

MOUNT GAMBIER HERITAGE SURVEY REVIEW 2007

McDougall & Vines
Conservation and Heritage Consultants
27 Sydenham Road, Norwood, South Australia 5067
Ph (08) 8362 6399 Fax (08) 8363 0121
Email: mcdvines@bigpond.com

CONTENTS

	Page No
1.0 INTRODUCTION	1
1.1 Background	
1.2 Objectives of Study	
1.3 Survey Process	
2.0 OVERVIEW HISTORY OF MOUNT GAMBIER	2
2.1 Chronological Development of the City of Mount Gambier	
2.1.1 Early Settlement	
2.1.2 Consolidation	
2.1.3 Expansion	
2.1.4 1930s to Present Day	
2.2 Significant Historic Themes Relating to the Development of Mount Gambier	
2.3 Architects and Building Styles	
3.0 SUMMARY OF RECOMMENDATIONS OF REVIEW	12
3.1 Review of 1994 Heritage Survey Recommendations	
3.2 Planning Recommendations	
3.2.1 Places of State Heritage Value pre 1994	
3.2.2 Places of Local Heritage Value	
3.2.3 Local Heritage Policy Areas	
3.2.4 Fences	
3.2.5 Significant Trees	
3.2.6 Recommended Changes to the Development Plan	
3.3 Further Survey Work	
3.4 Conservation and Management Recommendations	
3.4.1 Heritage Advisory Service	
3.4.2 Preparation of Conservation Guidelines	
4.0 VALIDATION OF PLACES ALREADY ENTERED IN THE STATE HERITAGE REGISTER	14
5.0 HERITAGE ASSESSMENT REPORTS: PLACES OF LOCAL HERITAGE VALUE	114
5.1 Existing Local Heritage Places	
5.1.1 Schedule of Local Heritage Places within Local Heritage Policy Areas	
5.1.2 Schedule of Local Heritage Places outside Local Heritage Policy Areas	
5.2 Proposed Additional Local Heritage Places	
6.0 HISTORIC CONSERVATION POLICY AREAS	184
6.1 Bay Road Policy Areas	
6.1.1 Boundaries of Policy Area	
6.1.2 Local Heritage Places	
6.1.3 Contributory Places	
6.1.4 Mapping Anomalies	
6.1.5 Significant Trees Noted	
6.1.6 Additional Recommendations	
6.2 Wehl Street South Policy Area	
6.2.1 Boundaries of Policy Area	
6.2.2 Local Heritage Places	
6.2.3 Contributory Places	
6.2.4 Mapping Anomalies	
6.2.5 Significant Trees Noted	
6.2.6 Additional Recommendations	
6.3 Vansittart Park Policy Area	
6.3.1 Boundaries of Policy Area	
6.3.2 Local Heritage Places	
6.3.3 Contributory Places	
6.3.4 Mapping Anomalies	
6.3.5 Significant Trees Noted	
6.3.6 Additional Recommendations	

CONTENTS (cont)

	Page No
6.4 St Andrew's Policy Area	197
6.4.1 Boundaries of Policy Area	
6.4.2 Local Heritage Places	
6.4.3 Contributory Places	
6.4.4 Mapping Anomalies	
6.4.5 Significant Trees Noted	
6.4.6 Additional Recommendations	
6.5 Wehl Street North Policy Area	
6.5.1 Boundaries of Policy Area	
6.5.2 Local Heritage Places	
6.5.3 Contributory Places	
6.5.4 Mapping Anomalies	
6.5.5 Significant Trees Noted	
6.5.6 Additional Recommendations	
6.6 Doughty Street Policy Area	
6.6.1 Boundaries of Policy Area	
6.6.2 Local Heritage Places	
6.6.3 Contributory Places	
6.6.4 Mapping Anomalies	
6.6.5 Significant Trees Noted	
6.6.6 Additional Recommendations	
6.7 Railway Policy Area	
6.7.1 Boundaries of Policy Area	
6.7.2 Local Heritage Places	
6.7.3 Contributory Places	
6.7.4 Mapping Anomalies	
6.7.5 Significant Trees Noted	
6.7.6 Additional Recommendations	
6.8 Proposed Additional Policy Area – John Street	
6.8.1 Boundaries of Policy Area	
6.8.2 Local Heritage Places	
6.8.3 Contributory Places	
6.8.4 Significant Trees Noted	
6.8.5 Recommendations	
7.0 FENCES IN MOUNT GAMBIER	211
7.1 Background	
7.2 Typical Stone Fences	
7.3 Guidelines for Conservation of Fences	
8.0 PROTECTION OF TREES IN MOUNT GAMBIER	216
8.1 Background	
8.2 Legislation for Tree Protection	
8.3 Identification of Significant Trees	
8.3.1 Trees Associated with Local Heritage Places and Local Heritage Policy Areas	
8.3.2 Street Plantings	
8.3.3 Parks and State Heritage Areas	
8.4 Recommendations	
9.0 RECOMMENDED AMENDMENTS TO THE DEVELOPMENT PLAN [prepared by Jensen Planning and Design]	221
Appendices	225
1.0 BOTANIC PARK	
2.0 SOURCES OF INFORMATION	
3.0 LIST OF EARLY PHOTOGRAPHS	

1.0 INTRODUCTION

1.1 Background

The heritage of the City of Mount Gambier was first surveyed in 1994. Council is aware that there may need to be new properties identified as places of Local Heritage Value, and other properties that could be removed from the list. In addition, Council also wishes to identify any trees that are worthy of listing as a tree of local heritage significance.

1.2 Objectives of Study

The aim of the Review of the Heritage Survey is:

- To review the existing lists of places of Local Heritage Value and Contributory Places within existing Historic (Conservation) Policy Areas.
- To validate those places entered in the South Australian Heritage Register prior to 1994. there are 26 of these places and the Heritage Review will require the application of the criteria under Section 16 (1) of the *Heritage Places Act* to each of the 26 State Heritage Places.
- To identify and include any trees which are worthy of listing as a tree of local heritage significance.
- To identify any amendments that need to be undertaken to the existing Local Heritage Policy Areas and/or the identification of any new areas worthy of being identified as Local Heritage Policy Areas.

1.3 Survey Process

The Review of the 1994 Heritage Survey and additional recommendations will follow the survey process established for Heritage Surveys. This will include:

- An overview history
- Full field work
- Development of an inventory of places and areas
- Preparation of heritage planning and management recommendations.

NOTE:

The review of heritage places and areas was undertaken by McDougall and Vines.
The review of planning provisions was undertaken by Jensen Planning and Design.

2.0 OVERVIEW HISTORY OF MOUNT GAMBIER

2.1 Chronological Development of the City of Mount Gambier

2.1.1 Early Settlement

The first buildings to be constructed by white settlers in the Mount Gambier area were two timber huts, associated with Stephen Henty's pastoral occupation of the region from 1840-41 until 1845.

One of the huts was constructed between Valley Lake and Browne's Lake in the Lakes Area and the other was on the west side of the Cave which is now part of the Cave Gardens. These huts were used by stockmen caring for Henty's cattle and sheep. Unfortunately the land Henty occupied was part of Evelyn Sturt's (Captain Charles Sturt's younger brother) lease from the South Australian Company. This meant that Henty, unaware that the area was not part of Victoria, was dispossessed and Sturt as legal occupier of the land set up Compton Station.

In the late 1840s small farmers took up parts of the larger holdings in the area and began farming the land. Dr Edward Wehl arrived in 1849 and set up a small stone mill to grind flour. The more intensive settlement of the south east was slow during the 1850s and Mount Gambier was essentially "a few scattered buildings in the paddocks around the cave"¹. These buildings were surrounded by pastoral stations. The first Hotel in the settlement was the Mount Gambier Hotel in Watson Terrace which was constructed in 1847 for John Byng and a general store was built close by before 1850. The Blacksmith's shop was also constructed and it is significant that these buildings were close to the Cave where fresh water was available.

The land at this time still belonged to Sturt but section 1103 in the Hundred of Blanche was transferred to Hastings Cunningham in 1854. Cunningham had a portion of the section resurveyed into allotments during July 1854 and streets (Sturt, Evelyn, Compton, and Ferrers) and a public reserve, which was to become the Cave Gardens Reserve, were laid out. Originally this town was known as Gambiertown (although Gambierton was the title of the subdivision map) but by the 1860s it was generally known as Mount Gambier. An adjacent large Government Reserve was set aside as required and this was also subdivided from Wehl Street to Bay Road and Lake Terrace to Commercial Road. First Government land sales were held in Mount Gambier in 1860.

Subdivisions of the sections adjacent to Cunningham's subdivision of Section 1103 were undertaken by prominent settlers during the 1860s. These included Part of Section 12 in 1863, known as Rosaville, and Part of Section 10 in 1861, known as Claraville. Development such as this helped shape the early residential character of the town centre, although buildings were well spread out on large allotments as can be seen in the early photographs which survive from the 1860s and 1870s.

In 1869, Ebenezer Ward, an inveterate traveller and *Register* newspaper reporter, described the approach to Mount Gambier:

*"Every mile you advance the quality of the soil and the settled character of the country continue to improve. The land is gently undulating, and the road, straight and white, may be seen for miles ahead, surmounting each new rise, and, with scattered patches of green fences and gardens enclosing snug little cottages or farm homesteads, presenting a picture of rural beauty worthy of comparison with the noble highways of old England. Presently, when the summit of the last descent to the township is reached, a long string of cheerful-looking buildings nestling in a valley, and clusters of white houses peeping through the timber on the adjacent hill slopes, give the first view of Mount Gambier."*²

¹ Hill, page 14

² Ward, Ebenezer, *The South East District of SA*, Adelaide 1869, p 73



The first stone buildings, the National School and the National Bank, 1860

(Source: *Les Hill Early Collection of Photographs*)



The intersection of Commercial Street and Penola/Bay Roads with the Telegraph Station, Bank and Mount Gambier Hotel, c1863

(Source: State Library of South Australia, B3076)



Commercial Street East, with shops and hotels established, 1869

(Source: *Les Hill Early Collection of Photographs*)

MOUNT GAMBIER IN THE 1860s

Ward describes the main buildings in the town at the intersection of Commercial Road and Penola Road (and MacDonnell Bay Road) including the Mount Gambier Hotel, the National Bank, the early Telegraph Office and the soon to be constructed ES&A Bank (Only the Hotel remains and the bank was not constructed).

Between 1850 and 1870 the population grew rapidly in the country and it was a period of major development for country towns in terms of size, social activity and self sufficiency³. Mount Gambier was no exception and with the associated coastal port of Port MacDonnell the town and district grew quite substantially. In 1862 the District Council of Mount Gambier was established and in 1864 it was divided into Mount Gambier East and Mount Gambier West. The Mount Gambier West Council covered the area of the town and the Mount Gambier East Council covered the area of the district. However, later changes also altered the boundaries of the Council areas.

2.1.2 Consolidation

During the late 1860s and the 1870s Mount Gambier continued to grow as a town and by 1871 the population was 5,519 people. The Mount Gambier central area was created a Municipality divided into wards in 1876. The District Council continued to be divided into west and east. During this time the Institute Building, the German Club, Banks, Churches, Lodges and other civic institutions were established and major buildings such as mills and foundries constructed which highlighted the development of the town itself. Mount Gambier was linked to the south east coast by the construction of the railway through to Rivoli Bay and Beachport in 1878-79, but was not connected to Adelaide by railway until 1887. Local Government played an essential part in the development of country towns during the 1870s and the Mount Gambier Council was no exception, taking on the responsibility of improving poor roads and drainage and controlling various sources of pollution and disease, although hampered by lack of funds from the central Government in Adelaide.

The timber industry was also established during the 1870s, as local native sources were depleted. A tree nursery was planted around the Leg-of-Mutton Lake and subsequently over 200 acres of planted deciduous and native trees became gazetted as the Mount Gambier Forest Reserve.

Mount Gambier has always been an important communication point between Victoria and South Australia and the establishment of the Telegraph Station on the first inter-colonial line between Melbourne and Adelaide in the late 1850s indicated this importance. The necessity for a large post office also underlined the importance of Mount Gambier as a communication link between the States. The second Post Office was originally constructed in 1865 as a two storey Telegraph Office and the Post Office was combined in this building in 1887. The original Post Office was a two storey building on the corner of Bay Road and Commercial Road, constructed in 1887 and dismantled in 1956.

Other Government buildings which indicated the growth of Mount Gambier as a regional centre included the Court House, Gaol and Police Station all constructed during the 1860s. During the 1880s industry which had been established during the 1860s expanded with the development of transportation, these included the Commercial Steam Flour Mill in Percy Street which is still standing. During the 1890s machinery was added and the name of the business changed to Commercial Roller Flour Mills and was expanded in late 1890s and 1900. Two of the main industries of the district not associated with agricultural production were the quarrying of limestone for the building industry and the timber industry.

³ Marsden, S, *Historic Guidelines - State Historic Plan*, 1980, page 23



The Post Office (former Telegraph Office) in Bay Road, 1890
(Source: *Les Hill Early Collection of Photographs*)



Dr Wehl's mill in Commercial Street West, 1870
(Source: *State Library of South Australia B 13445*)



Bay Road and Christ Church, 1879
(Source: *Les Hill Early Collection of Photographs*)

EARLY VIEWS OF MOUNT GAMBIER

Local stone was first used in small buildings in 1857 for a two storey general store. By the 1870s stone was used in the district for all major buildings and housing. The special quality of Mount Gambier's building stone was frequently commented on by visitors:

*'The architectural beauty of the buildings is in many cases increased by the use of red and grey dolomite, of which a splendid quarry, belonging to Mr John Frew, exists only a few miles away. The dolomite is, of course, more costly, because of its hardness, and the subsequent difficulty of quarrying and working, but it is said to be as durable as granite, and its very frequent use in almost all the large buildings indicates that the people of the locality have a taste for the beautiful as well as the "everlasting". The red dolomite contrasts most effectively with the white free stone, which is also found in the neighbourhood, and is generally used in the good buildings; while coralline limestone, which is still more cheap and plentiful, is used for the commoner class of buildings.'*⁴

The other large industry that began during the 1870s was the timber industry with the establishment of a tree nursery around Leg-Of-Mutton Lake. This expanded during the 1880s and 1890s to become an important source of employment for people throughout the region.

Photographs of Mount Gambier during the 1890s and 1900s indicate the importance in the town of hotels. Many of the small hotels which were established in the early years of settlement were either rebuilt or extended during this period, such as the Mount Gambier Hotel, Jens Hotel and Mac's Hotel within the city centre and other hotels which still exist away from the central area. Typical also of the development of Mount Gambier during the 1880s are the bank buildings, most of which unfortunately have been demolished, including the National Bank and ES&A Bank.

The natural beauty of Mount Gambier its volcanic lake and surrounding agricultural area was also constantly lauded. Mount Gambier became an important tourist attraction from the 1880s despite, or maybe because of, its distance from Adelaide. Natural volcanic features within the town itself were also put to practical use as part of the storm water drainage system; the cave in the Cave Gardens was an important part of this system.

2.1.3 Expansion

During the early years of the 20th Century, Mount Gambier displayed a successful and prosperous image and the concept of tourism developed further, centring on the attraction of the Blue Lake and associated volcanic formations. Bay Road continued through the Lakes to go on to Port MacDonnell and the development of the Blue Lake's area as a tourist attraction occurred during the early years of this century with the construction of the tower which was officially opened in 1904. Other monuments and works in the area included the Pleasure Walk and the embankments along the Lake Road (constructed by a community working bee in 1918). The obelisk was an earlier monument to Adam Lindsay Gordon and erected in 1887. At the same time, the timber industry centred on the Forest Reserve and Nursery was at the centre of the softwood forest expansion by the State Government.

As a service hub for the surrounding agricultural area, Mount Gambier also developed substantial residential areas for its growing population.

*'Private residences, which may be described as comfortable, spacious, and elegant, are to be found in every direction, peeping through the trees, showing themselves on the hillslopes, or nestling in the hollows. The nature of the soil and climate so far encourages ornamental gardening as to make it almost imperative, and the result are visible everywhere. Adelaide has often been styled the Garden City of Australia, but Mount Gambier with equal truthfulness has received the appellation of the Garden of South Australia. Nature seems to riot in the richness and profusion of bloom it can produce, and at every turn there is something to admire.'*⁵

⁴ Proud, C, *The South Eastern Region*, 1880, p 36

⁵ Burgess, C T, *Cyclopedia of SA*, Vol 2, 1909, p 952



Commercial Street looking west, 1909



Commercial Street looking east (nb. both the early Post Office and the National Bank and residence on RHS have been demolished), 1910



Penola Road looking south along Bay Road in the distance, 1916

MOUNT GAMBIER IN THE EARLY 20TH CENTURY

(Source of early photographs: Les Hill Early Collection of Photographs)

Houses of the time were designed in an emerging Bungalow style notable for large expanses of terracotta tiled roof and heavy overhanging verandahs. The local stone continued to be used to great effect as a wall material. Housing financed by the State Bank followed this style in a more modest form.

After the disruption of the First World War, during the 1920s various Civic undertakings were put in place including the reconstruction of the Cave Reserve as a public park, the installation of electric street lighting and the construction of the Municipal Power House in Ferrers Street. A new industry, that of woollen fabric production, began in 1925 with the opening of the Central State Worsted Limited Mills in the town.

1926 was a significant year for Mount Gambier as the Jubilee of the incorporation of the town in 1876. An important Back-to-Mount Gambier celebration was a great success highlighting the progress of the area since its settlement.

2.1.4 1930s to Present Day

The period immediately before and after the Second World War was one of great disruption and change for the whole State and Mount Gambier suffered similarly with the rest of South Australia. The region continued in the pattern already established with agricultural production, quarrying and the activities of the timber industry, with Mount Gambier as the major service town. The boundaries of the Town Council were extended in 1932 and the two District Councils amalgamated into one.

Residential development within Mount Gambier included a large amount of infilling of areas fairly sparsely built on, with the subdivision of large properties such as Hedley Park (off Bay Road). The first Housing Trust homes in Mount Gambier were built after the Second World War.

Since about 1950 many buildings (both major architectural works in the city centre and modest early cottages) have been demolished to make way for new constructions. The centre of the town around the intersection of Bay Road and Commercial Street highlights this process. Early photos indicate substantial buildings which no longer exist, and which were replaced at that time or more recently. Two notable buildings from the 1950s, the Fire Station and Trustee Building remain intact, but generally the later buildings in Mount Gambier lack the architectural presence of the earlier structures.

2.2 Significant Historic Themes Relating to the Development of Mount Gambier

Reference to the State Historic Preservation Plan - Historical Guidelines (1980) has resulted in the compilation of the following list of significant historic themes relating to the development of the City of Mount Gambier.

Environment

- Significant geological features - Lakes Area, Boandik Terrace Blowhole, the Cave Gardens and other Caves, Crouch Street cutting.
- Natural building stone - buildings constructed from Mount Gambier coralline limestone and pink and grey dolomite (and rare yellow dolomite).

Communications and Transport

- Distance from Adelaide and initial isolation.
- Railways and the link with the south east coast
- Public houses - service to travellers and tourists
- Adelaide to Melbourne Telegraph (first Inter-Colonial line 1858) site of first office, second Post Office (now converted to other uses).

Work, Industry and Services

- Significant industries - Flour and Oat Mills, Woollen Mill, remnants of other industry such as foundries, breweries, sawmills and timber yards.
- Commercial activities - shops, warehouses, banks.
- Buildings associated with the railways - stores, mills, warehouses particularly in the Railway Precinct.

State and Local Government

- Buildings associated with State Government services within Mount Gambier - Police Station, Courthouse, Post Office, Fire Station, Schools
- Buildings associated with Local Government or community services within Mount Gambier - Institute, District Council Chambers.

People and the Community

- Range of housing - single storey cottages, two storey residences, houses from various periods and distinctive styles.
- Community services - Churches, schools, lodges, societies
- Buildings associated with various national groups of settlers - Scottish: Caledonian Hall; German: Wehl's Mill, Lutheran Cemetery.
- Buildings associated with significant individuals - George Riddoch, Institute, Caledonian Hall; Adam Lindsay Gordon - Gordon's Monument (and many other notable local residents).

