building is constructed of stone walling in courses with brick quoins and rendered surrounds to openings. It has verandahs covering both levels, the upper storey showing excellent timber lattice work.

HISTORY: This building has been associated with the Bird family, well known Victor Harbor butchers and storekeepers of the late 19th century.

HERITAGE SIGNIFICANCE: In the late 19th century, and particularly after World War One, the commercial core of Victor Harbor expanded at a rapid rate to meet the growing demands of tourism - further increased by new modes of transport. This building is an integral part of Victor Harbor's service industry attached to the holiday trade and is an indispensable part of the commercial core's heritage - which is altogether scarce.

LOCATION

Address 25 Albert Place
Town Victor Harbor
Postcode 5211
Section 17
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV

SUBJECT

4.6

USE

PERIOD

State

Study Area 1881-1919
1920-present

REFERENCES

A.A. Strempe & J.C. Tolley, The Story of Victor Harbor;
C.R. Hodge, Encounter Bay ...;
J. Bartlett, 180 years of Victor Harbor history

Verbal A. Henderson, K. Carmichael
Archival photographs

TYPE OF ITEM

LAND Natural feature ☐
Historical site ☐
Historical Gdn. ☐

BUILDING

STRUCTURE

PHYSICAL CONDITION

☒
☐

PHOTOGRAPH

Film No. 1227 Negative No. 27A



STATUS

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

LAND TITLE

C.T. 2451/37

RECOMMENDATION

(A) State ☒ (B) Local ☐

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Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 102

ITEM NAME: Nino's Pizza Place
Former or other Bakery

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: Of two sections, the major being two-storeyed, with single-storey to R.H.S. The shopfront facade lower level is recessed, with former office section to RHS. The building's main facade has two-storeyed verandah of timber and corrugated iron, with simple timber lattice work and mouldings.

HISTORY: This building belongs to a period of commercial redevelopment in Victor Harbor following the First World War. For many years it housed the Wheatsheaf Bakery and Tearooms and was a "must" for tourists and locals alike.

HERITAGE SIGNIFICANCE: Following World War One the commercial core of Victor Harbor expanded at a rapid rate to meet the growing demands of tourism - further increased by new modes of transport. This building is an integral part of Victor Harbor's service industry attached to the holiday trade and is an indispensable part of the commercial core's heritage - which is altogether scarce.

LOCATION
Address Albert Place
Town Victor Harbor
Postcode 5211
Section 15 (Lots 9,10,11)
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV

SUBJECT
4.6

USE

PERIOD
State

Study Area
1920-present

REFERENCES

C.R. Hodge, Encounter Bay;
A.A. Strempel & J.C. Tolley, The Story of Victor Harbor;
J. Bartlett, 180 years of Victor Harbor history

Verbal A. Henderson, K. Carmichael
Archival photographs

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

PHOTOGRAPH Film No. 1225 Negative No. 21A



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

LAND TITLE
C.T. 3199/107

RECOMMENDATION
(A) State ☒ (B) Local ☐

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Australian
Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 106

ITEM NAME: Town Hall & Library Complex
Former or other

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: Two buildings of similar style, Town Hall constructed of stone walling with rendered and moulded quoins and surrounds to openings. Library, of lower stature of stone walling with rendered and moulded quoins and surrounds to openings. Both buildings show neo-classical mouldings, popular in the late Victorian era as symbols of a civic nature, and of learning.

HISTORY: The Town Hall was constructed in 1904-5, at the same time as the then Corporation of Victor Harbor's Council Chambers. The Hall was a civic milestone.

HERITAGE SIGNIFICANCE: Of prime significance to the development of Victor Harbor as the most important tourist town in South Australia. The late 19th and early 20th centuries saw a keen desire to build public edifices. The Hall and attendant library are buildings of some architectural note, but are quite "unique" in Victor Harbor. They are an integral part of the commercial core heritage of the town.

LOCATION
Address Coral St.
Town Victor Harbor
Postcode 5211
Section 17(Lot 100 & 101)
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV

SUBJECT 2.6
3.3

USE

PERIOD
State

Study Area
1881-1919

REFERENCES

C.R. Hodge, Encounter Bay ...,
A.A. Strempel & J.C. Tolley, The Story of Victor Harbor;
J. Bartlett, 180 years of Victor Harbor history;
H.T. Burgess, Cyclopedia of S.A. Vol. II, pp.902-903

Verbal A. Henderson, K. Carmichael
Archival photographs

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

PHOTOGRAPH

Film No. 1227 Negative No. 21A



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

LAND TITLE
Town Hall C.T.4039/96
Library C.T.3053/42

RECOMMENDATION
(A) State ☒ (B) Local ☐

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1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 108

ITEM NAME:
State Bank
Former or other

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: A two-storeyed building with a minor, single-storey element off the western side. Designed in a solid, neo-classical symmetrical style. Constructed of faced and moulded walling, with huge columns abutting the main entrance.

HISTORY: The bank was opened in 1928, a marked statement of the prosperity of the resort town, as the nation moved into economic depression.

HERITAGE SIGNIFICANCE: This structure has architectural significance of merit. However, its key importance is to the part of the Savings Bank of S.A. in the economic history of the State. Victor Harbor was an important branch, and the solid edifice the Bank commissioned is a material statement of the image they wished to portray. The building is of great importance to the heritage of Victor Harbor's commercial core.

LOCATION
Address Cnr. Coral St.
& Ocean St.
Town Victor Harbor
Postcode 5211
Section 16 (Lot 102)
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV

SUBJECT
4.6

USE

PERIOD
State

Study Area
1920-present

REFERENCES

C.R. Hodge, Encounter Bay ...;
A.A. Strempel & J.C. Tolley, The Story of Victor Harbor;
J. Bartlett, 180 years of Victor Harbor history

Verbal A. Henderson, K. Carmichael
Archival photographs

TYPE OF ITEM

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

PHOTOGRAPH

Film No. 1227 Negative No. 23A



STATUS

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

LAND TITLE

C.T. 4026/391

RECOMMENDATION

(A) State ☒ (B) Local ☐

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1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 109

ITEM NAME: Bell's Store
Former or other Bell's & Wheaton's

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: The main section of this store is two-storeyed with a verandah negotiating the lower level around its corner situation. The lower level is fitted with display windows, whilst the upper is rendered over.