Recreation and Tourism

- Facilities for tourists - hotels, monuments, walks in the Lake's area.
- Cave Gardens Reserve
- Vansittart Park and Oval

2.3 Architects and Building Styles

The buildings in Mount Gambier were well known for their architectural quality and detailing. In the *Cyclopedia of South Australia* of 1909 the comment was made of Mount Gambier's buildings:

*'it is probably true that no other town in South Australia has so large a share of architectural embellishment as Mount Gambier ... skill and good taste in the use of natural advantages have beautified both ordinary dwellings and public edifices.'*⁶

The major public buildings in Mount Gambier exhibit a fine quality of architectural design and architects working in the area demonstrated a full understanding of the nature of the local stone as a high quality building material. Houses of all periods and styles exhibit design and detailing which also reflects the careful and often creative use of Mount Gambier limestone and dolomite as a building material. The following information on architects who lived and practised in Mount Gambier has been compiled from research undertaken by Mrs Jan Mayell and Mr Robert Miles, Architect, both then residents of Mount Gambier. The list is not definitive and more designers of buildings may be unearthed in the future.

W A Crouch

W A Crouch was a storekeeper and landowner in early Mount Gambier and is known to have designed the National School (1858) and a store for himself, later used as a Convent, in 1857. He also designed St Theresa's Roman Catholic Church, located on the corner of Sturt and Crouch Streets in 1860 (demolished in 1915).

⁶ Burgess, *Cyclopedia of South Australia*, 1909, Vol 2, pg 952

George Pannell

George Pannell was recorded as an architect and agent in the *Border Watch* of the 1860s. He was a member of the first District Council which met in June of 1863 for the first time. At his death on 16 June 1877 it was noted that he was one of the District's oldest residents. He was the architect for the Wesley Church in Penola Road which was constructed in 1862 and was also a prominent member of the congregation of that Church. He was also the architect for the house at 87 Gray Street built for Webb and now known as Lambert Village, and also a residence at 101 Gray Street, formerly the Wesley Church Manse (1868).

William T Gore

W T Gore was working in Mount Gambier during the 1860s. Gore was the architect for the first permanent Anglican Church in Mount Gambier, Christ Church, which was commenced in 1865 and utilised Gothic Revival detailing. He had previously designed Christ Church Rectory and Stables 1863-64. The first section of the Institute, Library and Hall in Commercial Street was designed by Gore, and built in 1868. It utilised a Venetian Italianate theme favoured by the English architectural theorist John Ruskin, and imitated in later extensions of the buildings. Gore also designed buildings in and near Penola.

William Wedderborn Watson

W W Watson was advertising in the *Border Watch* of 1871 as architect and surveyor with an address in Commercial Street. Watson arrived in 1863, and was a clerk and overseer for Gambier West District Council from 1867-1876 (died aged 49 years - *obit*, 23/8/1876, *Border Watch*).

Thomas Hall

During the 1880s Thomas Hall was the principal architect of the south east of the state. He was born in Scotland in 1850 and immigrated to Melbourne in 1877. In 1878, Thomas Haig, a builder, engaged Hall to design and supervise the construction of Yallum House for the Riddoch family. After this, Thomas Hall set up his own practice in Mount Gambier and was involved in the design and construction of banks, hotels and churches as well as some residences. His initial work in Mount Gambier was the supervision of the pumping station in 1882 and then the design of Jens Town Hall Hotel in 1883. Other buildings designed by Thomas Hall include the (now demolished) English Scottish and Australian Bank, the South Eastern Hotel, the Park Hotel, the Institute Hall (now the Riddoch Art Gallery), the former West Mount Gambier District Council Chambers, and various religious buildings including the Convent at Naracoorte, the Presbytery and the Convent of Mercy next to St Paul's in Mount Gambier, the Roman Catholic Church at Glencoe and the Presbyterian Church at Nelson. Hall also designed the Sextons cottage at the cemetery at Mount Gambier and other residences. Hall's work was mainstream Victorian Classical Revival with recourse to Gothic Revival for religious buildings.

An obituary for Hall was printed in the *Border Watch* on 26 January 1910 after he died in his residence in Eglington Terrace near Vansittart Park of a heart attack.

J J Barrow jnr

J J Barrow jnr was a Civil Engineer and member of the Roads Board. He was the designer of the Town Hall in 1882. Barrow died in Naracoorte in 1901.

William Ruler Allison

Allison designed Holy Cross Rectory, 19 Doughty Street in 1883 in a Gothic derived domestic style, and Jens Annexe, 31-41 Commercial Street West 1902. Jens Annexe reflects commercial buildings at the turn of the century.

J T Topham

Topham was a stone mason and builder who in 1903 designed the wonderful Edwardian Baroque Wesley Hall on Penola Road. Topham also built residences distinguished by carefully worked stone embellishments such as that at the corner of Edward and Wehl Street South and also houses in Bertha Street. The Boer War Memorial at the top of Bay Road was erected to Tophams design in 1906.

F W Turton

F W Turton was reported to have resided in Mount Gambier for several years and left some time prior to 1911. He designed St Andrews Rectory, constructed in 1911, in a castellated gabled style, utilising rock faced dolomite and carefully dressed limestone.

A P Daniel

Alfred Percival Daniel was born in Victoria in 1884, in 1909 he conducted his practice from offices in the Town Hall, Mount Gambier. He died in September 1929 at the age of 45 at his residence in Bay Road. Daniel, like Hall worked throughout the south east of the state and also in the western district of Victoria. Daniel designed in a particularly Edwardian idiom classified in Apperly & Irving, *Identifying Australian Architecture*, as the Federation Bungalow style (Note that Federation is used as a time period description), which can be seen in the residences which he was responsible for including his own house at 50 Bay Road, the Arthur Family House at 70 Bay Road, the Wright Family House at 32 Ferrers Street and the Rook Family House (1918) on the corner of Bay Road and Lake Terrace. "Delgattie" on Penola Road adjacent to the Commodore Motel was probably designed by Daniel and other houses which are examples of this style could well be his work. Daniel was also the designer and one of the coordinators of the Working Bee that built Rook Walk and the Resthouse around the Blue Lake. He was also the designer of the Vansittart Park Grandstand (1927) and the Woollen Worsted Mills (1925) in Harrald Street.

Walter White

Walter White came from Adelaide in 1929. He built various houses in Mount Gambier, including his own house, 66 Penola Road in c.1936. White also drew up the plans for Channel 8 buildings on John Watson Drive and Boandik Lodge, Lake Terrace East. White was Mount Gambier's "modernist" and designed in an unadorned style typical of the period.

Adelaide architects provided designs for many buildings in Mount Gambier. These included:

Michael McMullen - St Paul's Roman Catholic Church, 1884

Alfred Wells - Savings Bank of South Australia, 1906

Charles W Rutt - Caledonian Hall, 1913

English & Soward - SA Farmers Union Building, 1914

Glover and Pointer – Trustee Building, 1958

Many Government buildings including the Gaol, the Schools, the Post Office and the Railway Station were designed by the Government Architects Office of the time.

3.0 RECOMMENDATIONS OF REVIEW

3.1 Review of 1994 Heritage Survey Recommendations

The 1994 Heritage Survey made a number of recommendations, most of which have been implemented and included in the heritage planning provisions in the *Development Plan* for Mount Gambier.

- The six places recommended for entry into the State Heritage Register were included in 1995 and the majority of places recommended for inclusion into the Schedule of Local Heritage Places were included in the *Development Plan*.
- The Mount Gambier Central State Heritage Area has been gazetted as a State Heritage Area and the six areas recommended for designation as Historic (Conservation) Zones have been included in the *Development Plan* as Local Heritage Policy Areas.

Of the general recommendations made by the 1994 Plan:

- A Conservation Management Plan has been drawn up for the Mount Gambier Lakes State Heritage Area
- The Les Hill Photographic Collection has been included in the research facilities available at the Mount Gambier Library.

Recommendations which have not been implemented to date have been considered and where relevant included in the recommendations of this review. This includes the recommendation for tree planting and protection.

3.2 Planning Recommendations

3.2.1 Places of State Heritage Value pre 1994

The places entered in the State Heritage Register for Mount Gambier prior to 1994 have been validated as part of the process being undertaken by the State Heritage Branch, Department of Environment and Heritage. There has been no recommendation to remove any existing State Heritage Places in Mount Gambier from the State Heritage Register. The earliest structure on the Tenison Woods College site (SHR 13898) has been recommended for inclusion in this listing. The title of the Riddoch Art Gallery (SHR 10238) listing has been changed to reflect the two parts of that listing. The geological sites are recommended for retention.

3.2.2 Places of Local Heritage Value

This Review validates the 122 existing places of Local Heritage Value included in the *Development Plan* and proposes 26 new places for consideration for the Local Heritage Register.

3.2.3 Local Heritage Policy Areas

The existing Local Heritage Policy Areas have been reviewed and recommendations made for additional contributory places and extensions to boundaries. The existing Doughty Street Policy Area has been divided into two separate Policy Areas – Doughty Street Policy Area and Wehl Street North Policy Area. One proposed new Local Heritage Policy Area in John Street has been documented.

3.2.4 Fences

Fences in Mount Gambier, particularly stone fences have been reviewed and recommendations made with regard to their documentation and conservation. A Conservation Guideline table in the *Development Plan* is recommended.

3.2.5 Significant Trees

It is recommended that Mount Gambier Council consider identifying significant trees for protection via listing within a Table in the Development Plan. . In addition a number of significant trees associated with Local Heritage Places and Local Heritage Areas have been identified and scheduled. Additional protection can also be provided through references within Desired Character Statements within relevant Zones and Policy Areas in the proposed Development Plan Amendment.

3.2.6 Recommended Changes to the Development Plan

A number of inconsistencies and anomalies in the *Development Plan* relating to heritage conservation and management within the City of Mount Gambier have been identified and recommendations made for changes to the existing planning provisions. These recommendations cover:

- Terminology and Format
- Local Heritage Places
- Local Heritage Policy Areas (LHPAs)
- Council Wide Objective and Principles of Development Control
- Conservation Guidelines Tables including fences
- Cave Gardens and Environs State Heritage Area
- The Lakes Zone
- Identification of Significant Trees within the Development Plan
- Mapping and General Clarity of Plan

3.3 Further Survey Work

It is recommended that the area known as Botanic Park on the edge of the Mount Gambier Lakes State Heritage Area be further researched and documented, particularly to identify notable mature trees and vegetation.

3.4 Conservation and Management Recommendations

3.4.1 Heritage Advisory Service

The South East Heritage Advisory Service provided through the State Heritage Branch, Department of Environment and Heritage, is a valuable tool for management, and it is recommended that this be maintained and upgraded if possible.

3.4.2 Preparation of Conservation Guidelines

It is recommended that Conservation Guidelines for fences and for maintenance of the heritage value of residences within Local Heritage Areas be prepared and included in the *Development Plan*.

4.0 VALIDATION OF PLACES ALREADY ENTERED IN THE STATE HERITAGE REGISTER

The following built heritage places within the City of Mount Gambier are included on the State Heritage Register. Note there are also several geological sites within Mount Gambier which are also included on the State Heritage Register, and they have not been reviewed as part of this survey. The Cave Gardens State Heritage Area and the Lakes State Heritage Area were the subject of recent Heritage Management Plans.

The State Heritage Branch of the Department for Environment and Heritage are currently reassessing all State Heritage places registered before 1994, to determine whether each place is of State or Local value. Consequently a number of places have been the subject of reassessment and validation, and recommendations made as to their relative value. The assessment sheets for all places registered after the 1994 Survey, and the validation assessment for all places registered during the 1980s are included to provide a complete record.

SHR No.	NAME OF PLACE	PROPERTY ADDRESS	C.T.	DATE OF REGISTRATION
14689	Shops and Offices (former Mount Gambier Post Office)	6 Bay Road, Mount Gambier	5328/760	1995
13707	Office (former Savings Bank of South Australia)	20 Bay Road, Mount Gambier	5181/26	1989
13855	Christ Church (Mount Gambier Anglican Church)	26-32 Bay Road, Mount Gambier	4201/826	1989
10240	National Trust Museum (former Mount Gambier Court House)	42 Bay Road, Mount Gambier	5758/611	1981
13897	Dolomite Kerbing	42 Bay Road, Mount Gambier	Road Reserve	1989
10238	Former Mount Gambier Institute & Kings Theatre (Riddoch Art Gallery)	8-20 Commercial Street East, Mount Gambier	5422/630-1-2	1980
10236	Mount Gambier Town Hall	30 Commercial Street East, Mount Gambier	4030/976-7	1980
13576	Shop (former Rubenkonigs Coffee Palace)	31-41 Commercial Street East, Mount Gambier	1753/47	1988
10237	Jens Hotel	40 Commercial Street East (corner Watson Terrace), Mount Gambier	5152/414-6	1981
10235	Mount Gambier Hotel	2 Commercial Street West (corner Penola Road), Mount Gambier	3165/139	1981
13892	Radio Station Office (former Commercial Bank)	46 Commercial Street West (corner Gray Street), Mount Gambier	5248/102	1989
10232	St Andrew's Uniting Church	26 Elizabeth Street, Mount Gambier	3572/142	1989
14724	Manse, St Andrew's Uniting Church	26 Elizabeth Street, Mount Gambier	3572/142	1995
13896	Former Blue Lake Oatmeal Mill	30 Margaret Street, Mount Gambier	2259/112	1989
14722	Office (former Trustee Building)	3 Penola Road, Mount Gambier	1228/138	1995
14721	Former Caledonian Hall	5 Penola Road, Mount Gambier	5156/270	1995
13857	Wesley Uniting Church & Hall	17-19 Penola Road, Mount Gambier	4003/838-40	1989
12812	St Paul's Roman Catholic Church and Convent of Mercy	20 Penola Road, Mount Gambier	5358/385 2336/83	1989
14726	St Paul's Roman Catholic Church Presbytery	20 Penola Road, Mount Gambier	5358/385	1995

SHR No.	NAME OF PLACE	PROPERTY ADDRESS	C.T.	DATE OF REGISTRATION
10959	Restaurant (former Commercial Oat Mills)	7 Percy Street, Mount Gambier	5276/666	1983
13851	Stables, Christ Church Rectory	27 Power Street, Mount Gambier	5142/716	1989
13898	Tenison Woods College (fmr Moorak Homestead)	105 Shepherdson Road, Mount Gambier	1014/88	1989
14723	Former Mount Gambier Fire Station	40A Sturt Street, Mount Gambier	Section 1103, Hd Blanche	1995
13894	House (Mia Mia)	2 Wehl Street South, Mount Gambier	5198/635	1989
11772	Theatre (former Mount Gambier Infant School)	7 Wehl Street South, Mount Gambier	5400/867	1988
10234	Former Mount Gambier Gaol	45 Wehl Street South, Mount Gambier	5381/244-5	1980

NAME: Shops & Offices (former Mount Gambier Post Office) **PLACE NO.:** 14689

Address: 6 Bay Road, cnr James Street, Mount Gambier

ASSESSMENT OF HERITAGE VALUE:

The central two storey section of this Post Office was built in 1865 as a new telegraph office, when the early telegraph office built in 1858 after the establishment of the telegraph line between Melbourne and Adelaide became too congested with all telegraphic communications passing between Melbourne and Adelaide. The telegraph office was a separate function from the Post Office and it was not until 1887 that the Post Office and Telegraph Station functions were combined within this Bay Road building. The former Post Office, which was built on the corner of Bay Road and Commercial Street East was sold and this building was then the centre of postal and telegraphic communications in Mount Gambier.

The two single storey wings were constructed in 1906 and linked across the front with a loggia of columns. The early building was constructed in faced limestone and the later wings were face dolomite. Unfortunately the upper section of the building has been painted, although the face dolomite wings remain unpainted as face stone. The original design was by the Colonial Architect William Hanson in 1865 and it was built by Charles Farr, a contractor from Adelaide. design of the wings in 1906 was also undertaken by the Government Architects Department of the Time.

Early photographs indicate the original appearance of the two storey Telegraph Office and then the nature of the 1906 addition. It is interesting to note that the Post Office was one of a run of elegant dolomite and limestone buildings along the Bay Road frontage but it is the only one which now remains: the Post Office Chambers and the AMP Society Building on the other side of James Street have unfortunately been demolished.

It is a two storey symmetrical building with a recessed first floor entry porch and is an elegantly designed Post Office constructed of rock face limestone to the ground floor and random tuck pointed limestone to the first floor (which has been painted). Pink dolomite Tuscan order columns for the edge of the front loggia. Disabled ramps and new tiling have been installed to the front central section. The café to the east is of modern design, filling in the return wing of the building, and the former post box area to the south has been enclosed and is used as commercial premises also. The interior of the building retains little of significance - small elements of window and door joinery remain in the office section.

In the late 1990s it was converted from Post Office use to a range of commercial activities which are currently café, office, shop and hairdressers. The upper level, which was the former Post Master's residence, has been converted to rental accommodation.

Statement of Heritage Value:

Constructed in 1865 as a new Telegraph Office, this building served as both the postal and telegraph service building from 1887, and telephone exchange, and was extended in 1906. It was an important part of the communication system between Mount Gambier, Adelaide and Melbourne, and places further field. The building demonstrates the evolution of the communication system between towns and cities at both a State and National level, and represents the increasing use of this method of communication in South Australia in the latter half of the nineteenth century.

Relevant Criteria (Under Section 16 of the Heritage Act 1993):

- (a) *It demonstrates important aspects of the evolution or pattern of the State's history; It demonstrates the evolution of the communication system between towns and cities within the State and with adjacent States, and as the second telegraph office, indicates the increasing use of this method of communication during the 1850s and 1860s in South Australia*

RECOMMENDATION:

It is recommended that the former Mount Gambier Post Office at 6 Bay Road, Mount Gambier remain as an entry in the State Heritage Register.

NAME: *Shops & Offices (former Mount Gambier Post Office)* **PLACE NO.:** 14689

SITE RECORD:

FORMER NAME: *Mount Gambier Post Office*

DESCRIPTION OF PLACE: *Two storey stone building*

DATE OF COMPLETION: *1906*

REGISTER STATUS: **Description:** *Confirmed*
Date: *10 August 1995*

CURRENT USE: **Description:** *Café, office, shop & hairdressers*
Dates: *From late 1990s*

PREVIOUS USE(S): **Description:** *Post Office*
Dates: *From 1865 to late 1990s*

ARCHITECT: **Name:** *William Hanson*
Dates: *1865*

BUILDER: **Name:** *Charles Farr*
Dates: *1865*

SUBJECT INDEXING: **Group:** *Communications*
Category: *Post Office*

LOCAL GOVERNMENT AREA: **Description:** *City of Mount Gambier*

LOCATION: **Street No.:** *6*
Street Name: *Bay Road*
Town/Suburb: *Mount Gambier*
Post Code: *5290*
Region No.:
Region Name: *South East*

LAND DESCRIPTION: **Title Type:** *Certificate*
Volume: *5149*
Folio: *840*
Lot No.: *1*
Section: *1100*
Hundred: *Blanche*

AMG REFERENCE: **Zone:** *54*
Northing: *5813118*
Easting: *480651*
Map Sheet No.: *7022*
Map Scale: *1:100,000*

OWNER *: **Name:**
Address:
Town/Suburb:
Post Code:

PHOTOGRAPH: **Film No.:** *Digital*

NAME: Shops & Offices (former Mount Gambier Post Office) **PLACE NO.:** 14689



Views of Mount Gambier Post Office



Early Post Office on the corner of Bay Rd and Commercial St East, c1875
(Source: SLSA B15495)

NAME: Shops & Offices (former Mount Gambier Post Office) **PLACE NO.:** 14689



1890 view of Post Office



1910 view of Post Office



1953 view of Post Office

(Source of early photographs on this page: Les Hill Collection)

NAME: Office (former Savings Bank of South Australia) **PLACE NO.:** 13707

Address: 20 Bay Road, Mount Gambier

ASSESSMENT OF HERITAGE VALUE:

A two storey former bank building located on a corner allotment designed in a very Scottish style using rock face dolomite plinth and smooth dressed limestone wall surfaces. The main bank entry was off Bay Road and the access to the upper level residence was from Helen Street.

The building was designed in 1906 by the Architect Alfred Wells. The former Bank sign has been removed from the front elevation and the building is now used as a residence. Part of the listing also includes the adjacent limestone wall to Bay Road.

The elevation to Helen Street is notably plainer than the formal elevation to Bay Road. The elevation to Helen Street retains an early sign with the Savings Bank of SA barely visible at the upper level. [An internal inspection not possible.]

The Mount Gambier branch of the Savings Bank was the first country branch established in the State, indicating the value of business done by the Bank in this agricultural area.

Statement of Heritage Value:

Constructed in 1906 this former bank is the work of notable Adelaide architect Alfred Wells, and is indicative of the growth of the Savings Bank of South Australia in the early years of the twentieth century. This branch was the first outside metropolitan area of Adelaide.

Relevant Criteria (Under Section 16 of the Heritage Act 1993):

- (a) *It demonstrates important aspects of the evolution or pattern of the State's history; as an important example of a country branch of one of the main banking enterprises, reflecting the continued growth of commercial services in rural areas of South Australia during the prosperous years of the early twentieth century.*
- (e) *It demonstrates a high degree of creative, aesthetic or technical accomplishment, or is an outstanding representative of particular construction techniques or design characteristics:* The former Savings Bank of South Australia is an excellent example of the bank design of architect Alfred Wells, a notable architect of the early twentieth century and is a good example of the use of Mount Gambier limestone, particularly for Edwardian design details and characteristics.

RECOMMENDATION:

It is recommended that the former Savings Bank of South Australia at 20 Bay Road, Mount Gambier remain as an entry in the State Heritage Register.

NAME: Office (former Savings Bank of South Australia) **PLACE NO.:** 13707

SITE RECORD:

FORMER NAME: Savings Bank of South Australia

DESCRIPTION OF PLACE: Two storey stone building

DATE OF COMPLETION: 1906

REGISTER STATUS: **Description:** Confirmed
Date: 29 June 1989

CURRENT USE: **Description:** Residential
Dates: 2001 - present

PREVIOUS USE(S): **Description:** Savings Bank; Shops & offices
Dates: 1906 - 1985; 1985-2001

ARCHITECT: **Name:** Alfred Wells
Dates: 1906

BUILDER: **Name:**
Dates:

SUBJECT INDEXING: **Group:** Finance
Category: Bank

LOCAL GOVERNMENT AREA: **Description:** City of Mount Gambier

LOCATION: **Street No.:** 20
Street Name: Bay Road
Town/Suburb: Mount Gambier
Post Code: 5290
Region No.:
Region Name: South East

LAND DESCRIPTION: **Title Type:** Certificate
Volume: 5181, 2364
Folio: 26, 153
Lot No.: Pt 155
Section: 1100
Hundred: Blanche

AMG REFERENCE: **Zone:** 54
Northing: 5812996
Easting: 480608
Map Sheet No.: 7022
Map Scale: 1:100,000

OWNER *: **Name:**
Address:
Town/Suburb:
Post Code:

PHOTOGRAPH: **Film No.:** Digital

NAME: Office (former Savings Bank of South Australia) **PLACE NO.:** 13707



Views of former Savings Bank of South Australia

NAME: Christ Church (Mount Gambier Anglican Church) **PLACE NO.:** 13855

Address: 26-32 Bay Road, Mount Gambier

ASSESSMENT OF HERITAGE VALUE:

This building was designed by W T Gore, a prominent South East Architect and completed in 1866. The building was extended in 1895 and 1919. It is constructed of face dolomite with sandstone dressings and retains an elegant timber lych gate.

The re-pointing of the building has been repaired over time in a matching dolomite mortar, although not of the same sandy texture as the original. Some sections of the carved limestone are showing signs of wear and the protective transparent panels to the front lancet windows have clouded, obscuring a view of the stained glass behind.

The adjacent building is the Jubilee Hall which was rebuilt in 1951 after fire destroyed the original built in 1915. This building does not form part of the State listing but has been recommended for Local listing. The 1869 Sunday School building was demolished in 2006.

Around the church is a memorial rose garden.

Christ Church is a registered place on the Register of the National Estate (ID No: 8170).

Statement of Heritage Value:

Christchurch was consecrated on 10 December 1865 and has been an important part of the religious activities of Mount Gambier's Anglicans since then. Designed by Architect W T Gore in a simplified Gothic revival style, is an excellent example of the use of Mount Gambier dolomite in the early stages of settlement of the town.

Relevant Criteria (Under Section 16 of the Heritage Act 1993):

- (e) *It demonstrates a high degree of creative, aesthetic or technical accomplishment or is an outstanding representative of particular construction techniques or design characteristics:*
The Mount Gambier Anglican Church is an excellent example of the design of noted architect in the South East, W T Gore and is a major construction of the mid 1860s. The asymmetrical massing and Neo Gothic detailing of the Church demonstrate creative accomplishment, unusual in country churches of this period.

RECOMMENDATION:

It is recommended that the Christ Church, lych gate and fence at 26-32 Bay Road, Mount Gambier remain as an entry in the State Heritage Register. The later 1950s hall is not included.

NAME: *Christ Church (Mount Gambier Anglican Church)* **PLACE NO.:** 13855

SITE RECORD:

FORMER NAME: *Christ Church*

DESCRIPTION OF PLACE: *Gothic revival style stone church*

DATE OF COMPLETION: *1866*

REGISTER STATUS: **Description:** *Confirmed*
Date: *29 June 1989*

CURRENT USE: **Description:** *Church*
Dates: *1866 - present*

PREVIOUS USE(S): **Description:**
Dates:

ARCHITECT: **Name:** *W T Gore*
Dates: *1865*

BUILDER: **Name:**
Dates:

SUBJECT INDEXING: **Group:** *Religion*
Category: *Church*

LOCAL GOVERNMENT AREA: **Description:** *City of Mount Gambier*

LOCATION: **Street No.:** *26-32*
Street Name: *Bay Road*
Town/Suburb: *Mount Gambier*
Post Code: *5290*
Region No.:
Region Name:

LAND DESCRIPTION: **Title Type:** *Certificate*
Volume: *884, 4201*
Folio: *90, 846*
Lot No.:
Section: *1100*
Hundred: *Blanche*

AMG REFERENCE: **Zone:** *54*
Northing: *5812861*
Easting: *480551*
Map Sheet No.: *7022*
Map Scale: *1:100,000*

OWNER *: **Name:**
Address:
Town/Suburb:
Post Code:

PHOTOGRAPH: **Film No.:** *Digital*

NAME: Christ Church (Mount Gambier Anglican Church) **PLACE NO.:** 13855



Current views of Christ Church (2006)

NAME: Christ Church (Mount Gambier Anglican Church) **PLACE NO.:** 13855



View of Christ Church, 1869 (Source: SLSA B9867)



View of Christ Church, 1905 (Source: SLSA B37347)



View of interior of Christ Church, 1890 (Source: SLSA B39448)

NAME: *National Trust Museum (former Mount Gambier Court House)* **PLACE NO.:** 10240

Address: 42 Bay Road, Mount Gambier

ASSESSMENT OF HERITAGE VALUE:

This building functioned as the Court House for Mount Gambier from 1865 until 1975 when a new Court House across Bay Road was opened. The original Court House was extended several times, including the side wings in 1877 and the front verandah in 1888. Later additions were added in 1936 and then in 2000. A Conservation Management Plan was undertaken in 2002, and conservation works have occurred since then to remove paint from the exterior. These works received a Heritage Award. The interior works to the building won an Edmund Wright Heritage Award in 2005.

The former Mount Gambier Court House is a registered place on the Register of the National Estate (ID No: 8180).

Statement of Heritage Value:

Constructed in 1865, this is the first purpose built Court House in Mount Gambier and is indicative of the spread of the official functions of State Government throughout the South East. The Court House was designed by George Thomas Light, the assistant colonial architect at the time, under Architect-in-Chief William Hanson.

Relevant Criteria (Under Section 16 of the Heritage Act 1993):

- (a) *It demonstrates important aspects of the evolution or pattern of the State's history;* as it is an important example of the extension of the authority of Government through the construction of major buildings for the provision of Government services, and it reinforces the extension of the judicial system throughout the State.

- (b) *It has rare, uncommon or endangered qualities that are of cultural significance:* The Mount Gambier Court House is one of the oldest and least altered public buildings within Mount Gambier and the South East of South Australia.

- (e) *It demonstrates a high degree of creative, aesthetic or technical accomplishment or is an outstanding representative of particular construction techniques or design characteristics:* The Mount Gambier Court House is an excellent example of Classical Revival buildings which are loosely termed 'Colonial' and constructed during the 1850 and 1860s in South Australia. As such it is an important example of the output of the Colonial Architect's Office at the time of extension of Government services into the country areas. Its formal design and plan reflect the seriousness of the function of the building itself. It is presumed to be the specific design work of George Thomas Light, Assistant Government Architect during the 1850s and 1860s.

RECOMMENDATION:

It is recommended that the former Mount Gambier Court House at 42 Bay Road, Mount Gambier remain as an entry in the State Heritage Register.

NAME: *National Trust Museum (former Mount Gambier Court House)* **PLACE NO.:** 10240

SITE RECORD:

FORMER NAME: *Mount Gambier Court House*

DESCRIPTION OF PLACE: *Two storey stone building with verandah*

DATE OF COMPLETION: *1863*

REGISTER STATUS: **Description:** *Confirmed*
Date: *26 November 1981*

CURRENT USE: **Description:** *Museum*
Dates: *1975 - present*

PREVIOUS USE(S): **Description:** *Court House*
Dates: *1864-1974*

ARCHITECT: **Name:** *George Thomas Light*
Dates: *1863*

BUILDER: **Name:** *Charles Farr*
Dates: *1865*

SUBJECT INDEXING: **Group:**
Category:

LOCAL GOVERNMENT AREA: **Description:** *City of Mount Gambier*

LOCATION: **Street No.:** *42*
Street Name: *Bay Road*
Town/Suburb: *Mount Gambier*
Post Code: *5290*
Region No.:
Region Name:

LAND DESCRIPTION: **Title Type:** *Certificate*
Volume: *5758*
Folio: *611*
Lot No.: *423*
Section: *882*
Hundred:

AMG REFERENCE: **Zone:** *54*
Northing: *5812602*
Easting: *480446*
Map Sheet No.: *7022*
Map Scale: *1:100,000*

OWNER *: **Name:**
Address:
Town/Suburb:
Post Code:

PHOTOGRAPH: **Film No.:** *Digital*

NAME: *National Trust Museum (former Mount Gambier Court House)* **PLACE NO.:** 10240



Views of the exterior of the former Mount Gambier Court House

NAME: National Trust Museum (former Mount Gambier Court House) **PLACE NO.:** 10240



Views of the interior of the former Mount Gambier Court House

NAME: *National Trust Museum (former Mount Gambier Court House)* **PLACE NO.:** 10240



View of the Court House in 1870
(Source: SLSA B46434)



View of the Court House in 1902
(Source: SLSA B38841)

NAME: Dolomite Kerbing

PLACE NO.: 13897

Address: 42 Bay Road, Mount Gambier

ASSESSMENT OF HERITAGE VALUE:

This dolomite kerbing is an important early relic of street elements that sit in the public realm. Early remnants of road works such as this are now very rare in Mount Gambier and South Australia generally.

It is recommended that Council continues to ensure the retention and conservation of the kerbing.

Statement of Heritage Value:

This stone stormwater drain and crossover were constructed in the late 1860s and are associated with the construction of the road network in Mount Gambier. They are also representative of road building and engineering technologies of the time.

Relevant Criteria (Under Section 16 of the Heritage Act 1993):

- (a) *It demonstrates important aspects of the evolution or pattern of the State's history; as a representative of road building and engineering technology of the 1860s, closely associated with the construction of roads and services in rural townships at that time.*
-

RECOMMENDATION:

It is recommended that the dolomite kerbing at 42 Bay Road, Mount Gambier remain as an entry in the State Heritage Register.

NAME: Dolomite Kerbing

PLACE NO.: 13897

SITE RECORD:

FORMER NAME:

DESCRIPTION OF PLACE: Stone stormwater drain and crossover

DATE OF COMPLETION: 1860s

REGISTER STATUS: **Description:** Confirmed
Date: 29 June 1989

CURRENT USE: **Description:** Water drainage
Dates: Construction - present

PREVIOUS USE(S): **Description:**
Dates:

ARCHITECT: **Name:**
Dates:

BUILDER: **Name:**
Dates:

SUBJECT INDEXING: **Group:** Transport (road)
Category: Kerbing

LOCAL GOVERNMENT AREA: **Description:** City of Mount Gambier

LOCATION: **Street No.:** 42
Street Name: Bay Road
Town/Suburb: Mount Gambier
Post Code: 5290
Region No.:
Region Name:

LAND DESCRIPTION: **Title Type:** Road Reserve
Volume:
Folio:
Lot No.:
Section: 882
Hundred: Blanche

AMG REFERENCE: **Zone:** 54
Northing: 5812606
Easting: 480449
Map Sheet No.: 7022
Map Scale: 1:100,000

OWNER *: **Name:**
Address:
Town/Suburb:
Post Code:

PHOTOGRAPH: **Film No.:** Digital

NAME: Dolomite Kerbing

PLACE NO.: 13897



Views of the dolomite kerbing at 42 Bay Road, Mount Gambier

NAME: Former Mount Gambier Institute & King's Theatre (Riddoch Art Gallery) **PLACE NO.:** 10238

Address: 8-20 Commercial Street East, Mount Gambier

ASSESSMENT OF HERITAGE VALUE:

The ground floor library, reading rooms and lecture hall of the Mount Gambier Institute were officially opened in 1869 with a soiree in the presence of the State Governor. The foundation stone was laid by John Riddoch of Yallum Park Penola in 1868 with a design by W T Gore and the contractors were George Avery and Henry Hall. The library grew over time and the Institute Committee had to once again consider expansion, W R Allison was engaged to prepare plans and specifications for proposed new anterooms in August 1876. Eleven years later in 1887 extensions were completed, including additional storey over the existing building, an enlarged area for the Institute Library and reading rooms and lengthening of the main hall. Most recently new development has been added to the rear of the building to link the building with the newly restored Cave Gardens.

The former theatre was constructed as further extensions to the Institute to the east, providing a new hall to seat 1,200 people, costing approximately £3,000. The building was constructed in 1906 and officially opened by the Honourable George Riddoch in 1907. The design was by Thomas Hall and Joseph Hosking Junior was engaged as mason. In 1926 the projection room was installed and for many years films were shown by Star Pictures. In 1939 the Ozone Theatre began with a new lease which changed to Kings Theatre in 1952. The last film was shown in 1966. Live theatre continued until 1981 and soon after the building was remodelled as an Art Gallery.

These buildings sit within the recently proclaimed Mount Gambier Central State Heritage Area.

The former Institute and Theatre (incorporating the Riddoch Art Gallery) is a registered place on the Register of the National Estate (ID No: 8176).

Statement of Heritage Value:

Built in 1868 the Institute was one of the earliest public buildings constructed in the Commercial Street precinct. Changing social and cultural aspirations of the residents are represented in the various and rapidly successive extensions to the original building, which has served the educational and cultural needs of the community of Mount Gambier for more than a century. The theatre, designed by T Hall, was built in 1907 to cater for a growing need for entertainment venues in Mount Gambier and has been used for both cinema and live performances.

The buildings are two of an exceptional group of civic buildings dating from 1968 constructed in face dolomite with limestone dressings, which form a coherent group with the adjacent significant Jens Hotel, Cave Gardens and Fountain.

Relevant Criteria (Under Section 16 of the Heritage Act 1993):

- (a) *It demonstrates important aspects of the evolution or pattern of the State's history;* former Mount Gambier Institute and Kings Theatre (Riddoch Art Gallery) demonstrates the provision of facilities for social and cultural aspirations of residents in developing country towns. The two stages of the building reflect the two periods of growth across South Australia in the 1860s and the early 1900s.

RECOMMENDATION:

It is recommended that the former Mount Gambier Institute and Kings Theatre (Riddoch Art Gallery) at 8-20 Commercial Street East, Mount Gambier remain as an entry in the State Heritage Register.

Note the change in order of the names of the sections of the building for listing purposes

NAME: *Former Mount Gambier Institute & King's Theatre (Riddoch Art Gallery)* **PLACE NO.:** 10238

SITE RECORD:

FORMER NAME: *Hall; Ozone Theatre; Kings Theatre; Institute*

DESCRIPTION OF PLACE: *Two two storey stone buildings*

DATE OF COMPLETION: *1869 (Institute); 1906 (Theatre)*

REGISTER STATUS: **Description:** *Confirmed*
Date: *24 July 1980*

CURRENT USE: **Description:** *Art Gallery*
Dates: *1981 - present*

PREVIOUS USE(S): **Description:** *Hall; Picture Theatre; Live Theatre; Institute*
Dates: *1906-1926; 1926-1966; 1966-1981*

ARCHITECT: **Name:** *King's Theatre: Thomas Hall
Institute: W T Gore; W R Allison*
Dates:

BUILDER: **Name:** *Institute: George Avery and Henry Hall*
Dates: *1869 (Institute); 1906 (Theatre)*

SUBJECT INDEXING: **Group:** *Community facilities
Recreation and entertainment*
Category: *Institute
Art Gallery
Theatre*

LOCAL GOVERNMENT AREA: **Description:** *City of Mount Gambier*

LOCATION: **Street No.:** *8-20*
Street Name: *Commercial Street East*
Town/Suburb: *Mount Gambier*
Post Code: *5290*
Region No.:
Region Name:

LAND DESCRIPTION: **Title Type:** *Certificate*
Volume: *4397, 4030*
Folio: *161-163, 976-977*
Lot No.:
Section: *860, 407-410*
Hundred:

AMG REFERENCE: **Zone:** *54*
Northing: *5813158*
Easting: *480743*
Map Sheet No.: *7022*
Map Scale: *1:100,000*

OWNER *: **Name:**
Address:
Town/Suburb:
Post Code:

PHOTOGRAPH: **Film No.:** *Digital*

NAME: Former Mount Gambier Institute & King's Theatre **PLACE NO.:** 10238
(Riddoch Art Gallery)



View of the former Kings Theatre



View of the former Mount Gambier Institute

NAME: *Former Mount Gambier Institute & King's Theatre* **PLACE NO.:** 10238
(Riddoch Art Gallery)



1880 view of original single storey Institute building
(Source: SLSA B10193)



1890 view of 10 Commercial Street East
(Source: SLSA B10195)

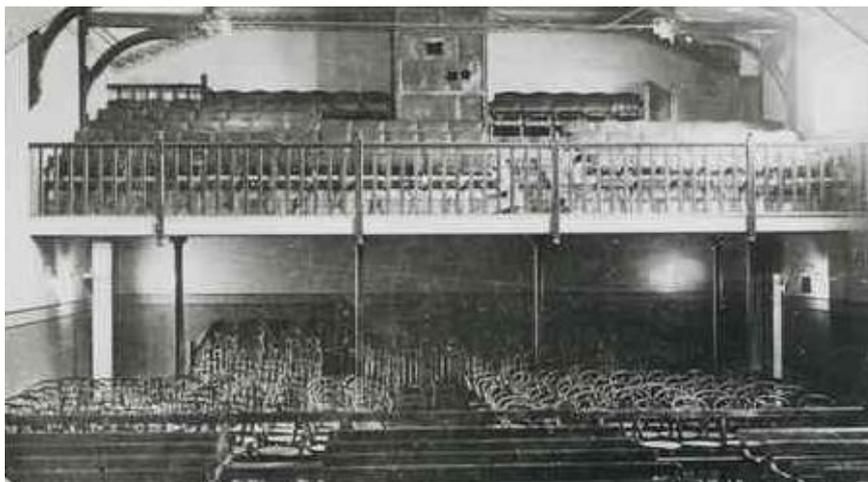
NAME: *Former Mount Gambier Institute & King's Theatre (Riddoch Art Gallery)* **PLACE NO.:** 10238



Star Theatre entrance door, 1918 (Source: SLSA B15185)



View of Star Theatre in 1926 (Source: SLSA B20021)



Internal view of Star Theatre, 1924 (Source: SLSA B15203)

NAME: *Mount Gambier Town Hall*

PLACE NO.: 10236

Address: *30 Commercial Street East, Mount Gambier*

ASSESSMENT OF HERITAGE VALUE:

There is an interpretation plaque outside the Town Hall which reads 'The Town Hall was constructed in 1882 to provide new offices and meeting rooms for the town of Mount Gambier Council the architect was J J Barrow and the contractor William Webber. Thomas Chute Ellis of Benara Station generously donated the clock and tower which was erected in 1883. There was a fire station at the rear of the old Town Hall which served the town until a new fire station was constructed in Sturt Street in 1955. The building was used for local government purposes until Council moved to the new civic centre behind in 1981. The Town Hall has been converted to offices and now houses various regional boards and associations.