HISTORY: This store was the site of Victor Harbor's first general store begun by Phillip Wheaton in 1866. The business was taken over in 1891 by the successful Strathalbyn merchants David Bell & Co.

HERITAGE SIGNIFICANCE: Although it has a much altered exterior, the building retains the essence of its 1866 structure. The history of retailing and the importance of enterprising storekeepers is detailed here. Moreover, it belongs to the important heritage of Victor Harbor's commercial core which is closely linked to the rise of the town as a holiday resort. For nearly 120 years the store has been a corner landmark.

LOCATION
Address Cnr Ocean St.
& Coral St.,
Town Victor Harbor
Postcode 5211
Section 16 (Lot 85)
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV

SUBJECT
4.6

USE

PERIOD
State

Study Area
1862-1880

REFERENCES

J. Bartlett, 180 years of Victor Harbor history;
C.R. Hodge, Encounter Bay ...;
A.A. Strempel & J.C. Tolley, The story of Victor Harbor

Verbal A. Henderson, K. Carmichael
Archival photographs

TYPE OF ITEM

LAND Natural feature ☐
Historical site ☐
Historical Gdn. ☐

BUILDING ☒

STRUCTURE ☐

PHYSICAL CONDITION

PHOTOGRAPH

Film No. 1227 Negative No. 22A



STATUS

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

LAND TITLE

C.T. 1538/19

RECOMMENDATION

(A) State ☒ (B) Local ☐

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Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 110

ITEM NAME: Hotel Grosvenor
Former or other

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: An absolutely outstanding example of late Victorian, functional architecture. Designed on a basic, rectangular format of two storeys. Constructed of rubble walling, in courses, with brick quoins and brick (rendered) surrounds to openings. A double storey verandah flanks the main street facades and is constructed of timber and corrugated galvanised iron, with timber mouldings.

HISTORY: The Hotel Grosvenor was built in 1896 as a response to the growing tourist trade at the seaside resort. By the early 20th century Victor Harbor was said to have "advanced very rapidly in popular favour as a summer resort, and enjoys a larger share of public patronage than any other of the watering places at a distance from the chief centre of population."

HERITAGE SIGNIFICANCE: The most prominent corner landmark for 90 years on Victor Harbor's main street and perhaps the best architectural indicator of the success of Victor Harbor as South Australia's premier tourist resort. It is also an integral part of the survivors of heritage significance in Victor Harbor's commercial core.

LOCATION
Address Cnr. Coral St.
& Ocean St.
Town Victor Harbor
Postcode 5211
Section 16(Lots 63,82,83,
Hundred Encounter Bay 84)
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV

SUBJECT
4.6

USE

PERIOD
State

Study Area
1881-1919

REFERENCES

C.R. Hodge, Encounter Bay;
A.A. Strempel & J.C. Tolley, The Story of Victor Harbor;
J. Bartlett, 180 years of Victor Harbor history;
H.T. Burgess, Cyclopedia of S.A. Vol II, pp. 902-903

Verbal A. Henderson, K. Carmichael
Archival photographs

TYPE OF ITEM

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

PHOTOGRAPH

Film No. 1225 Negative No. 3A



STATUS

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

LAND TITLE

C.T. 1960/6

RECOMMENDATION

(A) State ☒ (B) Local ☐

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Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 111

ITEM NAME: Shop
Former or other Mitre 10, former Coffee Palace

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: A two-storeyed building, originally constructed of stone-walling with rendered quoins and surrounds to opening. A balcony/verandah covers the main facade of the building, with upper level showing decorative lacework.

HISTORY: The building probably dates from the late 19th century when it was in vogue as the Victor Harbor Coffee Palace. However, it also belongs to a period of commercial redevelopment in Victor Harbor following World War One. It was a focal point of tourist activity in Ocean St., being next to the (now demolished) Central Hotel.

HERITAGE SIGNIFICANCE: Following World War One the commercial core of Victor Harbor expanded at a rapid rate to meet the growing demands of tourism - further increased by new modes of transport. This building is an integral part of Victor Harbor's service industry attached to the holiday trade and is an indispensable part of the commercial core's heritage - which is altogether scarce.

LOCATION
Address 33 Ocean St.,
Town Victor Harbor
Postcode 5211
Section 16 (Lot 87 & 99)
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV

SUBJECT
4.6

USE

PERIOD
State

Study Area 1881-1919
1920-present

REFERENCES

C.R. Hodge, Encounter Bay;
A.A. Strempel & J.C. Tolley, The Story of Victor Harbor;
J. Bartlett, 180 Years of Victor Harbor History

Verbal A. Henderson, K. Carmichael
Archival photographs

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

PHOTOGRAPH Film No. 1227 Negative No. 24A



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

LAND TITLE
C.T. 1948/3

RECOMMENDATION
(A) State ☒ (B) Local ☐

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South
Australian
Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 112

ITEM NAME: Art Gallery
Former or other

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: Building is of a simple, thin rectangular design and of two-storeys - originally constructed of rubble walling, with verandahs on both levels extended out into full pavement coverage.

HISTORY: Little is known locally of the full history of this building. Local oral history has it that the building is one of only a handful dating from the late 19th century which represents the origins of the town's commercial core.

HERITAGE SIGNIFICANCE: Following World War One the commercial core of Victor Harbor expanded at a rapid rate to meet the growing demands of tourism - further increased by new modes of transport. This building is an integral part of Victor Harbor's service industry attached to the holiday trade and is an indispensable part of the commercial core's heritage - which is altogether scarce.

LOCATION
Address 24 Ocean St.,
Town Victor Harbor
Postcode 5211
Section 16 (Pt. Lot 79)
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV

SUBJECT
2.7

USE

PERIOD
State

Study Area 1881-1919
1920-present

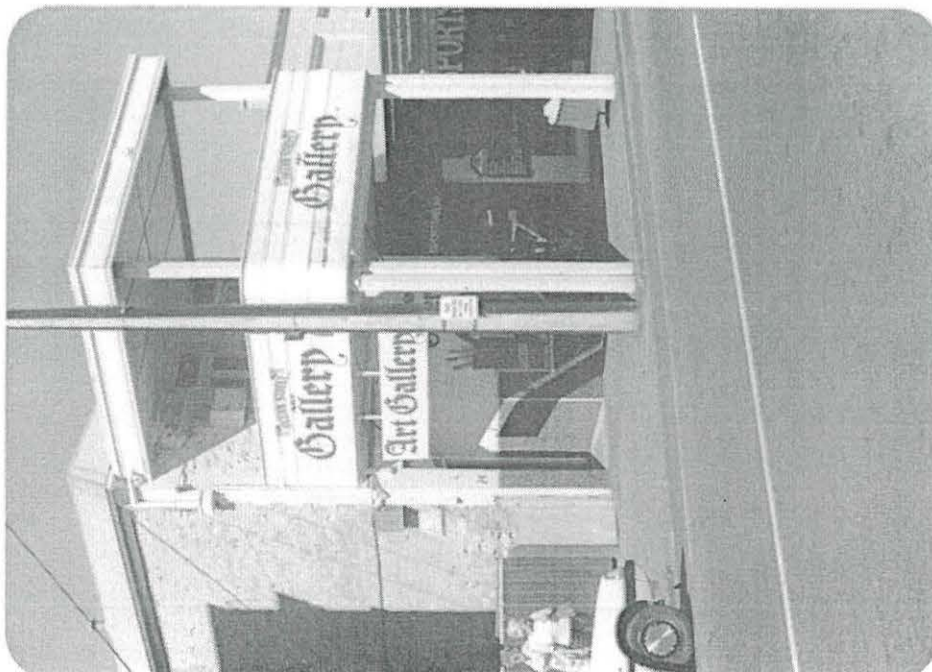
REFERENCES

J. Bartlett, 180 years of Victor Harbor history;
A.A. Strempel & J.C. Tolley, The Story of Victor Harbor;
C.R. Hodge, Encounter Bay ...

Verbal A. Henderson, K. Carmichael
Archival photographs

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

PHOTOGRAPH Film No. 1227 Negative No. 25A



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

LAND TITLE

RECOMMENDATION
(A) State ☒ (B) Local ☐

PREPARED BY
HERITAGE INVESTIGATIONS
AND HISTORICAL CONSULTANTS
PTY LTD 1985

South
Australian
Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 113

ITEM NAME: Attached Shops
Former or other

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: A singular building of rectangular design, but divided internally, on the ground level of its two storeys, into 3 shops. Constructed of random rubble walling with brick quoins and surrounds to openings.

HISTORY: Little is known locally of the full history of this building. Local oral history has it that the building is one of only a handful dating from the late 19th century which represents the origins of the town's commercial core.

HERITAGE SIGNIFICANCE: Following World War One the commercial core of Victor Harbor expanded at a rapid rate to meet the growing demands of tourism - further increased by new modes of transport. This building is an integral part of Victor Harbor's service industry attached to the holiday trade and is an indispensable part of the commercial core's heritage - which is altogether scarce.

LOCATION
Address Ocean St.,
Town Victor Harbor
Postcode 5211
Section 16 (Lot 70 & 77)
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV

SUBJECT
4.6

USE

PERIOD
State

Study Area 1881-1919
1920-present

REFERENCES

A.A. Strempel & J.C. Tolley, The Story of Victor Harbor;
C.R. Hodge, Encounter Bay;
J. Bartlett, 180 years of Victor Harbor history

Verbal A. Henderson, K. Carmichael
Archival photographs

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

PHOTOGRAPH Film No. 1227 Negative No. 26A



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

LAND TITLE
C.T. 4200/821

RECOMMENDATION
(A) State ☒ (B) Local ☐

PREPARED BY
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South
Australian
Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 114

ITEM NAME: Crown Hotel
Former or other

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: The building follows an L-shape design around the 90° curve of its corner frontage. It is two-storeyed with a verandah on each level. The upper storey retains openings of late 19th century vintage, whilst the ground level has been renovated. Constructed of stone walling, but fully rendered on main facades.

HISTORY: Built in 1865 the Crown was one of the dominating features of the first settlement at Victor Harbor. Over the years it has adapted to the changing needs of the town as the town became a resort centre.

HERITAGE SIGNIFICANCE: One of the few, scarce items of the first settlement at Victor Harbor. It is also an indication of the importance of hotels to colonial towns. Moreover, it has become a powerful feature of the Victor Harbor Tourist resort environment.

LOCATION Junction-Crozier
Address Rd., Albert Pl. &
Ocean St.
Town Victor Harbor
Postcode 5211
Section 16
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV

SUBJECT 4.6

USE

PERIOD
State

Study Area 1862-1880

REFERENCES

A.A. Strempe & J.C. Tolley, The Story of Victor Harbor, p.32;
J. Bartlett, 180 years of Victor Harbor History ..., p.38
(photograph)

Verbal A. Henderson, K. Carmichael
Archival photographs

TYPE OF ITEM

LAND Natural feature ☐
Historical site ☐
Historical Gdn. ☐

BUILDING ☒
STRUCTURE ☐

PHYSICAL CONDITION

PHOTOGRAPH Film No. 1225 Negative No. 20A



STATUS

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

LAND TITLE

C.T. 2031/1471

RECOMMENDATION

(A) State ☒ (B) Local ☐

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South
Australian
Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 115

ITEM NAME: House
Former or other Shop and Residence

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: A late 19th century shop/dwelling with a timber-corrugated iron bull-nosed verandah on main facade. Constructed of stone rubble walling with some plastered columns to shop opening.

HISTORY: One of a series of buildings, incorporating shops and residences on Railway Tce. Built, probably c.1870-1880s.

HERITAGE SIGNIFICANCE: Again, an important link in the late 19th century phenomena of shop/dwellings and a statement of the significance of small retail outlets in the commercial core of an expanding tourist town. Five buildings remain on Railway Tce., as some of the scarce relics of Victor Harbor's first connection with the label of South Australia's premier tourist resort.