This building sits within the recently proclaimed Mount Gambier Central State Heritage Area.

The Town Hall is a registered place on the Register of the National Estate (ID No: 8176).

Statement of Heritage Value:

Built specifically to accommodate the Mount Gambier Town Council and its associated functions, the Town Hall is directly associated with the development and progress of local government in the town. The scale and size of the structure reflects the civic pride of the townspeople and their faith in their municipal representatives. It provided a focal point for the administrative, social and cultural functions of the town.

The town hall is one of an exceptional group of civic buildings dating from 1868 constructed in face dolomite with limestone dressings, which forms a coherent group with the adjacent significant Jens Hotel, Cave Gardens and Fountain.

Relevant Criteria (Under Section 16 of the Heritage Act 1993):

- (a) *It demonstrates important aspects of the evolution or pattern of the State's history:* The Mount Gambier Town Hall demonstrates the ongoing development of local Government and the construction of facilities required for rural communities during the prosperous period of the 1880s in South Australia.
-

RECOMMENDATION:

It is recommended that the Mount Gambier Town Hall at 30 Commercial Street East, Mount Gambier remain as an entry in the State Heritage Register.

NAME: *Mount Gambier Town Hall*

PLACE NO.: 10236

SITE RECORD:

FORMER NAME: *Mount Gambier Town Hall*

DESCRIPTION OF PLACE: *Two storey stone building with central clock tower*

DATE OF COMPLETION: *1882*

REGISTER STATUS: **Description:** *Confirmed*
Date: *24 July 1980*

CURRENT USE: **Description:** *Offices*
Dates: *1981 - present*

PREVIOUS USE(S): **Description:** *Town Hall*
Dates: *1882-1981*

ARCHITECT: **Name:** *J J Barow*
Dates:

BUILDER: **Name:** *William Webber*
Dates:

SUBJECT INDEXING: **Group:** *Community facilities*
Category: *Town Hall*

LOCAL GOVERNMENT AREA: **Description:** *City of Mount Gambier*

LOCATION: **Street No.:** *30*
Street Name: *Commercial Street East*
Town/Suburb: *Mount Gambier*
Post Code: *5290*
Region No.:
Region Name:

LAND DESCRIPTION: **Title Type:** *Certificate*
Volume: *4397, 4030*
Folio: *161-163, 976-977*
Lot No.:
Section: *860, 407-410*
Hundred: *Blanche*

AMG REFERENCE: **Zone:** *54*
Northing: *5813150*
Easting: *480766*
Map Sheet No.: *7021:100,0002*
Map Scale:

OWNER *: **Name:**
Address:
Town/Suburb:
Post Code:

PHOTOGRAPH: **Film No.:** *Digital*

NAME: *Mount Gambier Town Hall*

PLACE NO.: 10236



Views of the Town Hall

NAME: Mount Gambier Town Hall

PLACE NO.: 10236



View of Town Hall in 1882 (Source: SLSA B15855)



View of Town Hall in 1907 (Source: SLSA B12146)



View of Ball at the Town Hall in 1905 (Source: SLSA B39801)

NAME: Shops (former Rubenkonigs Coffee Palace)

PLACE NO.: 13576

Address: 31-41 Commercial Street East, Mount Gambier

ASSESSMENT OF HERITAGE VALUE:

A row of six shops with a two storey verandah which has been reconstructed. The divisions between the shops are in dressed limestone and the upper storey has dressed limestone window and door dressings and rock face dolomite walling.

Internally the shops have been substantially altered, but the upper level retains its timber window and door joinery.

This building was designed as a Coffee Palace for Adolph Rubenkonig by W R Allison Senior Architect in 1902. It had detached buildings at the rear which functioned as a bake house, kitchen and dining room complex. It was sold in 1922 to Jens Hotel. Jens used the upper storey as staff headquarters and the shops below were leased. The early two storey verandah had been removed, but it has been carefully reinstated.

This building sits within the recently proclaimed Mount Gambier Central State Heritage Area.

Statement of Heritage Value:

Constructed in 1902, this former Coffee Palace indicated the need for facilities within the commercial centre of Mount Gambier and indicated the commercial growth of the city centre at that time.

Relevant Criteria (Under Section 16 of the Heritage Act 1993):

- (d) *It is an outstanding representative of a particular class of places of cultural significance.*
The former Rubenkonigs Coffee Palace is an excellent example of Coffee Palaces which were constructed throughout the State as places of accommodation for teetotal guests who wished to stay in places which did not serve alcohol, and these places served as alternative places of accommodation to the ubiquitous hotels and clubs throughout country towns and in the city.
-

RECOMMENDATION:

It is recommended that the former Rubenkonigs Coffee Palace at 31-41 Commercial Street East, Mount Gambier remain as an entry in the State Heritage Register.

NAME: Shop (former Rubenkonigs Coffee Palace)

PLACE NO.: 13576

SITE RECORD:

FORMER NAME: Rubenkonigs Coffee Palace; Jens Annexe

DESCRIPTION OF PLACE: Two storey shops with upper level verandah

DATE OF COMPLETION: 1902

REGISTER STATUS: **Description:** Confirmed
Date: 19 May 1988

CURRENT USE: **Description:** Shops & accommodation
Dates: 1922

PREVIOUS USE(S): **Description:** Coffee House
Dates: 1902 - 1922

ARCHITECT: **Name:** W R Allison
Dates: 1902

BUILDER: **Name:** Hosking, Grove & Case
Dates:

SUBJECT INDEXING: **Group:** Commerce (retail and wholesale)

Hotels, motels & accommodation
Category: Shop
Hotel

LOCAL GOVERNMENT AREA: **Description:** City of Mount Gambier

LOCATION: **Street No.:** 31-41
Street Name: Commercial Street East
Town/Suburb: Mount Gambier
Post Code: 5290
Region No.:
Region Name:

LAND DESCRIPTION: **Title Type:** Certificate
Volume: 1753
Folio: 47
Lot No.:
Section:
Hundred:

AMG REFERENCE: **Zone:** 54
Northing: 5813158
Easting: 480798
Map Sheet No.: 7022
Map Scale: 1:100,000

OWNER *: **Name:**
Address:
Town/Suburb:
Post Code:

PHOTOGRAPH: **Film No.:** Digital

NAME: Shop (former Rubenkonigs Coffee Palace)

PLACE NO.: 13576



View of former Rubenkonigs Coffee Palace

NAME: *Jens Hotel*

PLACE NO.: 10237

Address: *40 Commercial Street East (corner Watson Terrace), Mount Gambier*

ASSESSMENT OF HERITAGE VALUE:

Jens Hotel consists of two parts, the earlier 1883 section facing Commercial Street East and the later 1904 Commercial Street section and 1927 sections to the rear. The front section is constructed in rock face dolomite with dressed limestone window and door openings and quoining. The rear section is a colonnaded 1920s Art Deco/Free Classical design.

An interpretation sign at the hotel reads 'This is the original site of a small building that held the licence of the first hotel in Mount Gambier from 1847. After demolishing the primitive structure, the first section of the present hotel was built on the corner in 1884 for Johannes Jens and was then named the Town Hall Hotel. An eastern wing was constructed in 1904 and the limestone addition in Watson Terrace was built in 1927. The cast iron lace balcony and verandah are a focal point of the century old section in the centre of town, and with recent restoration the original rock face dolomite has been exposed.'

Internally the 1920s section retains an elegant timber staircase, timber wall panelling and other original elements, leadlight and stained glass windows. The interior of the 1880s section has been totally redeveloped.

This building sits within the recently proclaimed Mount Gambier Central State Heritage Area.

Statement of Heritage Value:

Jens Hotel is an important part of the commercial and social development of Mount Gambier and is an excellent example of the typical design characteristics of hotels of the 1880s and also reflects later architectural styles with the expansion of the town during the 1920s.

Architecturally the 1884-1904 section of the hotel is significant for its high quality of construction, its attractive verandah, and its elegant first floor interior. The 1927 wing is significant for its rare and progressive styling, its attractive design and interesting construction, and for its virtually untouched interior.

Historically, the hotel is significant for its connection with the Jens family and its association with the early German settlers in South Australia. 'Jens' is also significant for having been the only socially exclusive hotel outside of Adelaide, being comparable to the former South Australian Hotel. It forms part of the main focal grouping of civic and commercial buildings in Mount Gambier.

Relevant Criteria (Under Section 16 of the Heritage Act 1993):

- (d) *It is an outstanding representative of a particular classes of places of cultural significance.* Jens Hotel is an excellent example of a place of accommodation and social activity which has functioned from the 1880s in an important country town, and it is also notable for the reputation it developed as an exclusive hotel outside Adelaide.
-

RECOMMENDATION:

It is recommended that Jens Hotel at 40 Commercial Street East, Mount Gambier remain as an entry in the State Heritage Register.

NAME: *Jens Hotel*

PLACE NO.: 10237

SITE RECORD:

FORMER NAME: *Town Hall Hotel*

DESCRIPTION OF PLACE: *Two storey stone building*

DATE OF COMPLETION: *1880s; 1904; 1927*

REGISTER STATUS: **Description:** *Confirmed*
Date: *28 May 1981*

CURRENT USE: **Description:** *Hotel*
Dates: *Construction to present*

PREVIOUS USE(S): **Description:**
Dates:

ARCHITECT: **Name:** *Thomas Hall*
Dates:

BUILDER: **Name:** *T Haig*
Dates:

SUBJECT INDEXING: **Group:** *Hotels, motels & accommodation*
Category: *Hotel*

LOCAL GOVERNMENT AREA: **Description:** *City of Mount Gambier*

LOCATION: **Street No.:** *40*
Street Name: *Commercial Street East*
Town/Suburb: *Mount Gambier*
Post Code: *5290*
Region No.:
Region Name:

LAND DESCRIPTION: **Title Type:** *Certificate*
Volume: *5152*
Folio: *414-417*
Lot No.: *96-99*
Section: *1103*
Hundred:

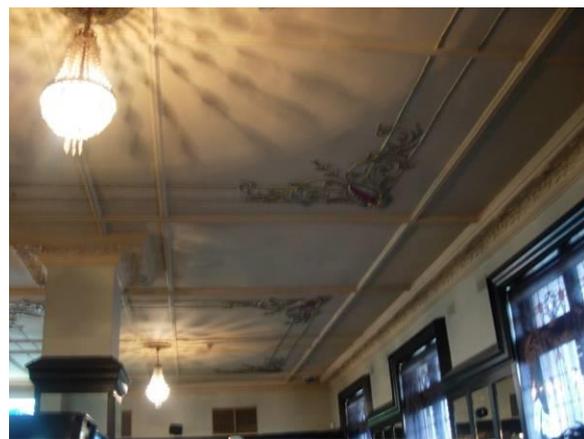
AMG REFERENCE: **Zone:** *54*
Northing: *5813122*
Easting: *480793*
Map Sheet No.: *7022*
Map Scale: *1:100,000*

OWNER *: **Name:**
Address:
Town/Suburb:
Post Code:

PHOTOGRAPH: **Film No.:** *Digital*

NAME: *Jens Hotel*

PLACE NO.: 10237



Interior and exterior views of Jens Hotel

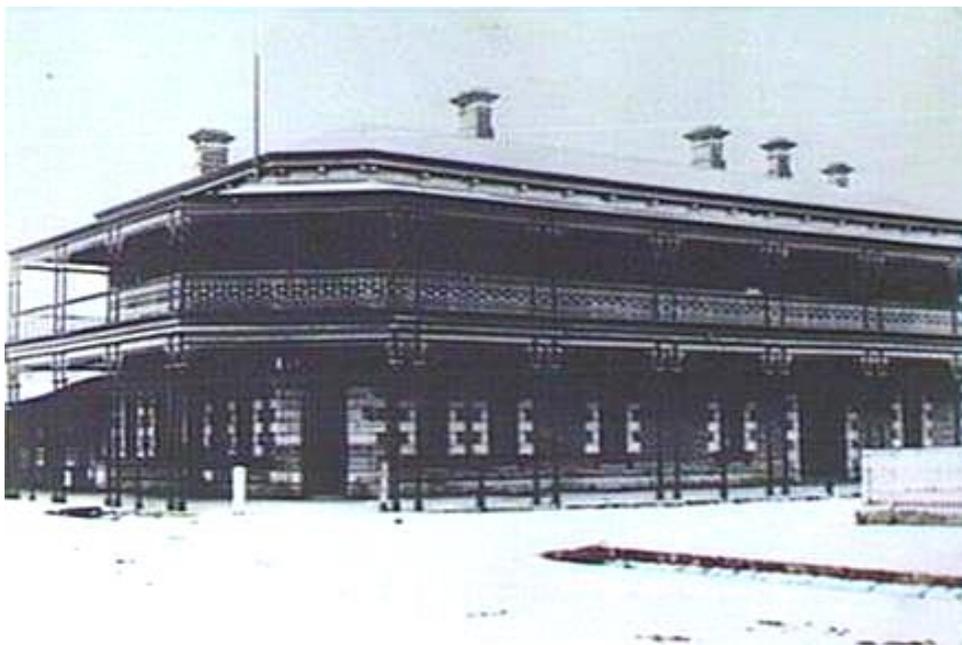
NAME: *Jens Hotel*

PLACE NO.: 10237



Site of Jen's Hotel in 1856 at Mount Gambier, l-r: Alexander Mitchell's Hotel, Assembly Room, General Store and J. Heinemann's Saddlery Shop. First Mt. Gambier Hotel was built on same site by John 'Black' Byng an American Negro in 1840, later A. Mitchell, John Allen then J.M. Jen's purchased and built a two storeyed hotel

(Source: SLSA B3068)



View of Jen's Hotel in 1893

(Source: SLSA B21810)

NAME: *Mount Gambier Hotel*

PLACE NO.: 10235

Address: *2 Commercial Street West (corner Penola Road), Mount Gambier*

ASSESSMENT OF HERITAGE VALUE:

This hotel was built to the design of W T Gore in 1862 by Alexander Mitchell who held the license of the Mount Gambier Hotel on the corner of Watson Terrace and Commercial Street East at that time, and transferred the licence to this site after the building was completed. Extensions were carried out up to the 1880s, and the post supported verandah was added in 1902 by the South Australian Brewing Company. The western extension to the hotel along Commercial Street has almost always been used as shops and offices.

The Mount Gambier Hotel is a registered place on the Register of the National Estate (ID No: 8177).

Statement of Heritage Value:

Constructed as one of a Mount Gambier's first substantial hotels in 1862, this building is an important part of the commercial and social development of the town, and is an excellent example of the typical design characteristics of rural hotels built throughout the State in the 1880s.

Relevant Criteria (Under Section 16 of the Heritage Act 1993):

- (a) *It demonstrates important aspects of the evolution or pattern of the State's history.* The Mount Gambier Hotel is representative of the structures erected for the provision of accommodation and services for travellers in the South East during the important period of agricultural expansion in the South East in the 1860s. It is also representative of the extension and development of hotels during the 1880s reflecting the period of prosperity during that time.

 - (e) *It demonstrates a high degree of creative, aesthetic or technical accomplishment or is an outstanding representative of particular construction techniques or design characteristics:* The Mount Gambier Hotel is the work of architect W T Gore and the 1880s section retains significant examples of cast iron verandah elements which demonstrate a high degree of creative and technical accomplishment.
-

RECOMMENDATION:

It is recommended that the Mount Gambier Hotel at 2 Commercial Street West, Mount Gambier remain as an entry in the State Heritage Register.

NAME: *Mount Gambier Hotel*

PLACE NO.: 10235

SITE RECORD:

FORMER NAME: *Mount Gambier Hotel*

DESCRIPTION OF PLACE: *Two storey stone building with decorative two level verandah*

DATE OF COMPLETION: *1862*

REGISTER STATUS: **Description:** *Confirmed*
Date: *26 November 1981*

CURRENT USE: **Description:** *Hotel & Offices*
Dates: *1862 - present*

PREVIOUS USE(S): **Description:**
Dates:

ARCHITECT: **Name:** *W T Gore*
Dates: *1862*

BUILDER: **Name:**
Dates:

SUBJECT INDEXING: **Group:** *Hotels, motels & accommodation*
Category: *Hotel*

LOCAL GOVERNMENT AREA: **Description:** *City of Mount Gambier*

LOCATION: **Street No.:** *2*
Street Name: *Commercial Street West*
Town/Suburb: *Mount Gambier*
Post Code: *5290*
Region No.:
Region Name:

LAND DESCRIPTION: **Title Type:** *Certificate*
Volume: *3165*
Folio: *139*
Lot No.: *Pt 1, 2, 3*
Section: *1101*
Hundred:

AMG REFERENCE: **Zone:** *54*
Northing: *5813216*
Easting: *480681*
Map Sheet No.: *7022*
Map Scale: *1:100,000*

OWNER *: **Name:**
Address:
Town/Suburb:
Post Code:

PHOTOGRAPH: **Film No.:** *Digital*

NAME: Mount Gambier Hotel

PLACE NO.: 10235



Views of the Mount Gambier Hotel

NAME: *Mount Gambier Hotel*

PLACE NO.: 10235



View of Mount Gambier Hotel in 1877



View of hotel in 1905



View of Hotel in 1910

(Source of early photographs on this page: Les Hill Collection)

NAME: Radio Station Office (former Commercial Bank) **PLACE NO.:** 13892

Address: 46 Commercial Street West (corner Gray Street), Mount Gambier

ASSESSMENT OF HERITAGE VALUE:

This building was constructed by the Commercial Bank of South Australia in 1884 to the design of Edward Davies Architect of Adelaide. The builders for the structure were A & A Haig. Unfortunately the bank suffered a dramatic crash during the early months of 1886. After the crash the bank became the Commercial Bank of Australasia and apart from during the general depression of 1893, when all banks ceased trading for a short period, the building continued to function as the Mount Gambier Branch of the Commercial Bank until 1976 when it was sold to radio station 5SE.

The building is an elegantly proportioned Italianate structure with a prominent eaves design and walls of rock faced dolomite with limestone dressings. It has an elegant square projecting entrance porch surmounted by a balustrade serving as a balcony to the upper level. The banking chambers were located on the ground floor and the upper section of the building was the manager's residence, typical of the banks of this time.

Statement of Heritage Value:

An imposing bank building constructed in 1885 for the Commercial Bank indicating the prosperous and flourishing nature of Mount Gambier and its surrounding districts during this period.

Relevant Criteria (Under Section 16 of the Heritage Act 1993):

- (a) *It demonstrates important aspects of the evolution or pattern of the State's history.* The former Commercial Bank of South Australia building demonstrates the expansion of banking facilities in Mount Gambier and the South East during the prosperous years of the early 1880s in South Australia. It is the only remaining example of an 1880s bank building in Mount Gambier.

- (e) *It demonstrates a high degree of creative, aesthetic or technical accomplishment or is an outstanding representative of particular construction techniques or design characteristics:* This building is an excellent example of the work of major South Australian Architect, Edward Davies, and reflects the typical use of Italianate and Neo Classical design elements in the construction of commercial buildings such as banks during the 1880s.