LOCATION
Address 4 Railway Tce.
Town Victor Harbor
Postcode 5211
Section 16 (Lot 70 & 77)
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV

SUBJECT
2.2
4.6

USE

PERIOD
State

Study Area 1862-1880
1881-1919

REFERENCES

A.A. Stempel & J.C. Tolley, The Story of Victor Harbor
C.R. Hodge, Encounter Bay ...
J. Bartlett, 180 years of Victor Harbor history

Verbal A. Henderson, K. Carmichael
Archival photographs

TYPE OF ITEM

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

PHOTOGRAPH

Film No. 1224 Negative No. 33



STATUS

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

LAND TITLE

C.T. 4200/821

RECOMMENDATION

(A) State ☒ (B) Local ☐

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South
Australian
Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 116

ITEM NAME: House
Former or other Delicatessen

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: A simple, rectangular design, building with shop taking up half the frontage and dwelling half. The shop entrance is inset. Built of limestone rubble walling, some now rendered and painted, and covered on main facade by corrugated iron and timber verandah.

HISTORY: One of a series of buildings, incorporating shops and residences on Railway Tce. Built, probably c.1880s, this shop saw its most successful times in the early 20th century when it functioned as a mixed business.

HERITAGE SIGNIFIFANCE: This former shop-residence gains its importance from the connection between dwelling and retail outlet, and the significance of shopkeeping on this scale to late 19th century expansion of settlement. However, its major significance is its part in the Railway Tce. heritage environment. First buildings on this Terrace are some of the scarce relics of Victor Harbor's first connection with the label of South Australia's premier tourist resort.

LOCATION
Address 5 Railway Tce.
Town Victor Harbor
Postcode 5211
Section 16 (Lot 69)
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV

SUBJECT 2.2
4.6

USE

PERIOD
State

Study Area 1862-1880
1881-1919

REFERENCES

A.A. Strempel & J.C. Tolley, The Story of Victor Harbor;
C.R. Hodge, Encounter Bay ...;
J. Bartlett, 180 years of Victor Harbor History ...

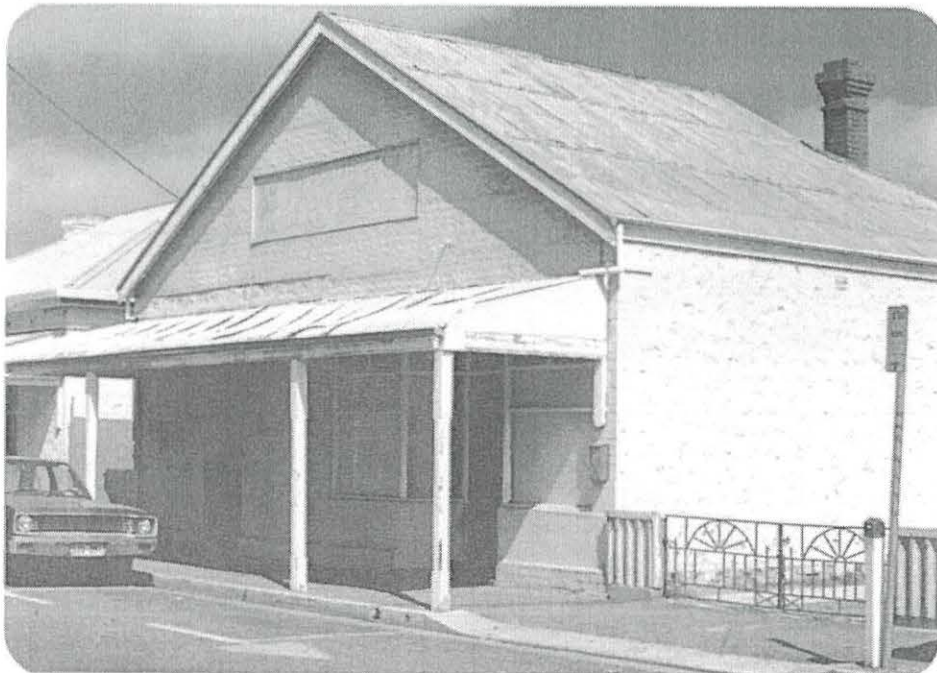
Verbal A. Henderson, K. Carmichael
Archival photographs

TYPE OF ITEM

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

PHOTOGRAPH

Film No. 1224 Negative No. 32



STATUS

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

LAND TITLE

C.T. 4032/918

RECOMMENDATION

(A) State ☒ (B) Local ☐

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Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 117

ITEM NAME: Shoe Repair Shop
Former or other Bakery and Tea Rooms

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: Asymmetrical design flush onto street, projecting parapet and shop, continuous bull-nosed verandah, late Victorian features. Constructed of coursed rubble-walls with brick quoins.

HISTORY: Constructed in the late Victorian era, this former shop/dwelling is best remembered as a flourishing bakery and tea rooms of the early 20th century. It held a succession of owners from 1905 when William Henry Smith owned it, until in 1946 it came into the Hobson family.

HERITAGE SIGNIFICANCE: A most important structure linked with Victor Harbor's rise as a transport centre and watering hole. It is also one of five buildings on Railway Tce. which are some of the scarce relics of Victor Harbor's emergence as South Australia's premier tourist resort.

LOCATION
Address 7 Railway Tce.
Town Victor Harbor
Postcode 5211
Section 16 (Lot 67)
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV

SUBJECT 2.2
4.5
4.6

USE

PERIOD
State

Study Area 1862-1880
1881-1919

REFERENCES

Register Nomination Report;
A.A. Strempel & J.C. Tolley, The Story of Victor Harbor;
C.R. Hodge, Encounter Bay;
J. Bartlett, 180 years of Victor Harbor History

Verbal A. Henderson, K. Carmichael
Archival photographs

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

PHOTOGRAPH

Film No. 1224 Negative No. 34



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

LAND TITLE

C.T. 4026/827

RECOMMENDATION

(A) State ☒ (B) Local ☐

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South
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1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 118

ITEM NAME: Shop and Residence
Former or other Tucker's Solicitors

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: Asymmetrical design with dwelling set back and shop set flush with the street, shop added to an otherwise good, traditional dwelling. Dwelling constructed of rendered masonry walls with rendered strips at corners and openings. Shop constructed of brick on edge walls, bull-nosed corrugated iron verandah.

HISTORY: Constructed c.1870s, with shop added later, this is one of a series of shop/dwellings on Railway Tce. Railway Tce. was once the focal point of arriving holiday makers and was part of the commercial core of the town.

HERITAGE SIGNIFICANCE: One of five buildings on Railway Tce. which reflect a tradition of shops/dwellings, dating from the emergence of Victor Harbor as South Australia's premier tourist resort.

LOCATION
Address 8 Railway Tce.
Town Victor Harbor
Postcode 5211
Section 16 (Lot 66)
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV

SUBJECT 2.2
4.6

USE

PERIOD
State

Study Area 1862-1880
1881-1919

REFERENCES

Heritage Branch 1984 research;
A.A. Strempel & J.C. Tolley, The story of Victor Harbor;
C.R. Hodge, Encounter Bay ...;
J. Bartlett, 180 years of Victor Harbor history

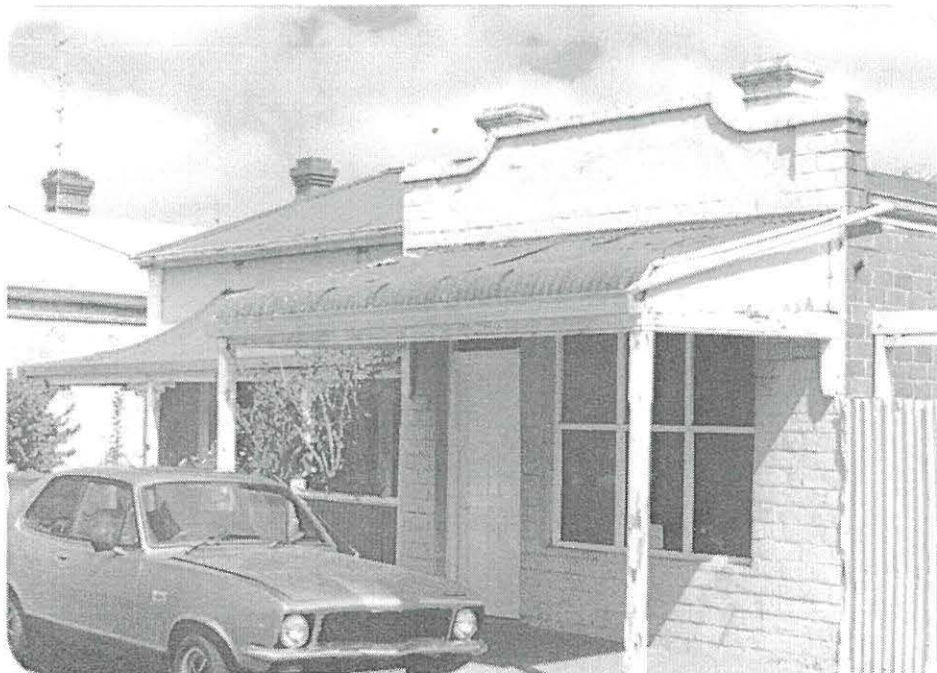
Verbal A. Henderson, K. Carmichael
Archival photographs

TYPE OF ITEM

LAND Natural feature ☐
Historical site ☐
Historical Gdn. ☐
BUILDING ☐
STRUCTURE ☐
PHYSICAL CONDITION ☐

PHOTOGRAPH

Film No. 1224 Negative No. 35



STATUS

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

LAND TITLE

C.T. 4028/527

RECOMMENDATION

(A) State ☒ (B) Local ☐

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Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 119

ITEM NAME: P.M. Davies Shoe Store
Former or other Site of First Savings Bank

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: Symmetrical design with 2 projecting gables flush with street, shop front with verandah over footpath. Constructed of coursed rubble walls with brick quoins, timber shopfront and verandah.

HISTORY: Currently a boot and shoe shop and begun as such in 1867 by one, Henry Davies. His son, Edward Thomas, became manager in 1895 and the shop continued in the same family well into present days.

HERITAGE SIGNIFICANCE: Significant in its representation of small prosperous family businesses, with the added link of it being close to the transport centre. It is also one of five buildings on Railway Tce. which are some of the relics of Victor Harbor's first emergence as South Australia's premier tourist resort.

LOCATION
Address 9 Railway Tce.
Town Victor Harbor
Postcode 5211
Section 16 (Lot 65)
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV

SUBJECT
4.6

USE

PERIOD
State

Study Area 1862-1880
1881-1919

REFERENCES

Register Nomination Report;
A.A. Strempele & J.C. Tolley, The story of Victor Harbor;
C.R. Hodge, Encounter Bay ...;
J. Bartlett, 180 years of Victor Harbor history

Verbal A. Henderson, K. Carmichael
Archival photographs

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

PHOTOGRAPH Film No. 1224 Negative No. 36



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

LAND TITLE
C.T. 99/68

RECOMMENDATION
(A) State ☒ (B) Local ☐

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Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 122

ITEM NAME: Former Post and Telegraph
Office
Former or other

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: A compound rectangular/single storey building, with street frontages featuring Tuscan pilasters; classical detailing. Hip roof with parapet. Constructed of stone walling.

HISTORY: Building was commenced on this office c.1866 and continued over a period of 10 years as additions and renovations became necessary. Designed by G.T. Light, the Colonial Architect, the building was in use as a Post Office until 1921.

HERITAGE SIGNIFICANCE: As well as being an integral part of the Railway complex, and commercial core at Victor Harbor the former office has importance in its own right. The growth of postal and telegraph services, and the attempt by Government to bring an ordered administration into the expansion of settlement are all part of this building's heritage. There are few examples in Victor Harbor of items from the town's formation, this is one.

LOCATION
Address 2 Coral St.,
Opp. ANZ Bank
Town Victor Harbor
Postcode 5211
Section 714
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV

SUBJECT
4.8

USE

PERIOD
State

Study Area
1862-1880

REFERENCES

A.A. Strempe & J.C. Tolley, The Story of Victor Harbor;
C.R. Hodge, Encounter Bay;
J. Bartlett, 180 years of Victor Harbor history;
Register of State Heritage Items, item evaluation sheet

Verbal A. Henderson, K. Carmichael
Archival photographs

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

PHOTOGRAPH

Film No. 1225 Negative No. 2A



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

LAND TITLE
C.T. 2407/80

RECOMMENDATION
(A) State ☒ (B) Local ☐

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Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 123

ITEM NAME: A.N.Z. Bank
Former or other Bank of South Australia -
Union Bank

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: Built in two stages. First stage a simple rectangular, two storeyed design constructed of painted limestone rubble walling with plastered surrounds to openings. The second, more modern stage, of single stone, with more ornate, neo-classical lines. Again, constructed of stone walling with ornate plastered surrounds to openings.