RECOMMENDATION:

It is recommended that the former Commercial Bank at 46 Commercial Street West, Mount Gambier remain as an entry in the State Heritage Register.

NAME: *Radio Station Office (former Commercial Bank)* **PLACE NO.:** 13892

SITE RECORD:

FORMER NAME: *Commercial Bank*

DESCRIPTION OF PLACE: *Two storey stone building*

DATE OF COMPLETION: *1884*

REGISTER STATUS: **Description:** *Confirmed*
 Date: *29 June 1989*

CURRENT USE: **Description:** *Radio Station Office*
 Dates: *1976 - present*

PREVIOUS USE(S): **Description:** *Bank*
 Dates: *1884-1976*

ARCHITECT: **Name:** *Edward Davies*
 Dates: *1884*

BUILDER: **Name:** *A & A Haig*
 Dates: *1884*

SUBJECT INDEXING: **Group:** *Communication*
 Finance
 Category: *Office [Communication]*
 Bank

LOCAL GOVERNMENT AREA: **Description:** *City of Mount Gambier*

LOCATION: **Street No.:** *46*
 Street Name: *Commercial Street West*
 Town/Suburb: *Mount Gambier*
 Post Code: *5290*
 Region No.:
 Region Name:

LAND DESCRIPTION: **Title Type:** *Certificate*
 Volume: *4379*
 Folio: *881*
 Lot No.: *Pt 10*
 Section: *1101*
 Hundred:

AMG REFERENCE: **Zone:** *54*
 Northing: *5813287*
 Easting: *480506*
 Map Sheet No.: *7022*
 Map Scale: *1:100,000*

OWNER *: **Name:**
 Address:
 Town/Suburb:
 Post Code:

PHOTOGRAPH: **Film No.:** *Digital*

NAME: Radio Station Office (former Commercial Bank)

PLACE NO.: 13892



View of former Commercial Bank



1905 view of Commercial Bank
(Source: SLSA B 15838)

NAME: St Andrew's Uniting Church

PLACE NO.: 10232

Address: 26 Elizabeth Street, Mount Gambier

ASSESSMENT OF HERITAGE VALUE:

The first service in this Church was held on 10 December 1871. It replaced a small Presbyterian Kirk which had been built in 1860.

The Gothic revival Church was designed by George Pannell Architect and is constructed of square rock faced pink dolomite with cut limestone dressings by the mason William Webber. The spire was entirely rebuilt in 1885 and partially rebuilt in 1928 to a height of 120 feet. The Bell was imported from Germany in 1880 at a cost £130.

Additions include: organ 1877, bell 1880, gallery 1879, Sunday school 1884. The Umpherston Building in the grounds was built in 1920 and used as a Collegiate School for Girls. It is now used for a toy library and general use hall.

The Reverend Robert Caldwell arrived in 1864 as Minister and retained the ministry until his death in October 1909 (Caldwell Street is named after him). Captain Robert Gardiner (grandfather of Sir Robert Helpman) was a great benefactor of St Andrew's, presenting a very fine pipe organ (only two others in the State are of equal calibre).

St Andrews is a registered place on the Register of the National Estate (ID No: 8773).

Statement of Heritage Value:

Constructed in 1870-71 this was the second Presbyterian Church in Mount Gambier built to replace the first constructed in 1860. It is indicative of the spread of Presbyterianism through the State and the establishment of significant structures and institutions throughout the South East during the 1860s. The Church was designed by the architect George Pannell. This is a major piece of ecclesiastical architecture in the South East of the State as evidenced by the completion of the spire.

Relevant Criteria (Under Section 16 of the Heritage Act 1993):

- (a) *It demonstrates important aspects of the evolution or pattern of the State's history:* St Andrew's Church is indicative of the spread of Presbyterianism through the South East of the State and the provision of buildings associated with the religious development and spiritual needs of the general population.
- (d) *It is an outstanding representative of a particular class of places of cultural significance:* The Uniting Church is a notable and well preserved example of this type of church building constructed for a specific group of occupants. The quality of architectural design and building construction is indicative of the degree of affluence of the Presbyterian Congregation in the South East during the Edwardian period.
- (f) *It has a special association with the life or work of a person or organisation or an event of historical importance:* The Presbyterian Church in Mount Gambier was strongly supported by the Scottish migrants who settled in the South East, led notably by the Riddoch family. The cultural associations of this national group is significantly represented in the Church and Manse.

RECOMMENDATION:

It is recommended that St Andrew's Church at 26 Elizabeth Street, Mount Gambier remain as an entry in the State Heritage Register.

NAME: *St Andrew's Uniting Church*

PLACE NO.: 10232

SITE RECORD:

FORMER NAME: *St Andrew's Presbyterian Church*

DESCRIPTION OF PLACE: *Gothic Revival church building*

DATE OF COMPLETION: *1870-71*

REGISTER STATUS: **Description:** *Confirmed*
Date: *29 June 1989*

CURRENT USE: **Description:** *Church*
Dates: *1870-71 - present*

PREVIOUS USE(S): **Description:**
Dates:

ARCHITECT: **Name:** *George Pannell*
Dates:

BUILDER: **Name:**
Dates:

SUBJECT INDEXING: **Group:** *Religion*
Category: *Church (Christian)*

LOCAL GOVERNMENT AREA: **Description:** *City of Mount Gambier*

LOCATION: **Street No.:** *26*
Street Name: *Elizabeth Street*
Town/Suburb: *Mount Gambier*
Post Code: *5290*
Region No.:
Region Name:

LAND DESCRIPTION: **Title Type:** *Certificate*
Volume:
Folio:
Lot No.: *Pt 35, 45, 37, 38*
Section: *1101*
Hundred:

AMG REFERENCE: **Zone:** *54*
Northing: *5813523*
Easting: *480442*
Map Sheet No.: *7022*
Map Scale: *1:100,000*

OWNER *: **Name:** *Uniting Church of Australia
Property Trust SA*
Address:
Town/Suburb:
Post Code:

PHOTOGRAPH: **Film No.:** *Digital*

NAME: St Andrew's Uniting Church

PLACE NO.: 10232



Views of St Andrew's Uniting Church

NAME: St Andrew's Uniting Church

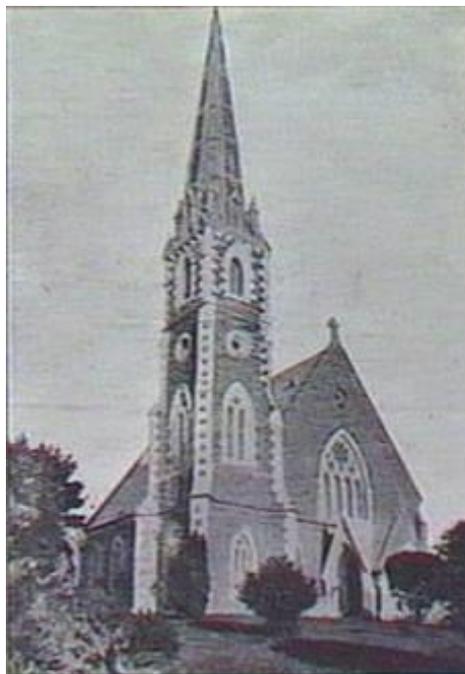
PLACE NO.: 10232



St Andrew's Presbyterian Church and original Manse, c 1867 (Source: SLSA B3383)



St Andrew's Presbyterian Church, c1875 (Source: SLSA B 13427)



1906 view of St Andrew's Church
(Source: SLSA B 16393/15)

NAME: Manse, St Andrew's Uniting Church

PLACE NO.: 14724

Address: 26 Elizabeth Street, Mount Gambier

ASSESSMENT OF HERITAGE VALUE:

This manse, constructed during 1910-11 was built to replace the original two story structure built at the same time as the original Church, the foundation stone was laid by Mr George Riddoch. The manse was designed by Mount Gambier Architect F W Turton. The building combines elements of many styles current during the Federation period and is constructed in dressed Mount Gambier Stone with strapped gables, crenellated porch and bay window detailing.

Statement of Heritage Value:

An important example of an architecturally designed domestic building associated with religious structures within Mount Gambier. The manse, constructed in 1911, to the design of F W Turton, is of a distinctive eclectic style and notable for its use of rock faced and dressed limestone.

Relevant Criteria (Under Section 16 of the Heritage Act 1993):

- (a) *It demonstrates important aspects of the evolution or pattern of the State's history:* St Andrew's Manse is indicative of the spread of Presbyterianism through the South East of the State and the provision of buildings associated with the religious development and spiritual needs of the general population.
 - (d) *It is an outstanding representative of a particular class of places of cultural significance:* The Uniting Church Manse is a notable and well preserved example of this type of residence constructed for a specific group of occupants. The quality of architectural design and building construction is indicative of the degree of affluence of the Presbyterian Congregation in the South East during the Edwardian period. .
 - (f) *It has a special association with the life or work of a person or organisation or an event of historical importance:* The Presbyterian Church in Mount Gambier was strongly supported by the Scottish migrants who settled in the South East, led notably by the Riddoch family. The cultural associations of this national group is significantly represented in the Church and Manse.
-

RECOMMENDATION:

It is recommended that St Andrew's Manse at 26 Elizabeth Street, Mount Gambier remain as an entry in the State Heritage Register.

NAME: *Manse, St Andrew's Uniting Church*

PLACE NO.: 14724

SITE RECORD:

FORMER NAME: *St Andrew's Presbyterian Manse*

DESCRIPTION OF PLACE: *Mount Gambier Stone residential building*

DATE OF COMPLETION: *1911*

REGISTER STATUS: **Description:** *Confirmed*
Date: *15 June 1995*

CURRENT USE: **Description:** *Residential*
Dates: *Construction - present*

PREVIOUS USE(S): **Description:**
Dates:

ARCHITECT: **Name:** *F W Turton*
Dates:

BUILDER: **Name:**
Dates:

SUBJECT INDEXING: **Group:** *Religion*
Category: *Manse*

LOCAL GOVERNMENT AREA: **Description:** *City of Mount Gambier*

LOCATION: **Street No.:** *26*
Street Name: *Elizabeth Street*
Town/Suburb: *Mount Gambier*
Post Code: *5290*
Region No.:
Region Name:

LAND DESCRIPTION: **Title Type:** *Certificate*
Volume:
Folio:
Lot No.: *Pt 35, 45, 37, 38*
Section: *1101*
Hundred:

AMG REFERENCE: **Zone:** *54*
Northing: *5813509*
Easting: *480476*
Map Sheet No.: *7022*
Map Scale: *1:100,000*

OWNER *: **Name:** *Uniting Church of Australia
Property Trust SA*
Address:
Town/Suburb:
Post Code:

PHOTOGRAPH: **Film No.:** *Digital*

NAME: Manse, St Andrew's Uniting Church

PLACE NO.: 14724



Views of St Andrew's Manse

NAME: Manse, St Andrew's Uniting Church

PLACE NO.: 14724



St Andrew's Presbyterian Church and original Manse, c 1867 (Source: SLSA B3383)



Original St Andrew's Manse, 1872 (Source: SLSA B 19044)



Buggy in front of early St Andrew's Manse, 1881 (Source: SLSA B 3084)

NAME: Former Blue Lake Oatmeal Mill

PLACE NO.: 13896

Address: 30 Margaret Street, Mount Gambier

ASSESSMENT OF HERITAGE VALUE:

This oat mill was constructed by Thomas Henry Williams in circa 1903. This was the last mill in which he was involved, as he erected the Commercial Mill in 1867, the Telegraph Mill during the 1870s and the Mount Gambier Flour Mill in 1885. In 1908 the Mill was purchased by A A Brice and Company, an Adelaide Milling and agricultural products firm. The building has not functioned as a mill since 1951 and it was noted in the 1994 survey that it requires urgent conservation work.

The building is constructed of dressed limestone with rock face dolomite insets as trim on the dividing pilasters of the bays. The building was constructed as five bays and the eastern most bay was a later addition. This extension is the area where most conservation work is required as arched stones over the windows are loose, probably due to water penetration. Roof drainage is ineffective and the roof fascia is missing.

Statement of Heritage Value:

This former Mill building represents the important economic role of milling, particularly oatmeal and flour in the development of the South East of the State. It is associated with significant mill owner, Thomas Henry Williams, and is located in the Railway Yards Conservation Policy Area.

Relevant Criteria (Under Section 16 of the Heritage Act 1993):

- (a) *It demonstrates important aspects of the evolution or pattern of the State's history.* The Blue Lake Oatmeal Mill is indicative of the development of agricultural activities in the South East of the State from the early years of settlement. It was constructed in the early twentieth century and represents the continued expansion of the processing of agricultural products throughout the South East.

 - (g) *It has special association with the life or work of a person or organisation, or an event of historical importance.* The Blue Lake Oatmeal Mill is associated with Thomas Henry Williams, a noted Mill owner in the South East and also in Port Adelaide during the mid to late nineteenth century.
-

RECOMMENDATION:

It is recommended that the former Blue Lake Oatmeal Mill at 30 Margaret Street, Mount Gambier remain as an entry in the State Heritage Register. Investigate method of undertaking necessary conservation works.

NAME: *Former Blue Lake Oatmeal Mill*

PLACE NO.: 13896

SITE RECORD:

FORMER NAME: *Blue Lake Oatmeal Mill*

DESCRIPTION OF PLACE: *Stone commercial Building*

DATE OF COMPLETION: *1903*

REGISTER STATUS: **Description:** *Confirmed*
Date: *29 June 1989*

CURRENT USE: **Description:** *Vacant*
Dates:

PREVIOUS USE(S): **Description:** *Oat Mill*
Dates: *1903 - 1951*

ARCHITECT: **Name:**
Dates:

BUILDER: **Name:**
Dates:

SUBJECT INDEXING: **Group:** *Manufacturing & processing*
Category: *Flour Mill*

LOCAL GOVERNMENT AREA: **Description:** *City of Mount Gambier*

LOCATION: **Street No.:** *30*
Street Name: *Margaret Street*
Town/Suburb: *Mount Gambier*
Post Code: *5290*
Region No.:
Region Name:

LAND DESCRIPTION: **Title Type:** *Certificate*
Volume: *2259*
Folio: *112*
Lot No.:
Section: *1100*
Hundred:

AMG REFERENCE: **Zone:** *54*
Northing: *5812877*
Easting: *480238*
Map Sheet No.: *7022*
Map Scale: *1:100,000*

OWNER *: **Name:**
Address:
Town/Suburb:
Post Code:

PHOTOGRAPH: **Film No.:** *Digital*

NAME: Former Blue Lake Oatmeal Mill

PLACE NO.: 13896



Views of the Blue Lake Oat Mill

NAME: Office (former Trustee Building)

PLACE NO.: 14722

Address: 3 Penola Road, Mount Gambier

ASSESSMENT OF HERITAGE VALUE:

The Trustee Building was designed by Glover and Pointer, Adelaide architects, and the contractor was S J Weir, also of Adelaide, it was opened in 1958. The hall retains original face finishes including ceramic tiles in cream with blue edgings to openings, coloured glass and polished grey granite to mark the entrance and plinth. It is a fine small example of Post-War functional style indicated by the use of a cubiform shape, simple framing of large fenestrated areas, contrasting colour and texture to the face of the building with the use of ceramic tiles and a strong demarcation of the entrance. The building also retains original external lighting to the upper level.

Statement of Heritage Value:

This office building represents the continuing development of commercial activity within Mount Gambier after the Second World War and the presence of the Executor Trustee serving the legal needs of local residents. It was constructed in 1958 and is an excellent example of the Post War functional style of architecture.

Relevant Criteria (Under Section 16 of the Heritage Act 1993):

- (a) *It demonstrates important aspects of the evolution or pattern of the State's history:* The Trustee Building demonstrates the spread of quasi-government legal services to rural areas of the State.
 - (e) *It demonstrates a high degree of creative, aesthetic or technical accomplishment or is an outstanding representative of particular construction techniques or design characteristics:* The Trustee Building is an excellent example of Post War architecture on a minor scale, utilising materials such as ceramic tiles and metal framed windows. It is the work of Adelaide architects Glover and Pointer.
-

RECOMMENDATION:

It is recommended that the former Trustee Building at 3 Penola Road, Mount Gambier remain as an entry in the State Heritage Register.

NAME: Office (former Trustee Building)

PLACE NO.: 14722

SITE RECORD:

FORMER NAME: Trustee Building

DESCRIPTION OF PLACE: Cubiform office building

DATE OF COMPLETION: 1958

REGISTER STATUS: **Description:** Confirmed
Date: 10 August 1995

CURRENT USE: **Description:** Offices
Dates:

PREVIOUS USE(S): **Description:**
Dates:

ARCHITECT: **Name:** Glover and Pointer
Dates:

BUILDER: **Name:** S J Weir
Dates:

SUBJECT INDEXING: **Group:** Miscellaneous
Category: Office

LOCAL GOVERNMENT AREA: **Description:** City of Mount Gambier

LOCATION: **Street No.:** 3
Street Name: Penola Road
Town/Suburb: Mount Gambier
Post Code: 5290
Region No.:
Region Name:

LAND DESCRIPTION: **Title Type:** Certificate
Volume: 1228
Folio: 138
Lot No.: Pt 1, 2
Section: 1101
Hundred:

AMG REFERENCE: **Zone:** 54
Northing: 5813287
Easting: 480706
Map Sheet No.: 7022
Map Scale: 1:100,000

OWNER *: **Name:**
Address:
Town/Suburb:
Post Code:

PHOTOGRAPH: **Film No.:** Digital

NAME: Office (former Trustee Building)

PLACE NO.: 14722



Views of the former Trustee Building

NAME: Former Caledonian Hall

PLACE NO.: 14721

Address: 5 Penola Road, Mount Gambier

ASSESSMENT OF HERITAGE VALUE:

A large hall constructed of limestone with an articulated front elevation comprising large semi-circular arched windows to the ground floor and the upper floor with smaller semi-circular arched windows with leadlight glazing representing Scotch Thistles. It retains its relief name panel across the frieze 'Mount Gambier Caledonian Society Incorporated' which is then surmounted by a pediment and a higher parapet. The lower level of the wall is in rock face rusticated quoining and the upper level has paired attached square ionic columns. It is an elegant composition of classical elements. The hall is currently used as a Night Club. Later signage and lighting has been attached to the front of the building. The central pair of small semi-circular windows have lost their leadlight panes.

The building was designed by Charles W Rutt, an Adelaide architect, and was opened in 1913 by George Riddoch Esquire, a member of the notable family of early settlers. The Caledonian Society was formed in 1884, which is a reflection of the number of Scots who were among the original settlers in the area.

Statement of Heritage Value:

A large and imposing limestone building constructed in 1914 for the Caledonian Society. It is representative of the early Scottish settlers in the area and the provision of facilities for community arts performances in the early twentieth century.

Relevant Criteria (Under Section 16 of the Heritage Act 1993):

- (b)** *It has rare, uncommon or endangered qualities that are of cultural significance:* The hall demonstrates the importance of societies of national groups and their social activities in the settlement of the South East of the State.
 - (d)** *It is an outstanding representative of a particular class of places of cultural significance:* The hall is an excellent representation of a building of this nature with intact architectural detail and decoration reflecting the Scottish association with its construction.
 - (g)** *It has a special association with the life or work of a person or organisation or an event of historical importance:* The hall is associated with John and George Riddoch - both chiefs of the Caledonian Society - who were major figures in the continuing agricultural, pastoral and horticultural development of the South East of the State.
-

RECOMMENDATION:

It is recommended that the former Caledonian Hall at 5 Penola Road, Mount Gambier remain as an entry in the State Heritage Register.