HISTORY: The first section of this building was opened as a branch of the Bank of South Australia in 1865. This, the first recorded banking chambers in the newly laid out town of Victor Harbor, eventually was taken up by the Union Bank as a dwelling for its branch manager. With the addition of a single storeyed banking chamber, the Union Bank set up office. It is now the A.N.Z.

HERITAGE SIGNIFICANCE: The history of banking in S.A. had its origins with the Bank which set up the Port Victor Branch. Moreover, surviving items from the town's period of settlement are scarce. It also is an integral part of Victor Harbor's heritage zone from the railway station to the commercial core.

LOCATION
Address Cnr. Coral St. &
McKinlay St.,
Town Victor Harbor
Postcode 5211
Section 16
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV

SUBJECT
4.6

USE

PERIOD
State

Study Area
1862-1880

REFERENCES

C.R. Hodge, Encounter Bay ..., p.156;
A.A. Strempel & J.C. Tolley, The Story of Victor Harbor, p.32

Verbal A. Henderson, K. Carmichael
Archival photographs

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

PHOTOGRAPH Film No. 1225 Negative No. 4A



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

LAND TITLE
C.T. 340/43

RECOMMENDATION
(A) State ☒ (B) Local ☐

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AND HISTORICAL CONSULTANTS
PTY LTD 1985

South
Australian
Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 129

ITEM NAME: "Mount Breckan"
Former or other

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: One of the few dwellings ever built in South Australia which could truly be classed as a mansion. Designed by William McMinn, architectural supervisor of the University of Adelaide, and Marble Hill, in the tradition of Gothic Revival Architecture. The house is made up of 2 major, two storeyed wings, one wing containing a four storey tower, and a single storey wing. The architect was joined by another famous Adelaide Architect E.J. Wood, for final design and building.

HISTORY: Designed and finally built in 1880 for Alexander Hay a wealthy merchant and pastoralist, and Member of the South Australian Parliament, the Adelaide City Council (from 1852) and the Central Road Board. Hay also built "Linden" on 65 acres of land at Burnside.

On 13 March 1872 after the death of his first wife, Hay married Agnes Grant Gosse. He built "Mount Breckan" as a gift for his new wife, on land he purchased from John Hindmarsh Jr. Hay demanded of the architect that he "provide a commodious structure in which social reunions might be held in gaiety and comfort". The completed building comprised 22 rooms, eighty foot tower and the main hall was 35' x 48'. The house burnt in 1909 but was rebuilt as an exclusive guest home, and has since served a variety of purposes.

PTO

LOCATION Bordered by
Address Granhey Ave.,
Field Ave. and
Town Renown Ave.
Postcode Victor Harbor
Section 5211
Hundred Pt. Sec. 17 Lot 56
County Encounter Bay
L.G.A. Hindmarsh
S.H.P. Victor Harbor
A.M.G. Region 4
Ref. 6626-IV

SUBJECT 2.2

USE

PERIOD
State

Study Area
1862-80

REFERENCES

Anthony Laube, The Hays of Mount Breckan (Author, Adelaide 1982)
F. Gosse, The Gosses an Anglo-Australian family (Brian Clouston, Canberra 1981) pp.131-139
J. Bartlett, 180 years of Victor Harbor History ... (Author, Adelaide, 1982) p.43
C.R. Hodge, Encounter Bay...the miniature Naples... (Facsimile, Archival photographs Gillingham, Adelaide, 1981) p.156

TYPE OF ITEM

LAND Natural feature ☐
Historical site ☐
Historical Gdn. ☐

BUILDING ☒
STRUCTURE ☐

PHYSICAL CONDITION

PHOTOGRAPH

Film No. 1227 Negative No. 29A



STATUS

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

LAND TITLE

C.T. 4145/402

RECOMMENDATION

(A) State ☒ (B) Local ☐

PREPARED BY
HERITAGE INVESTIGATIONS
AND HISTORICAL CONSULTANTS
PTY LTD 1985

HERITAGE SIGNIFICANCE: The aesthetics of the building itself, the calibre and fame of its architects, its uniqueness in size and concept for South Australia, and its connection with the fascinating history of the Hay and Gosse families makes "Mount Breckan" an irreplacable and exceptional part of South Australia's heritage.

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 129

L.G.A.
Victor Harbor

Film No.
Negative No.

Film No.
Negative No.

Film No.
Negative No.

South
Australian
Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 130

ITEM NAME: Railway Bridge
Former or other Hindmarsh Estuary Bridge

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: A reinforced concrete beam on slab bridge designed to cross the Hindmarsh River on the Strathalbyn-Victor Harbor railway's entrance into Victor Harbor. It has minor embellishments, but is basically functional.

HISTORY: The Goolwa-Victor Harbor railway first became operational in 1864 and twenty years later steam traction was introduced from Adelaide through Strathalbyn. The track was renovated over time, and this bridge was part of a series of innovative new structures. It was built in 1907.

HERITAGE SIGNIFICANCE: According to Bill Stacy, this is South Australia's first reinforced concrete beam and slab bridge. It has been a landmark since its construction and is noteworthy from engineering and aesthetic points of view.

LOCATION
Address Goolwa Rd.
Town Victor Harbor
Postcode 5211
Section 19
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV

SUBJECT 4.7
4.10

USE

PERIOD
State

Study Area
1881-1919

REFERENCES

Draft copy of "A History of concrete in South Australian bridge building", by W. Stacy.

Verbal
Archival photographs

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

PHOTOGRAPH Film No. 1227 Negative No. 31A



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

LAND TITLE

RECOMMENDATION
(A) State ☒ (B) Local ☐

PREPARED BY
HERITAGE INVESTIGATIONS
AND HISTORICAL CONSULTANTS
PTY LTD 1985

South
Australian
Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 138

ITEM NAME: Warringa Guest House
Former or other

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: A basically rectangular, two-storeyed, design of the late-Victorian-Edwardian period. Constructed of stone walling with rendered brick quoins and surrounds to openings. The building's main facade is heightened by the addition of verandahs over two storeys with ornate lattice work.