NAME: *Former Caledonian Hall*

PLACE NO.: 14721

SITE RECORD:

FORMER NAME: *Caledonian Hall*

DESCRIPTION OF PLACE: *Two storey stone hall building*

DATE OF COMPLETION: *1913*

REGISTER STATUS: **Description:** *Confirmed*
Date: *10 August 1995*

CURRENT USE: **Description:** *Night Club/entertainment venue*
Dates:

PREVIOUS USE(S): **Description:** *Caledonian Hall*
Dates:

ARCHITECT: **Name:** *Charles W Rutt*
Dates: *1913*

BUILDER: **Name:**
Dates:

SUBJECT INDEXING: **Group:** *Community facilities, Business -
Duncan's Spare Parts ? 1960s;
Community Radio - SGTR*
Category: *Public Hall*

LOCAL GOVERNMENT AREA: **Description:** *City of Mount Gambier*

LOCATION: **Street No.:** *5*
Street Name: *Penola Road*
Town/Suburb: *Mount Gambier*
Post Code: *5290*
Region No.:
Region Name:

LAND DESCRIPTION: **Title Type:** *Certificate*
Volume: *5156*
Folio: *270*
Lot No.: *Pt 1, 2*
Section: *1101*
Hundred:

AMG REFERENCE: **Zone:** *54*
Northing: *581330*
Easting: *480709*
Map Sheet No.: *7022*
Map Scale: *1:100,000*

OWNER *: **Name:**
Address:
Town/Suburb:
Post Code:

PHOTOGRAPH: **Film No.:** *Digital*

NAME: Former Caledonian Hall

PLACE NO.: 14721



Views of the former Caledonian Hall

NAME: Former Caledonian Hall

PLACE NO.: 14721



1920 view of Caledonian Hall



Interior view of Caledonian Hall in 1913



Interior view of Caledonian Hall in 1928

(Source of early photos on this page: Les Hill Collection)

NAME: Wesley Uniting Church & Hall

PLACE NO.: 13857

Address: 17-19 Penola Road, Mount Gambier

ASSESSMENT OF HERITAGE VALUE:

This early but substantial church was constructed in 1862 to the design of George Panell, a Mount Gambier architect and builder. It is a simple Gothic based design with prominent stepped buttresses creating verticality to the simple structure. It has two levels, the upper Church area with meeting and Sunday School rooms beneath. The Church was added to and extended in 1877 with extra rooms and a front entrance porch.

The Church is now being used as the Liberty International Christian Centre.

Externally the hall retains face pink dolomite and finely carved sandstone entrance elements and cornices. The side wings are pierced parapets (linking the lower level to the upper central motif). The building was constructed in 1903 to the design of J T Topham Architect.

Internally the configuration of rooms off the side of the hall has been retained and these have been converted into offices. A large free-standing office room has been constructed in the body of the Hall. The hall retains cornice, ceiling roses, semi-circular openings at high level and original joinery to these. The hall also retains its timber panelled entrance door, but later glass doors have been installed.

The buildings are fronted by a substantial basalt fence.

Statement of Heritage Value:

The Wesley Uniting Church was constructed originally in 1862 for the Methodist Congregation of Mount Gambier and the district and it represents the growth of religious worship within the region. The hall is representative of the increased need for accommodation by Methodist Congregations for Sunday School facilities and classrooms and is an elegant carefully designed Edwardian Baroque Building. The buildings form part of a significant group of State Heritage Registered buildings at this point on the rise of Penola Road.

Relevant Criteria (Under Section 16 of the Heritage Act 1993):

- (a) *It demonstrates important aspects of the evolution or pattern of the State's history.* The former Wesleyan Uniting Church is indicative of the growth and development of the Methodist Congregation throughout the State and the provision of facilities for their worship. The associated hall is representative of the increased need for accommodation for use as a Sunday School and classrooms.
- (e) *It demonstrates a high degree of creative, aesthetic or technical accomplishment or is an outstanding representative of particular construction techniques or design characteristics:* The Wesley Uniting Church and Hall form a complex of significant aesthetic quality and both buildings were designed by notable South East Architects of their time, George Pannell and J T Topham. The aesthetic qualities of the two buildings, particularly the hall, reflect the architectural idioms of their respective periods.

RECOMMENDATION:

It is recommended that the Wesley Uniting Church and Hall at 17-19 Penola Road, Mount Gambier remain as an entry in the State Heritage Register.

NAME: Wesley Uniting Church & Hall

PLACE NO.: 13857

SITE RECORD:

FORMER NAME: Wesleyan Methodist Church; Wesleyan Methodist Hall

DESCRIPTION OF PLACE: Gothic style stone church; baroque church hall

DATE OF COMPLETION: 1862; 1904

REGISTER STATUS: **Description:** Confirmed
Date: 29 June 1989

CURRENT USE: **Description:** Christian Centre; Offices
Dates: 2005 - present; 2001 - present

PREVIOUS USE(S): **Description:** Church, Offices
Dates: 1862 - 2001; 2001 - 2005

ARCHITECT: **Name:** Church: George Panell
Hall: J T Topham
Dates:

BUILDER: **Name:** Church: George Panell
Dates:

SUBJECT INDEXING: **Group:** Religion
Category: Church (Christian); Church Hall

LOCAL GOVERNMENT AREA: **Description:** City of Mount Gambier

LOCATION: **Street No.:** 17-19
Street Name: Penola Road
Town/Suburb: Mount Gambier
Post Code: 5290
Region No.:
Region Name:

LAND DESCRIPTION: **Title Type:** Certificate
Volume: 4003
Folio: 838-40
Lot No.: Pt 48
Section: 1101
Hundred:

AMG REFERENCE: **Zone:** 54
Northing: 5813459
Easting: 480767
Map Sheet No.: 7022
Map Scale: 1:100,000

OWNER *: **Name:**
Address:
Town/Suburb:
Post Code:

PHOTOGRAPH: **Film No.:** Digital

NAME: Wesley Uniting Church & Hall

PLACE NO.: 13857



Views of the Wesley Uniting Church

NAME: Wesley Uniting Church & Hall

PLACE NO.: 13857



Current view of Wesley Hall



Circa 1900 view of Wesley Hall
(Source: SLSA B 16393/16)

NAME: St Paul's Roman Catholic Church & Convent of Mercy **PLACE NO.:** 12812

Address: 20 Penola Road, Mount Gambier

ASSESSMENT OF HERITAGE VALUE:

This Church was dedicated in 1885 and the design of the building was by Michael McMullen, a notable Adelaide architect. It sits at the centre of a complex of Church buildings including the Convent, School Hall and the Church gate and wall on Penola Road. It is a solid Gothic construction with a square crenellated tower constructed of pink dolomite with grey limestone plinth and dressings. The buttresses are stepped and the fascia is embellished with various forms of carved limestone motifs. There is a later rough faced dolomite extension to the north side which does not form part of this listing. It is assumed that the square tower would have had a spire as part of its original design.

There is also a significant pair of Church entrance gates off Penola Road constructed in limestone which mark the access for the entrance to the Church.

St Paul's Catholic Church is a registered place on the Register of the National Estate (ID No: 8172).

The Convent of Mercy is a large institutional building constructed of face pink dolomite to the front elevation with rear elevations of dressed Mount Gambier limestone.

The Sisters of Mercy first opened a Convent in Commercial Street East in Mount Gambier and this Convent was completed in 1908 to the design of Thomas Hall, prominent Architect in the South East. The building has been converted to office facilities as the Convent closed in 1986. A new entrance has been constructed along Penola Road to allow vehicle access and car parking is being formed to the north and south sides of the building.

Statement of Heritage Value:

Constructed in 1884-85 St Paul's Roman Catholic Church designed by Michael McMullen Architect of Adelaide is representative of the growth of the Roman Catholic community within Mount Gambier and the surrounding district. It is a major landmark within the city and is the centre of a major group of buildings associated with the Catholic Church. It forms part of a significant group of State Heritage Registered buildings at this point on the rise of Penola Road.

The former Convent of Mercy is a large institutional structure designed by Thomas Hall and completed in 1908. It represents the extension of facilities for religious orders in Mount Gambier at the turn of the Century. It forms part of a significant group of State Heritage Registered buildings at this point on the rise of Penola Road.

Relevant Criteria (Under Section 16 of the Heritage Act 1993):

- (a) *It demonstrates important aspects of the evolution or pattern of the State's history:* St Paul's Roman Catholic Church and Convent of Mercy are indicative of the relative importance of the Catholic Church in the South East of South Australia during the 1870s and 1880s.
- (d) *It is an outstanding representative of a particular class of places of cultural significance:* As part of the Catholic Church complex, the Church and Convent contribute to a unique group of religious buildings in a religious landscape.
- (f) *It has strong cultural or spiritual associations for the community or a group within it:* The Church and associated Presbytery and Convent represent the significant role of the Catholic Church in religious and educational activities within the Mount Gambier community.

RECOMMENDATION:

It is recommended that St Paul's Roman Catholic Church and the Convent of Mercy at 20 Penola Road, Mount Gambier remain as an entry in the State Heritage Register.

NAME: *St Paul's Roman Catholic Church & Convent of Mercy* **PLACE NO.:** 12812

SITE RECORD:

FORMER NAME: *St Paul's Catholic Church; Convent of Mercy*

DESCRIPTION OF PLACE: *Stone Church building; two storey stone building*

DATE OF COMPLETION: *1884-85; 1908*

REGISTER STATUS: **Description:** *Confirmed*
Date: *29 June 1989*

CURRENT USE: **Description:** *Church; Offices*
Dates: *1884-85 - present; 1986 onward*

PREVIOUS USE(S): **Description:** *Convent*
Dates: *1908-1986*

ARCHITECT: **Name:** *Michael McMullen; Thomas Hall*
Dates: *1884; 1908*

BUILDER: **Name:**
Dates:

SUBJECT INDEXING: **Group:** *Religion*
Category: *Church, Convent*

LOCAL GOVERNMENT AREA: **Description:** *City of Mount Gambier*

LOCATION: **Street No.:** *20*
Street Name: *Penola Road*
Town/Suburb: *Mount Gambier*
Post Code: *5290*
Region No.:
Region Name:

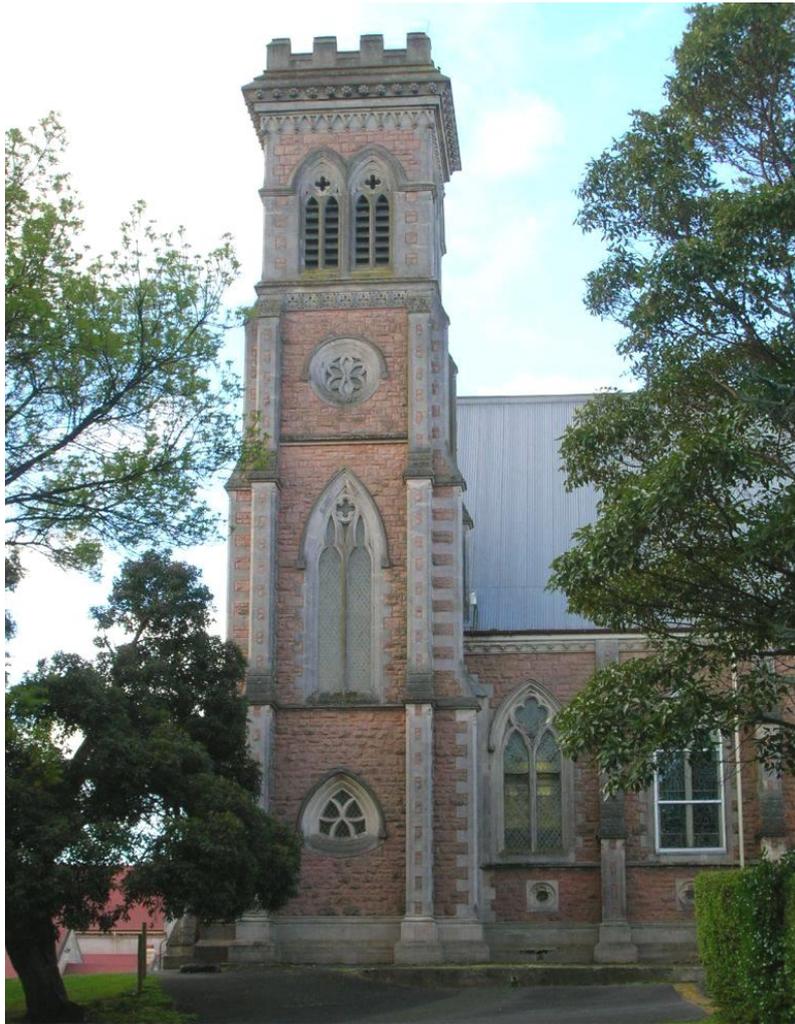
LAND DESCRIPTION: **Title Type:** *Certificate*
Volume: *3854*
Folio: *91*
Lot No.: *55-57, 74-78, Pt 61-63, 64-70*
Section: *1102*
Hundred:

AMG REFERENCE: **Zone:** *54*
Northing: *5813365*
Easting: *480879*
Map Sheet No.: *7022*
Map Scale: *1:100,000*

OWNER *: **Name:**
Address:
Town/Suburb:
Post Code:

PHOTOGRAPH: **Film No.:** *Digital*

NAME: St Paul's Roman Catholic Church & Convent of Mercy **PLACE NO.:** 12812



Views of St Paul's Catholic Church

NAME: St Paul's Roman Catholic Church & Convent of Mercy **PLACE NO.:** 12812



Views of the Convent of Mercy

NAME: St Paul's Roman Catholic Church & Convent of Mercy **PLACE NO.:** 12812



View of Church in c1885
(Source: SLSA B45508)



View of Church and Convent in 1916
(Source: SLSA B46433)

NAME: St Paul's Roman Catholic Church & Convent of Mercy **PLACE NO.:** 12812



Interior view of St Paul's Roman Catholic Church in 1886
(Source: SLSA B9054)



Convent of Mercy pupils, 1912
(Source: SLSA B1990)

NAME: St Paul's Roman Catholic Church Presbytery

PLACE NO.: 14726

Address: 20 Penola Road, Mount Gambier

ASSESSMENT OF HERITAGE VALUE:

The Presbytery was constructed in 1901 once the building costs of St Paul's Church adjacent were repaid. It replaced an earlier residence in Crouch Street South used by the priests and forms an important part of the Catholic Church complex. It was designed by Thomas Hall Architect, who also later designed the Convent of Mercy. It is a single storey villa residence constructed of face dolomite with limestone dressings and embellished with cast iron balustrades and frieze to the return verandah which encircles the front sections of the house.

The interior of the Presbytery has large impressive rooms retaining original varnished and grained joinery, plaster cornices and ceiling roses.

Statement of Heritage Value:

The Presbytery represents the significant role of the Catholic Church in religions and educational activities in the district. It also forms a significant part of the complex of Roman Catholic buildings in the centre of Mount Gambier, similar in scale to the civic buildings along Commercial Street.

Relevant Criteria (Under Section 16 of the Heritage Act 1993):

- (d) *It is an outstanding representative of a particular class of places of cultural significance:*
As part of the Catholic Church complex, the Presbytery contributes to a unique group of religions buildings in a religious landscape.
 - (f) *It has strong cultural or spiritual associations for the community or a group within it:* The Presbytery and associated Church and Convent represent the significant role of the Catholic Church in religious and educational activities within the Mount Gambier community.
-

RECOMMENDATION:

It is recommended that the Catholic Presbytery at 20 Penola Road, Mount Gambier remain as an entry in the State Heritage Register.

NAME: *St Paul's Roman Catholic Church Presbytery*

PLACE NO.: 14726

SITE RECORD:

FORMER NAME: *Catholic Presbytery*

DESCRIPTION OF PLACE: *Stone villa*

DATE OF COMPLETION: *1901*

REGISTER STATUS: **Description:** *Confirmed*
Date: *10 August 1995*

CURRENT USE: **Description:** *Residential*
Dates: *1901 - present*

PREVIOUS USE(S): **Description:**
Dates:

ARCHITECT: **Name:** *Thomas Hall*
Dates: *1901*

BUILDER: **Name:**
Dates:

SUBJECT INDEXING: **Group:** *Religion*
Category: *Presbytery*

LOCAL GOVERNMENT AREA: **Description:** *City of Mount Gambier*

LOCATION: **Street No.:** *20*
Street Name: *Penola Road*
Town/Suburb: *Mount Gambier*
Post Code: *5290*
Region No.:
Region Name:

LAND DESCRIPTION: **Title Type:** *Certificate*
Volume: *3854*
Folio: *91*
Lot No.: *55-57, 74-78, Pt 61-63, 64-70*
Section: *1102*
Hundred:

AMG REFERENCE: **Zone:** *54*
Northing: *5813307*
Easting: *480894*
Map Sheet No.: *7022*
Map Scale: *1:100,000*

OWNER *: **Name:**
Address:
Town/Suburb:
Post Code:

PHOTOGRAPH: **Film No.:** *Digital*

NAME: St Paul's Roman Catholic Church Presbytery

PLACE NO.: 14726



Views of the Catholic Presbytery

NAME: *Restaurant (former Commercial Flour and Oat Mills)* **PLACE NO.:** 10959

Address: *7 Percy Street, Mount Gambier*

ASSESSMENT OF HERITAGE VALUE:

This complex of mill buildings was begun in 1867 by a notable miller Thomas Henry Williams who also constructed other mills in Mount Gambier. The building cost approximately £1,000 and had an internal area of 65 feet x 75 feet capable of storing 15,000 bushels of wheat. After changing hands, new machinery was installed in 1892 and 1893 including new roller machinery which meant the original mill stones were discarded. The name and business changed in 1898 to the Commercial Roller Flour Mill and the Mill was doubled in size to include the Oatmeal Factory. The building continued to function as a flour and oatmeal mill and celebrated its centenary in 1967. Operations ceased in 1975 and parts of it have been used for retail and restaurant purposes since 1984.

A later limestone building designed in simple warehouse form has recently been constructed as a cinema complex. It fills the courtyard which was originally open as a delivery area. The original section of the mill complex facing Percy Street retains excellent limestone detailing to its upper level, while the rear of the building is of more utilitarian warehouse form.

Statement of Heritage Value:

This large mill complex represents the important role of milling and is indicative of the importance of Mount Gambier as a milling centre for the whole of the South East region of South Australia during the 1870s to 1900s. Both oats and wheat were milled here during that period. It is one of three mills established in Mount Gambier by the significant mill owner, Thomas Henry Williams. Established in 1867 with extensions in 1898 and 1901, the mill complex has evolved over more than a century of use.

Relevant Criteria (Under Section 16 of the Heritage Act 1993):

- (a) *It demonstrates important aspects of the evolution or pattern of the State's history.* The former Commercial Flour Mill complex is indicative of the development of agricultural activities in the South East of the State from the early years of settlement. It was constructed in the early twentieth century and represents the continued expansion of the processing of agricultural products throughout the South East.

- (g) *It has special association with the life or work of a person or organisation, or an event of historical importance.* The former Flour Mill complex is associated with Thomas Henry Williams, a noted Mill owner in the South East and also in Port Adelaide during the mid to late nineteenth century.

RECOMMENDATION:

It is recommended that the former Commercial Flour and Oat Mills at 7 Percy Street, Mount Gambier remain as an entry in the State Heritage Register.

NAME: *Restaurant (former Commercial Flour and Oat Mills)* **PLACE NO.:** 10959

SITE RECORD:

FORMER NAME: *Commercial Oat Mills*

DESCRIPTION OF PLACE: *Stone mill building*

DATE OF COMPLETION: *1867-1898*

REGISTER STATUS: **Description:** *Confirmed*
Date: *24 March 1983*

CURRENT USE: **Description:** *Retail and restaurant/entertainment*
Dates: *1984 - present*

PREVIOUS USE(S): **Description:** *Flour and Oat Mill*
Dates: *1867 - 1975*

ARCHITECT: **Name:**
Dates:

BUILDER: **Name:**
Dates:

SUBJECT INDEXING: **Group:** *Commerce (retail and wholesale)*
Manufacturing and processing
Category: *Restaurant*
Flour Mill

LOCAL GOVERNMENT AREA: **Description:** *City of Mount Gambier*

LOCATION: **Street No.:** *7*
Street Name: *Percy*
Town/Suburb: *Mount Gambier*
Post Code: *5290*
Region No.:
Region Name:

LAND DESCRIPTION: **Title Type:** *Certificate*
Volume: *4296*
Folio: *460*
Lot No.: *80*
Section: *1102*
Hundred:

AMG REFERENCE: **Zone:** *54*
Northing: *5813201*
Easting: *480932*
Map Sheet No.: *7022*
Map Scale: *1:100,000*

OWNER *: **Name:**
Address:
Town/Suburb:
Post Code:

PHOTOGRAPH: **Film No.:** *Digital*

NAME: Restaurant (former Commercial Flour and Oat Mills) **PLACE NO.:** 10959



Views of former Commercial Mills

NAME: *Restaurant (former Commercial Flour and Oat Mills)* **PLACE NO.:** 10959



View of Commercial Mills, 1912
(Source: Les Hill Collection)

NAME: Stables, Christ Church Rectory

PLACE NO.: 13851

Address: 27 Power Street, Mount Gambier

ASSESSMENT OF HERITAGE VALUE:

A small two level limestone building which served as the stables to the Rectory constructed in 1864. The building was probably designed by W T Gore, who was the designer of the house. The Power Street elevation of the building is currently obscured by thick, damaging ivy, which should be carefully removed to prevent damage to the stonework of the building and its associated wall along Power Street.

The rectory has been recommended as a local heritage place.

The Stables at Christ Church Rectory is a registered place on the Register of the National Estate (ID No: 8171).

Statement of Heritage Value:

These small stables are associated with the Church of England Rectory which is a Local Heritage Place. They are indicative of service buildings associated with large residences in the 1860s.

Relevant Criteria (Under Section 16 of the Heritage Act 1993):

- (b) *It has rare, uncommon or endangered qualities that are of cultural significance.* The stables associated with the Church of England Rectory are a good example of a now rare building type, stables associated with relatively modest but substantial dwellings. Most stables which remain are associated with major residences.
-

RECOMMENDATION:

It is recommended that these Stables at 27 Power Street, Mount Gambier be incorporated into the listing of the Rectory as a Local Heritage Place and removed from the State Heritage Register as a separate entry (discuss with Richard Woods).

NAME: *Stables, Christ Church Rectory*

PLACE NO.: 13851

SITE RECORD:

FORMER NAME:

DESCRIPTION OF PLACE: *Two level limestone outbuilding*

DATE OF COMPLETION: *1864*

REGISTER STATUS: **Description:** *Confirmed*
Date: *29 June 1989*

CURRENT USE: **Description:**
Dates:

PREVIOUS USE(S): **Description:**
Dates:

ARCHITECT: **Name:** *W T Gore*
Dates: *1864*

BUILDER: **Name:**
Dates:

SUBJECT INDEXING: **Group:** *Residential*
Category: *Stables [Residential]*

LOCAL GOVERNMENT AREA: **Description:** *City of Mount Gambier*

LOCATION: **Street No.:** *27*
Street Name: *Power Street*
Town/Suburb: *Mount Gambier*
Post Code: *5290*
Region No.:
Region Name:

LAND DESCRIPTION: **Title Type:** *Certificate*
Volume: *5142*
Folio: *716*
Lot No.: *2*
Section: *A54*
Hundred:

AMG REFERENCE: **Zone:** *54*
Northing: *5812271*
Easting: *480197*
Map Sheet No.: *7022*
Map Scale: *1:100,000*

OWNER *: **Name:**
Address:
Town/Suburb:
Post Code:

PHOTOGRAPH: **Film No.:** *Digital*

NAME: Stables, Christ Church Rectory

PLACE NO.: 13851



Views of Stables

NAME: Tenison Woods College (fmr Moorak Homestead) **PLACE NO.:** 13898

Address: 105 Shepherdson Road, Mount Gambier

ASSESSMENT OF HERITAGE VALUE:

This school is centred on an early homestead first constructed in 1847 by William Mitchell, who purchased part of Evelyn Sturt's Compton run and called it Mount Gambier Station. The small homestead has been added to with subsequent owners and in 1911 much of the run was cut up for closer settlement. In 1929 the Roman Catholic Church bought the house and 17 hectares of land and the school began to operate on a small scale in 1931. The homestead is a large single storey building constructed of rock face dolomite with limestone dressings and plinths. It now presents an 1890s character due to a large number of additions and alterations. The school canteen is housed in the earliest building remaining on site which probably dates from the 1840s or 1850s

Statement of Heritage Value:

A school which is based on an important homestead associated with one of the earliest pastoral properties around Mount Gambier. The main residence has been altered and extended since it was first constructed in 1847, but the canteen building retains its early form and materials.

Relevant Criteria (Under Section 16 of the Heritage Act 1993):

- (a) *It demonstrates important aspects of the evolution or pattern of the State's history.* The central building of this College, the former Moorak Homestead, is indicative of the initial settlement of the area around Mount Gambier and reflects the broader settlement pattern of agricultural runs. It also reflects the establishment of educational facilities in rural areas by adapting earlier buildings to these new uses as the agricultural settlement patterns changed. The canteen building is indicative of early small scale structures of the 1840s and 1850s.
-

RECOMMENDATION:

It is recommended that Tenison Woods College (former Moorak Homestead) at 105 Shepherdson Road, Mount Gambier remain as an entry in the State Heritage Register.

It is also recommended that the early building now used as the school canteen should be included in the listing.

NAME: *Tenison Woods College (fmr Moorak Homestead)* **PLACE NO.:** 13898

SITE RECORD:

FORMER NAME: *Moorak Homestead*

DESCRIPTION OF PLACE: *Single storey stone building*

DATE OF COMPLETION: *1847*

REGISTER STATUS: **Description:** *Confirmed*
 Date: *29 June 1989*

CURRENT USE: **Description:** *School*
 Dates: *1931 - present*

PREVIOUS USE(S): **Description:** *Residential*
 Dates: *1847 - 1929*

ARCHITECT: **Name:** *Unknown*
 Dates:

BUILDER: **Name:**
 Dates:

SUBJECT INDEXING: **Group:** *Education*
 Farming & grazing
 Category: *Secondary School*
 Homestead

LOCAL GOVERNMENT AREA: **Description:** *City of Mount Gambier*

LOCATION: **Street No.:** *105*
 Street Name: *Shepherdson Road*
 Town/Suburb: *Mount Gambier*
 Post Code: *5290*
 Region No.:
 Region Name:

LAND DESCRIPTION: **Title Type:** *Certificate*
 Volume: *1014*
 Folio: *88*
 Lot No.:
 Section: *853*
 Hundred:

AMG REFERENCE: **Zone:** *54*
 Northing: *5812913*
 Easting: *478421*
 Map Sheet No.: *7022*
 Map Scale: *1:100,000*

OWNER *: **Name:**
 Address:
 Town/Suburb:
 Post Code:

PHOTOGRAPH: **Film No.:** *Digital*

NAME: Tenison Woods College (fmr Moorak Homestead) **PLACE NO.:** 13898



Views of Tenison Woods College



Early view of current Tenison Woods College (Source: Les Hill Collection)

NAME: Tenison Woods College (fmr Moorak Homestead) **PLACE NO.:** 13898



Current Views of Tenison Woods College Canteen
(Visible in rhs of early photo above)

NAME: Former Mount Gambier Fire Station

PLACE NO.: 14723

Address: 40A Sturt Street, Mount Gambier

ASSESSMENT OF HERITAGE VALUE:

The Fire Station was constructed in 1955 and remains as a intact example of a mid 1950s utilitarian purpose built service building. It has recently undergone adaptation to office use and a new transparent entrance of rhomboidal form has been added to the front. This does not impact on the original 1950s fabric of the building as it does not touch it in any substantial place except the entry where the later roller door has been removed.

Statement of Heritage Value:

This fire station, constructed in 1955, is an unusual and intact excellent example of a mid 1950s utilitarian purpose built service building in Mount Gambier. The building is representative of Post War functionalist architecture on a minor scale, and was the basis of the prototype for a number of new regional fire stations. It demonstrates the provision and upgrading of public utilities including emergency services to local communities throughout the State after World War Two.

Relevant Criteria (Under Section 16 of the Heritage Act 1993):

- (a) *It demonstrates important aspects of the evolution or pattern of the State's history;* The Mount Gambier Fire Station demonstrates the provision and upgrading of public services in rural areas after World War Two.

 - (e) *It demonstrates a high degree of creative, aesthetic or technical accomplishment or is an outstanding representative of particular construction techniques or design characteristics:* The Mount Gambier Fire Station, constructed in 1955 is representative of post-war functionalist architecture on a minor scale, as designed for country areas. It is the work of Adelaide architects Glover and Pointer.
-

RECOMMENDATION:

It is recommended that the Fire Station at 40A Sturt Street, Mount Gambier remain as an entry in the State Heritage Register.

NAME: *Former Mount Gambier Fire Station*

PLACE NO.: 14723

SITE RECORD:

FORMER NAME: *Fire Station*

DESCRIPTION OF PLACE: *Stone service building*

DATE OF COMPLETION: *1955*

REGISTER STATUS: **Description:** *Confirmed*
Date: *14 December 2005*

CURRENT USE: **Description:** *Consulting Rooms*
Dates: *2 September 2003*

PREVIOUS USE(S): **Description:** *Fire Station*
Dates: *Construction - 1999-2000*

ARCHITECT: **Name:** *Glover and Pointer*
Dates: *1955*

BUILDER: **Name:**
Dates:

SUBJECT INDEXING: **Group:** *Utilities*
Category: *Fire Station*

LOCAL GOVERNMENT AREA: **Description:** *City of Mount Gambier*

LOCATION: **Street No.:** *40a*
Street Name: *Sturt Street*
Town/Suburb: *Mount Gambier*
Post Code: *5290*
Region No.:
Region Name:

LAND DESCRIPTION: **Title Type:** *Certificate*
Volume:
Folio:
Lot No.:
Section: *1103*
Hundred:

AMG REFERENCE: **Zone:** *54*
Northing: *5812775*
Easting: *481025*
Map Sheet No.: *7022*
Map Scale: *1:100,000*

OWNER *: **Name:**
Address:
Town/Suburb:
Post Code:

PHOTOGRAPH: **Film No.:** *Digital*

NAME: Former Mount Gambier Fire Station

PLACE NO.: 14723



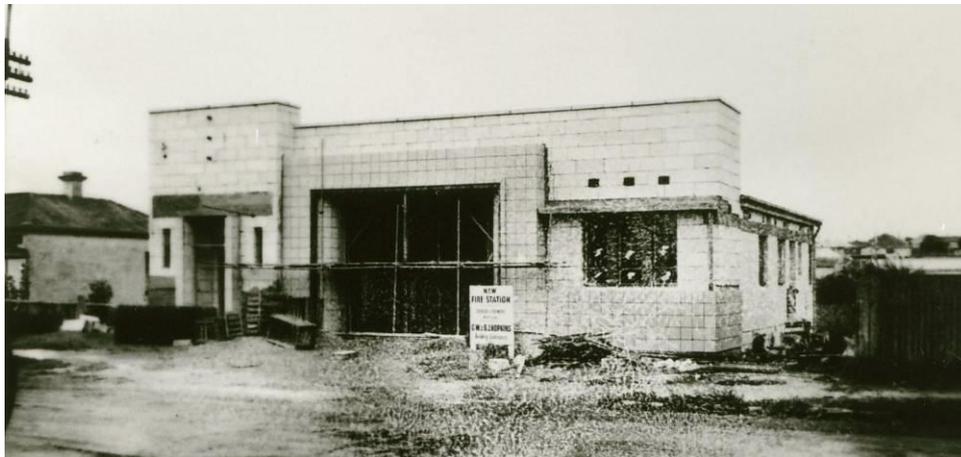
Views of former Mount Gambier Fire Station

NAME: Former Mount Gambier Fire Station

PLACE NO.: 14723



Mount Gambier Volunteer Fire Brigade (members and equipment) formed and organised by Mr. G. Ehret in 1882. Mr. Ehret 7th from left, 1895 (Source: SLSAS B13454)



Mount Gambier Fire Station under construction, 1956 (Source: Les Hill Collection)



Mount Gambier Fire Station recently completed, 1956 (Source: Les Hill Collection)

NAME: House (Mia Mia)

PLACE NO.: 13894

Address: 2 Wehl Street South, Mount Gambier

ASSESSMENT OF HERITAGE VALUE:

This house was constructed in the 1860s for Dr J D E Wehl as a two storey residence with dormer windows to the upper level and a projecting verandah with solid ends. There is a projecting bay to the northern side. The upper openings retain multi pane casement windows and the lower openings are French doors either side of the entrance door. The house is now in private ownership after having been used as a school and guest house.

The house is constructed of limestone and a large proportion of the walls are now painted. It has been re-roofed, but retains finials to all gable ends.

Statement of Heritage Value:

This large house was constructed in 1866 and is representative of the consolidation of the residential areas of Mount Gambier during the 1860s and early 1870s and is indicative of the growth of settlement in the South East at this time. It is an unusual and significant example of an 1860s residence.

Relevant Criteria (Under Section 16 of the Heritage Act 1993):

- (d) *It is an outstanding representative of a particular class of places of cultural significance.*
Mia Mia is an excellent example of a substantial mid 1860s residence constructed in a rural area during a period of significant development of the country areas of South Australia.
-

RECOMMENDATION:

It is recommended that the house Mia Mia at 2 Wehl Street South, Mount Gambier remain as an entry in the State Heritage Register.

NAME: *House (Mia Mia)*

PLACE NO.: 13894

SITE RECORD:

FORMER NAME: *Mia Mia*

DESCRIPTION OF PLACE: *Two storey limestone residence*

DATE OF COMPLETION: *1849*

REGISTER STATUS: **Description:** *Confirmed*
Date: *29 June 1989*

CURRENT USE: **Description:** *Residential*
Dates:

PREVIOUS USE(S): **Description:** *School, Guest House*
Dates:

ARCHITECT: **Name:** *Unknown*
Dates:

BUILDER: **Name:**
Dates:

SUBJECT INDEXING: **Group:** *Residential*
Category: *House*

LOCAL GOVERNMENT AREA: **Description:** *City of Mount Gambier*

LOCATION: **Street No.:** *2*
Street Name: *Wehl Street South*
Town/Suburb: *Mount Gambier*
Post Code: *5290*
Region No.:
Region Name:

LAND DESCRIPTION: **Title Type:** *Certificate*
Volume: *5198*
Folio: *635*
Lot No.: *4*
Section: *10*
Hundred:

AMG REFERENCE: **Zone:** *54*
Northing: *5813381*
Easting: *480094*
Map Sheet No.: *7022*
Map Scale: *1:100,000*

OWNER *: **Name:**
Address:
Town/Suburb:
Post Code:

PHOTOGRAPH: **Film No.:** *Digital*

NAME: *House (Mia Mia)*

PLACE NO.: 13894



View of Mia Mia

NAME: *Theatre (former Mount Gambier Infant School)* **PLACE NO.:** 11772

Address: *7 Wehl Street South, Mount Gambier*

ASSESSMENT OF HERITAGE VALUE:

This school was constructed in 1877 of grey limestone base and upper walls of dolomite with dressed limestone quoining to the doors, windows and entrance porches. The school was upgraded to a TAFE college after 1956 and then used a theatre associated with the TAFE college.

Statement of Heritage Value:

This former school building was constructed in 1877 and represents the consolidation of Government facilities and services within the Mount Gambier district and the spread of the State education system replacing the previously privately organised facilities.

Relevant Criteria (Under Section 16 of the Heritage Act 1993):

- (a) *It demonstrates important aspects of the evolution or pattern of the State's history.* This school constructed in 1877 after the passing of the *Education Act*, represents the expansion of the State education system into country areas and the provision of formal facilities for the development of education in country towns during the 1870s.
 - (d) *It is an outstanding representative of a particular class of places of cultural significance.* The former Mount Gambier Infant School is an excellent example of the model schools constructed throughout South Australia in the late 1870s and early 1880s. The original tower element has been removed
-

RECOMMENDATION:

It is recommended that the former School at 7 Wehl Street South, Mount Gambier remain as an entry in the State Heritage Register.

NAME: *Theatre (former Mount Gambier Infant School)* **PLACE NO.:** 11772

SITE RECORD:

FORMER NAME: *Mount Gambier Infant School*

DESCRIPTION OF PLACE: *Limestone school building*

DATE OF COMPLETION: *1877*

REGISTER STATUS: **Description:** *Confirmed*
 Date: *19 May 1988*

CURRENT USE: **Description:** *Theatre*
 Dates:

PREVIOUS USE(S): **Description:** *School*
 Dates: *Construction - 1877*

ARCHITECT: **Name:** *George T Light*
 Dates:

BUILDER: **Name:** *T Haig*
 Dates:

SUBJECT INDEXING: **Group:** *Education*
 Category: *Primary School*

LOCAL GOVERNMENT AREA: **Description:** *City of Mount Gambier*

LOCATION: **Street No.:** *7*
 Street Name: *Wehl Street South*
 Town/Suburb: *Mount Gambier*
 Post Code: *5290*
 Region No.:
 Region Name:

LAND DESCRIPTION: **Title Type:** *Certificate*
 Volume: *4089*
 Folio: *552*
 Lot No.: *1*
 Section: *1100*
 Hundred:

AMG REFERENCE: **Zone:** *54*
 Northing: *5813261*
 Easting: *480115*
 Map Sheet No.: *7022*
 Map Scale: *1:100,000*

OWNER *: **Name:**
 Address:
 Town/Suburb:
 Post Code:

PHOTOGRAPH: **Film No.:** *Digital*

NAME: Theatre (former Mount Gambier Infant School)

PLACE NO.: 11772



Views of former School

NAME: Theatre (former Mount Gambier Infant School)

PLACE NO.: 11772



View of school in 1910



View of school in 1913

(Source of early photos on this page: Les Hill Collection)

NAME: *Former Mount Gambier Gaol*

PLACE NO.: 10234

Address: *45 Wehl Street South, Mount Gambier*

ASSESSMENT OF HERITAGE VALUE:

The Mount Gambier Gaol was completed in 1866 and was the first gaol in the Mount Gambier area. Plans were drawn up by the Colonial Architect's Office and the outside walls enclosed more than an acre of ground.

Extensive conservation work has been undertaken on this building since its decommissioning as a gaol, and the paint has been removed from the stone and the stone work tuck-pointed. The later cells have been converted to backpackers accommodation, but the original internal courtyard is intact.

The former Mount Gambier Gaol is a registered place on the Register of the National Estate (ID No: 8179).

Statement of Heritage Value:

This Gaol building represents the consolidation of Government facilities and services within the Mount Gambier district and the spread of law and order to these newly settled areas. The building was completed in 1866.

Relevant Criteria (Under Section 16 of the Heritage Act 1993):

- (a) *It demonstrates important aspects of the evolution or pattern of the State's history.* The Mount Gambier Gaol is indicative of the development of the judicial and penal system throughout the whole of the State of South Australia during the 1860s and is an excellent example of the type of building required for the detention of criminals in newly settled areas.
-

RECOMMENDATION:

It is recommended that the former Mount Gambier Gaol at 45 Wehl Street South, Mount Gambier remain as an entry in the State Heritage Register.