HISTORY: By the early 20th century Victor Harbor had reached an unprecedented height as a holiday resort town. Even in 1893 the Adelaide newspaper Quiz & Lantern noted Victor Harbor's "attractiveness as a holiday retreat". This attractiveness has never diminished and "Warringa" has continued its Guest House existence.

HERITAGE SIGNIFICANCE: "Warringa" is part of the Railway Station precinct heritage. It has importance as part of the transport linked tourist service industry which became so important in Victor Harbor's rise to South Australia's pre-eminent holiday town.

LOCATION Cnr. Flinders Pde.
Address & Coral St.,
Town Victor Harbor
Postcode 5211
Section Allot.20,21,22,23
Hundred Pt.Sec. 16
County Encounter Bay
L.G.A. Hindmarsh
S.H.P. Victor Harbor
Region 4
A.M.G. Ref. 6626-IV

SUBJECT
4.6

USE

PERIOD
State

Study Area
1881-1919

REFERENCES
A.A. Strempel & J.C. Tolley, The Story of Victor Harbor;
C.R. Hodge, Encounter Bay;
J. Bartlett, 180 years of Victor Harbor history;
Journal of the Historical Society of South Australia No. 7,
1980
Verbal A. Henderson, K. Carmichael
Archival photographs

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

PHOTOGRAPH Film No. 1225 Negative No. 14A



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

LAND TITLE
C.T. 2454/140

RECOMMENDATION
(A) State ☒ (B) Local ☐

PREPARED BY
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Act
1978-80

HERITAGE SURVEY

ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 140

ITEM NAME: Soldiers Memorial Gardens
Former or other

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: A reserve fronting the sea-shore and esplanade, with symmetrical plantings of pines and hedge-walled walk paths with rockeries and gardens laid out.

HISTORY: These gardens were constructed, initially in 1917, as a remembrance centre for Australian soldiers who died in World War One. They immediately gained popularity as a "contemplative" retreat for tourists and have functioned as a foreshore focal point ever since.

HERITAGE SIGNIFICANCE: Australian historians, like Gammage, have argued persuasively that World War One was and is the great watershed of Australia's story as a nation. These gardens speak to that thesis, fervently. Moreover they have become a feature, linked in tourist minds, to the very concept of the Victor Harbor holiday atmosphere. Their structure within the foreshore layout is of prime importance to the heritage of Victor Harbor.

LOCATION Flinders Pde.
Address (Esplanade St.)
Town Victor Harbor
Postcode 5211
Section 16
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV

SUBJECT
2.7

USE

PERIOD
State

Study Area
1881-1919

REFERENCES

C.R. Hodge, Encounter Bay;
A.A. Strempel & J.C. Tolley, The Story of Victor Harbor;
J. Bartlett, 180 years of Victor Harbor history;
W. Gammage, The Broken Years

Verbal A. Henderson, K. Carmichael
Archival photographs

TYPE OF ITEM

LAND Natural feature ☐
Historical site ☐
Historical Gdn. ☒

BUILDING ☐

STRUCTURE ☐

PHYSICAL CONDITION

PHOTOGRAPH

Film No. 1225 Negative No. 15A



STATUS

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

LAND TITLE

RECOMMENDATION

(A) State ☒ (B) Local ☐

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Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 141

ITEM NAME: Railway Complex - Goods Shed
Former or other

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: Constructed of coursed stone rubble, massive timber roof structure, simple design, features 3 arched western entrance doors.

HISTORY: This goods shed is associated with the 1864 opening of the Victor Harbor-Goolwa railway. The first stage of this track was constructed eleven years previously and laid claim to being - not without dispute - the first railway in Australia. When the line reached Goolwa Port Elliot's harbour facilities were virtually abandoned and Victor Harbor became the port of the Murray trade.

HERITAGE SIGNIFICANCE: The goods shed's link with the quest by British settlers to open up transport and communication avenues is of the utmost importance. To conquer and ship rural produce through the Murray trade, to link seaboard towns to international routes and to make transport quicker and more efficient was behind the opening of the 1864 line. Of great significance to the State.

LOCATION
Address

Town Victor Harbor
Postcode
Section
Hundred
County
L.G.A.
S.H.P. Region 4
A.M.G. Ref. 6626-IV

SUBJECT 4.7

USE

PERIOD
State

Study Area
1862-1880

REFERENCES

Register of State Heritage Items - evaluation sheets;
C.R. Hodge, Encounter Bay;
A.A. Strempele & J.C. Tolley, The Story of Victor Harbor...;
J. Bartlett, 180 years of Victor Harbor history

Verbal A. Henderson, K. Carmichael
Archival photographs

TYPE OF ITEM

LAND Natural feature ☐
Historical site ☐
Historical Gdn. ☐

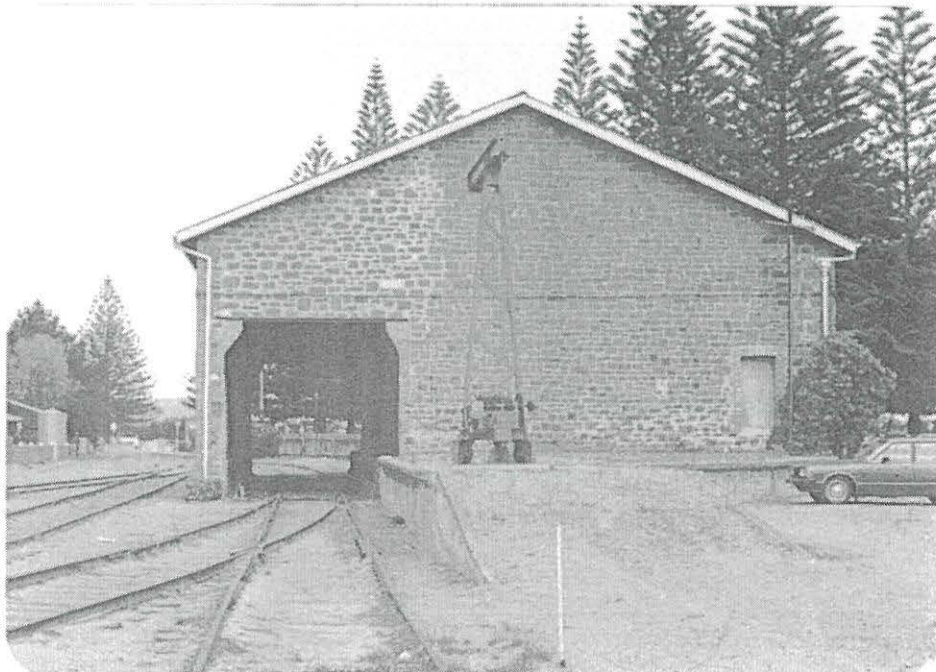
BUILDING ☒

STRUCTURE ☐

PHYSICAL CONDITION

PHOTOGRAPH

Film No. 1225 Negative No. 23A



STATUS

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

LAND TITLE

C.T. 4235/219

RECOMMENDATION

(A) State ☒ (B) Local ☐

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Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 142

ITEM NAME: Railway Complex - Station
Former or other

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: A large rectangular design building of "transition" period. Roof gables, projecting eaves with brace-bracketed verandah, plain bricked chimneys. Constructed of red brick with verandah.

HISTORY: Constructed in 1925 as an improvement to the services offered to holidaymakers by the Railways. It was designed by R.H. Chapman, the Engineer for Railways. The building is an integral part of the system begun in 1853 and extended to Victor Harbor in 1864.

HERITAGE SIGNIFICANCE: The building reflects the great increase in tourist traffic to Victor Harbor and the town's continued growth as the premier tourist resort of South Australia. It is also linked to the growth of transport and communication services.

Further, the building is a relatively rare example, in South Australia, of the rather austere American inspired utilitarian architecture of the 1920s. In this way it speaks of the switch from Euro-centric to American-centric social thought in the 1920s.

LOCATION
Address

Town Victor Harbor
Postcode 5211
Section 16
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV

SUBJECT

4.7

USE

PERIOD
State

Study Area
1920-present

REFERENCES

Register of State Heritage items - evaluation sheets;
C.R. Hodge, Encounter Bay ...;
A.A. Strempel & J.C. Tolley, The Story of Victor Harbor;
J. Bartlett, 180 years of Victor Harbor history

Verbal A. Henderson, K. Carmichael
Archival photographs

TYPE OF ITEM

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

PHOTOGRAPH

Film No. 1225 Negative No. 19A



STATUS

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

LAND TITLE

C.T. 4235/219

RECOMMENDATION

(A) State ☒ (B) Local ☐

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Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 146

ITEM NAME: Former Customs House and
Station Master's Residence
Former or other

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: A building of rectangular formation constructed of blue stone with painted brick quoining, a corrugated iron roof, and brick chimneys. A low verandah supported by wooden posts runs along the entire front, with a central front door and four sash windows.

HISTORY: Built in the 1860s as a custom's house and store, and possibly as a harbour master's dwelling (one local history, Strempel & Tolley, gives the date as 1867). In 1915 the land on which the building stands was handed over to the authority of the South Australian Railways.

HERITAGE SIGNIFICANCE: As a part of the State's maritime history, and through its connection with the Railway Station complex, this building is of great importance. It specifically relates to the earliest stages of Victor Harbor's port development.

LOCATION
Address 2 Flinders Pde.
Victor Harbor
Town
Postcode 5211
Section 16 (Pt. Lot 2)
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV

SUBJECT
3.5

USE

PERIOD
State

Study Area
1862-1880

REFERENCES

Register of State Heritage items - evaluation sheets;
C.R. Hodge, Encounter Bay;
A.A. Strempel and J.C. Tolley, The Story of Victor Harbor

Verbal
Archival photographs

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

PHOTOGRAPH Film No. 1225 Negative No. 17A



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

LAND TITLE
C.T.875/133

RECOMMENDATION
(A) State ☒ (B) Local ☐

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Heritage
Act
1978-80

HERITAGE SURVEY ITEM IDENTIFICATION SHEET

PROJECT
HERITAGE SURVEY REGION 4
Item Ref. No. 147

ITEM NAME: Granite Island and Causeway
Complex
Former or other

Office Use
ITEM No.
DOCKET No.

DESCRIPTION: A series of shipping and transport aids erected at various stages from 1862. What is now the causeway saw its first section constructed of timber in 1862 as a jetty and pier (removed), this stage was completed in 1864. The extension of this "colonial gum" jetty to Granite Island started in 1872 and the Causeway was completed in 1875. The next stage of screwpile and breakwater took place from 1878-1881. The breakwater is constructed of piled-random boulders. The screwpile jetty is an ingenious engineering feat secured by blasting 1m-2m holes and then screwing in threaded piles with wooden superstructure added.

HISTORY: The relocation of a port for the Murray Trade from Port Elliot to Victor Harbor occurred c.1862. In July of that year work commenced on the first stages of the jetty which eventually was extended as a causeway to Granite Island in 1872. From 1878 tenders were called for the construction of a breakwater and screwpile jetty at Granite Island to facilitate trade. These were completed by 1881. However, the building of the Morgan-Kapunda railway in 1876 had stolen the port's future economic life.

HERITAGE SIGNIFICANCE: This complex of jetties, breakwater and cutting is full of unique engineering feats. Moreover, it is a fine indicator of the zealousness of Murray trade promoters and the push of Victor Harbor locals in an effort to secure a shipping point. A great statement of 19th century belief in trade and communications as a means of societal progress.

REFERENCES

A.A. Strempel & J.C. Tolley, The Story of Victor Harbor
C.R. Hodge, Encounter Bay;
J. Bartlett, 180 years of Victor Harbor history

Verbal K. Carmichael, A. Henderson
Archival photographs

PHOTOGRAPH

Film No. 1227 Negative No. 28A



LOCATION

Address Granite Island
Town Victor Harbor
Postcode 5211
Section H.B.Reserve 666
Hundred Encounter Bay
County Hindmarsh
L.G.A. Victor Harbor
S.H.P. Region 4
A.M.G. Ref. 6626-IV

SUBJECT 2.7
4.10

USE

PERIOD
State

Study Area 1861-1880

TYPE OF ITEM

LAND Natural feature ☐
Historical site ☐
Historical Gdn. ☐

BUILDING ☒
STRUCTURE ☐

PHYSICAL CONDITION

STATUS

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

LAND TITLE

RECOMMENDATION

(A) State ☒ (B) Local ☐

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AND HISTORICAL CONSULTANTS
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