NAME: *Former Mount Gambier Gaol*

PLACE NO.: 10234

SITE RECORD:

FORMER NAME: *Mount Gambier Gaol*

DESCRIPTION OF PLACE: *Large single storey stone structure*

DATE OF COMPLETION: *1866*

REGISTER STATUS: **Description:** *Confirmed*
Date: *24 July 1980*

CURRENT USE: **Description:** *Backpacker accommodation*
Dates:

PREVIOUS USE(S): **Description:** *Gaol*
Dates:

ARCHITECT: **Name:** *Colonial Architect, William Hanson*
Dates:

BUILDER: **Name:** *J Goss, W Allison & Potter*
Dates:

SUBJECT INDEXING: **Group:** *Law & enforcement*
Category: *Gaol*

LOCAL GOVERNMENT AREA: **Description:** *City of Mount Gambier*

LOCATION: **Street No.:** *45*
Street Name: *Wehl Street South*
Town/Suburb: *Mount Gambier*
Post Code: *5290*
Region No.:
Region Name:

LAND DESCRIPTION: **Title Type:** *Certificate*
Volume: *985*
Folio: *30*
Lot No.:
Section: *1100*
Hundred:

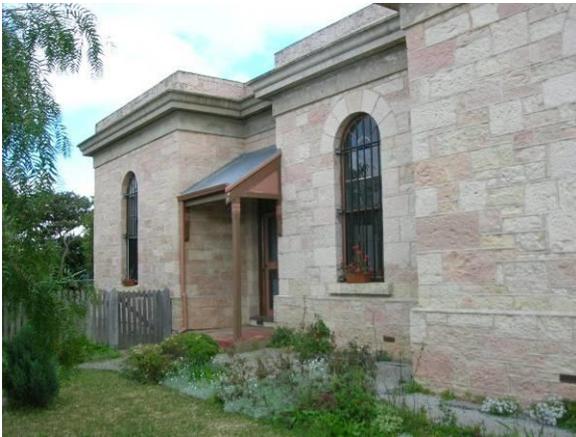
AMG REFERENCE: **Zone:** *54*
Northing: *5812761*
Easting: *480039*
Map Sheet No.: *7022*
Map Scale: *1:100,000*

OWNER *: **Name:**
Address:
Town/Suburb:
Post Code:

PHOTOGRAPH: **Film No.:** *Digital*

NAME: Former Mount Gambier Gaol

PLACE NO.: 10234



Views of the former Mount Gambier Gaol

5.0 HERITAGE ASSESSMENT REPORTS: PLACES OF LOCAL HERITAGE VALUE

The criteria for assessment noted on each assessment sheet are those included in Section 23(4) of the Development Act , 1993 which provides that a place may be designated as a place of local heritage value if:

- (a) it displays historical, economic or social themes that are of importance to the local area; or
- (b) it represents customs or ways of life that are characteristic of the local area; or
- (c) it has played an important part in the lives of local residents; or
- (d) it displays aesthetic merit, design characteristics or construction techniques of significance to the local area; or
- (e) it is associated with a notable local personality or event; or
- (f) it is a notable landmark in the area.
- (g) in the case of a tree - it is of special historical or social significance or importance within the local area.

See volume 2 of this report for individual Building Data Sheets.

5.1 Existing Local Heritage Places

5.1.1 Schedule of Local Heritage Places within Local Heritage Policy Areas

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
<p>• Bay Road Local Heritage Policy Area</p>			
House & fence, 44 Bay Road, Mount Gambier	External form, original materials & architectural detail of 1911 residence including dolomite & limestone walls, original timber window & door joinery & window hood, timber frieze & bracketing to return verandah, strapping & rough render to gable end details, & tapered limestone chimneys now painted. The listing includes the original (now painted) limestone fence.	1114/165 a, d	
House, 52 Bay Road, Mount Gambier	External form, original materials & architectural detail of 1902 residence including face dolomite & dressed limestone walls, original timber window & door joinery, return convex verandah roof form & stone chimneys.	4242/602 a, d, e	
House, 55 Bay Road, Mount Gambier	External form, original materials & architectural detail of 1902 residence including face stone walls & window & door dressings, timber window & door joinery, slate steps & paving to verandah, projecting eaves & timber cross strutting & finial to front gable, & moulded chimneys. Later roof tiles not included.	2573/61 a, d, e	
House, 58-60 Bay Road, Mount Gambier	External form, original materials & architectural detail of 1876 residence including stone walls & window & door dressings, & timber window & door joinery. The mature Holly Oak (<i>Quercus illex</i>) at the front of the house was cut down in 2007	4033/401 a, d, e	

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
House & fence, 64 Bay Road, Mount Gambier	External form, original materials & architectural detail of 1871 residence including triple gable form front elevation, arch headed window openings, timber window & door joinery, & moulded chimneys. The later projecting central verandah element & recent rear extension do not form part of the listing. The limestone fence is included in the listing.	5126/382 a, d, e, f	
House, 65 Bay Road, Mount Gambier	External form, original materials & architectural detail of 1912 residence including face stone & dressed stone walls & window & door dressings, timber window & door joinery, return verandah form, timber detailing & original cast iron trim, over-sailing gable eaves with strapped gable infill. Later side & rear additions & roof tiling are not included in listing. Large multi-trunked mature tree in front garden is notable	914/64 a, d	
House, 66 Bay Road, Mount Gambier	External form, original materials & architectural detail of 1877 residence including arcaded & parapeted front elevation, stone walls, window & door openings & arch opening details, stone moulded chimneys, concave verandah form to north side of residence.	4034/810 a, d, e	
House, 68 Bay Road, Mount Gambier	External form, original materials & architectural detail of 1949 residence including stone ashlar block walls, curved glass corner windows, glass block windows to stair hall, timber & metal framed window & door joinery, flat roof & timber lined eaves. Mature garden setting is notable.	3810/138 a, d, e	

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
House, 79 Bay Road, Mount Gambier	External form, original materials & architectural detail of 1904 residence including face stone & dressed stone walls, convex return verandah form, turreted square side entrance element, moulded chimneys, & timber window & door joinery.	4035/424 a, d, e	
House, 81 Bay Road, Mount Gambier	External form, original materials & architectural detail of 1915 to 1916 residence including face dolomite & dressed limestone wall surfaces, strapped gable ends, timber fretwork, bracketing & struts to verandah, & moulded stone chimneys. The later side extension & roof tiles do not form part of the listing.	1003/22, 1352/71 a, d, e	
House, 83 Bay Road, Mount Gambier	External form, original materials & architectural detail of 1915 to 1916 residence including face dolomite & dressed limestone wall surfaces, strapped gable ends, timber fretwork, bracketing & struts to verandah, timber & metal window hood & moulded stone chimneys.	1108/79 a, d, e	
House, 89 Bay Road, Mount Gambier	External form, original materials & architectural detail of c1907 residence including face dolomite & dressed limestone walls & window & door dressings, timber window & door joinery, limestone element in gable end, slate steps & slate paved verandah, & convex verandah form (new verandah structure not included). Mature Norfolk Island Pine (<i>Araucaria heterophylla</i>) is notable.	5211/458 a, d, f	

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
House, 91 Bay Road, Mount Gambier	External form, original materials & architectural detail of 1919 residence including stone walls & stone verandah pillar elements, gable wings with projecting eaves & strapped gable ends, timber window & door joinery, & substantial chimneys with projecting elements.	4019/799 a, d, e, f	
House, 27 Ferrers Street, Mount Gambier	External form, original materials & architectural detail of 1910 residence including face dolomite & dressed limestone walls, window & door dressings, timber window & door joinery, strapped gable infill, stone chimneys, convex return verandah form, & slate verandah steps. Conifer trees are notable.	5284/196 a, d	
House, 29 Ferrers Street, Mount Gambier	External form, original materials & architectural detail of 1910 residence including face dolomite dressed limestone walls, strapped gable ends, tall moulded stone chimneys, timber window joinery, & expansive roof/verandah form.	5284/196 a, d	
House, 17 O'Halloran Terrace, Mount Gambier	External form, original materials & architectural detail of 1876 residence including face dolomite & face limestone walls, projecting segmental bay window to front wing, concave verandah form, timber window & door joinery, moulded chimneys, & slate verandah steps & slate paving. Mature Ash (<i>Fraxinus sp</i>) is notable.	4164/664 a, d, e	

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
House, 14 Power Street, Mount Gambier	External form, original materials & architectural detail of 1887 residence including face dolomite & limestone walls, detailed window & gable dressings to front projecting bay, convex verandah form, slate verandah steps & paving, & moulded stone chimneys.	5078/725 a, d	
House, 27 Power Street, Mount Gambier	External form, original materials & architectural detail of 1867 residence including two storey stone walls, quoining, window & door dressings, convex verandah form & cast iron verandah posts, original timber window & door joinery, & moulded stone chimneys. Mature poplar/ash tree is notable.	5142/716 a, d, e	
House, 30 Power Street, Mount Gambier	External form, original materials & architectural detail of 1887 residence including double hipped roof form, weatherboard walls, timber window & door joinery, & stone chimney.	5190/807 a, d, e	
House, 2 Wallace Street, Mount Gambier	External form, original materials & architectural detail of 1897 residence including face limestone walls, quoining, window & door dressings, moulded stone chimneys, timber window & door joinery, convex return verandah form with projecting gable & cast iron posts & detailing, & slate verandah paving.	3657/64 a, d, e	

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
House, 8 Wallace Street, Mount Gambier	External form, original materials & architectural detail of c1920 residence including face limestone walls & verandah posts & pillars, strapped corner gable ends, & stone chimney.	498/31 a, d, e	
<p>• Wehl Street South Local Heritage Policy Area</p>			
House & fence, 1a Amor Street, Mount Gambier	External form, original materials & architectural detail of 1886 residence including limestone walls & raised, quoins, window & door dressings, moulded limestone cornice to eaves, later limestone verandah structure & limestone fence, timber window & door dressings & stone chimney.	5097/4 a, d	
House, 21 Bertha Street, Mount Gambier	External form, original materials & architectural detail of c1870 residence including weatherboard timber walls, timber window & door joinery including multi-paned windows, low scale corrugated iron roof with incorporated verandah profile, & low stone chimney.	1943/117 a, d	
House & fence, 27 Bertha Street, Mount Gambier	External form, original materials & architectural detail of c1870 residence including rough face stone front wall & smooth stone gable ended side walls, multi-gabled side elevation, later stone verandah pillars incorporated into front fence structure, & timber window & door joinery.	4249/714 a, d	

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
Former Mill & Distillery site at rear 1 & 2/155 Commercial Street West, Mount Gambier	External form & materials of remaining stone structure including simple gable ended barn forms in 2 sections, & front corrugated iron distillery tower & ventilation register.	4280/597 6301/72, 694/173 a, d, e	
St Martins Lutheran Church, 11 Edward Street, Mount Gambier	External form, original materials & detailing of 1862 Church, 1894 vestry & 1905 tower including limestone walls & raised limestone window & arch dressings, buttressing, coping & castellation to tower. (Does not include link or manse.)	1017/6 a, c, d, f	
House, 50 James Street (cnr Wehl Street South), Mount Gambier	External form, original materials & architectural detail of 1906 residence including face dolomite walls with limestone window & door dressings & inset verandah structure, tall stone chimneys, & timber window & door joinery. The later profile metal roof decking is not included in the listing.	1716/81 a, d, e	
House, 12 Wehl Street South, Mount Gambier	External form, original materials & architectural detail of 1915 residence including face dolomite walls with raised limestone window & door dressings & quoining, projecting front bay window with limestone parapet detailing, strapped gable ends, timber fretwork to return verandah, & tall moulded stone chimneys.	5209/856 a, d, e	

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
House, 14 Wehl Street South, Mount Gambier	External form, original materials & architectural detail of 1914 residence including complicated gable roof form with corner pinnacle turret roof, stone walls & verandah entrance structure, & tall stone chimneys.	3301/52 a, d	
<p>• Vansittart Park Local Heritage Policy Area</p>			
House, 16 Eglington Terrace, Mount Gambier	External form, original materials & architectural detail of 1886 residence including face dolomite walls with raised limestone quoining, window & door dressings, projecting segmental bay window with limestone dressings, concave verandah form, & moulded stone chimneys.	3043/41 a, d, e	
Rotunda, Memorial Gates, Garden & Grandstand Vansittart Park, 106 Commercial Street West, Mount Gambier	External form, details, materials & all identified historic elements in the Park, including entrance gates, war memorial, rotundas, grandstand, Score box, canteen and other elements. All mature trees and planting are included in the listing.	1935/163 a, c, d, e, f	
House & fence, 27 Wehl Street North, Mount Gambier	External form, original materials & architectural detail of 1936 residence including pillow faced stone walls with dressed stone quoining, arch detailing & gable window dressings, timber window & door joinery, tall stone chimneys & limestone fence.	5137/325 a, d	

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
<p>• St Andrews Local Heritage Policy Area</p>			
House and fence, 1 & 3 Colhurst Place, Mount Gambier	External form, original materials & architectural detail of 1878 residence including two storey stone walls with raised limestone window & door dressings, arch headed window & door forms, slate entrance steps with stone balustrading, & two storey return verandah form with cast iron detailing. Cast iron & masonry front fence is included, and mature garden setting is notable.	4106/52 a, d, e	
House & fence (The Terraces), 36 Elizabeth Street, Mount Gambier	External form, original materials & architectural detail of 1881 residence including rough face stone walls with dressed stone window & door dressings & quoining, projecting segmental stone bay window, tall moulded stone chimneys, & substantial limestone fence & entrance gates.	5249/538 a, d, e	
House (Lambert Village), 87 Gray Street, Mount Gambier	External form, original materials & architectural detail of earliest sections of c1862 residence including face limestone walls with dressed limestone windows to the two storey section. The later additions to the side & elevation facing Elizabeth Street, & later roof tiles are not included.	3552/169 a, d, e	
House (former Manse), 101 Gray Street, Mount Gambier	External form, original materials & architectural detail of c1868 and 1889 elements of residence including face dolomite walls with dressed limestone window & door dressings & quoins. The later stone balustrade to upper balcony area is not included.	1942/187 a, d, e	

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
House, 27 Jubilee Highway West, Mount Gambier	External form, original materials & architectural detail of c1868 residence including face dolomite walls with painted dressed limestone window & door dressings & quoins, segmental bay windows, concave verandah roof form.	3657/174 a, d, e	
House, 35 Jubilee Highway West, Mount Gambier	External form, original materials & architectural detail of c1890 residence including face dolomite walls with painted dressed limestone window & door dressings & quoins, segmental bay window, cast iron verandah posts and trim.	5061/415 a, d, e	 
<ul style="list-style-type: none"> Doughty Street Local Heritage Policy Area 			
House, 19 Doughty Street, Mount Gambier	External form, original materials & architectural detail of 1883 residence including dressed limestone walls, small projecting segmental bay window, tall gable ended front elevation, & timber verandah structure with slate access steps. The Canary Island Date Palm (<i>Phoenix canariensis</i>) is notable	4110/592 a, c, d, e	

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
House, 21 Doughty Street, Mount Gambier	External form, original materials & architectural detail of c1917 residence including face stone walls, elaborate gable end incorporating projecting bay & verandah elements, moulded stone chimneys, terracotta roof tiles, & timber window & door joinery.	5338/205 a, d, e	
House, 23 Doughty Street, Mount Gambier	External form, original materials & architectural detail of 1860s and 1887 residence including gable ended projecting bays, arch headed stone porches, timber window & door joinery, & dressed stone walls. Mature Cottonwood (<i>Populus deltoides</i>) and garden setting	5172/479 a, d, e	
House (Curatum), 20 Powell Street, Mount Gambier	External form, original materials & architectural detail of 1898 residence, including limestone walls and detailing. Mature trees and garden setting	5086/75 a, d	

• **Wehl Street North Local Heritage Policy Area**

House (Kaniva), 73 Wehl Street North, Mount Gambier	External form, original materials & architectural detail of c1913 residence, including face dolomite walls with dressed limestone window & door dressings & quoins, bullnose return verandah with cast iron and timber details, bay window, tall tapered chimneys with terra cotta chimney pots. Mature trees and garden setting	2160/99 a, d, e	
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ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
House, 82 Wehl Street North, Mount Gambier	External form, original materials & architectural detail of c1870 residence, including low scale stone walls (now painted), window and door dressings.	5104/317 a, d, e	
<p>• Railway Local Heritage Policy Area</p>			
Office, 34 Bay Road, Mount Gambier	External form, original materials & architectural detail of 1885 office building including stone walls with raised dressed stone quoining & window & door dressings, simple form with splayed corner entrance no longer accessible, & timber window joinery.	1426/198 a, b, d, e	
Charlick's Warehouse 6 Margaret Street, Mount Gambier	External form, original materials & architectural detail of c1900 stone warehouse structure including dressed limestone walls with raised quoining & dressings to openings, gable ended warehouse form, & painted sign to front elevation 'William Charlick Ltd.' The infill to the door opening in front elevation is not included in the listing.	491/84 a, b, c, d, e	
Wool Sorting Stores, 36 Margaret Street, Mount Gambier	External form, original materials & architectural detail of stone buildings including basic warehouse gable ended form, original openings to front elevations, & stone & timber loading platforms to railway frontage.	4281/356 a, b, c, d, e	

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA
Railway Station, 1 Railway Terrace, Mount Gambier	External form, original materials and architectural detail of 1918 Railway Station building including metal framed canopies (but not roof cladding), dressed and face limestone, louvred gables, stone chimney and projecting roof and verandah rafters.	- a, c, d
	Also included in the listing is the three level square stone signal box (originally coursed and black lined, but now painted) including stone walls, timber staircase and corrugated iron roof with wide eaves and timber framed upper glazed areas.	
		
		Railway Station Building
		
		Signal Box

5.1.2 Schedule of Local Heritage Places outside Local Heritage Policy Areas

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
House, 1 Anthony Street, Mount Gambier	External form & materials of c1870s residence including front limestone section with dressed quoins and window and door dressings to front elevation, low scale hipped roof and limestone chimney.	1813/7 a, d	
Solicitor's Office & fence, 12 Bay Road, Mount Gambier	External form, materials & architectural detailing of 1900 office including face dolomite walls with ornate stone & plaster window & door dressings, parapeted front elevation with balustrade & cornice, tall stone chimney, & masonry & cast iron fence.	4285/691 a, d, e	
Former Farmers Union Building, 1- 4/18 Bay Road, Mount Gambier	External form, materials & original architectural detailing of 1914 building including ornate limestone front elevation with paired attached columns to upper level, balustraded parapet to roof line & later, but significant, plate glass & metal shop windows to ground floor, & timber window & door joinery. The later suspended awning is not included in the listing.	4307/114 a, c, d	
Mac's Hotel, 21 Bay Road, Mount Gambier	External form, materials & original architectural detailing of 1881 hotel & 1905 verandah including rock face stone walls & bay window & door dressings, arch headed openings on ground floor, two level verandah form, bracketed eaves & moulded stone chimneys. Also includes early rear single storey section to Sturt Street.	5176/521 , 646 a, c, d, e	 

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
House, 10 Canavan Road, Mount Gambier	External form, materials & detailing of circa 1903 house including rock face dolomite walls with dressed limestone detailing, bull-nose verandah form, limestone dressings to window & door openings & quoining, & eaves brackets & chimney.	2540/170 a, d	
House & fence, 12 Canavan Road, Mount Gambier	External form, materials & detailing of 1937 house including rock face & grey dolomite detailing to walls & verandah, terracotta tiled roof, leadlight windows, & timber & rough render gable infills, & pink & grey rock face dolomite fence.	5198/399 a, d	 
House, 21 Canavan Road, Mount Gambier	External form, materials & detailing of circa 1909 house including rock face pink dolomite walls, dressed limestone banding, door & window surrounds & quoining, chimneys & bull-nose verandah form.	5276/652 a, d	
Fountain, 38 Commercial Street East, Mount Gambier	Iron & marble fountain structure & enclosing stone walls.	4030/976 , 977 a, d, e	

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
South Australian Hotel, 78 Commercial Street East, Mount Gambier	External form & materials of 1860s corner hotel building including face limestone detailing to windows & doors, chamfered corner configuration & parapet with limestone cornice now painted. Note that these detail extends into Compton Street. The later rear extension is not included.	4225/15 a, c, d	
Pillar Box, adjacent to 109 Commercial Street East, Mount Gambier	Cast iron circular pillar box with raised lettering to top.	- a, b, d	
Federal Hotel, 112 Commercial Street East, Mount Gambier	External form of 1914 hotel including chamfered corner configuration. Significant detail includes raised quoining & window & door dressings. Note all stonework now painted. Later verandah not included.	5154/848 a, c, d	
South Eastern Hotel, 229-233 Commercial Street East, Mount Gambier	External form & materials of 1886 hotel building which forms the southern section of the current hotel, including face dolomite walls with limestone quoining & door & window dressings & corrugated iron roof.	1059/128 , 3811/116 a, c, d	

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
Gem Stores, 19 Commercial Street West, Mount Gambier	External form & original materials of 1885 two storey shop including face dolomite walls with limestone window dressings & limestone parapet.	3798/1 a, d	
Commercial Hotel, 76 Commercial Street West, Mount Gambier	External form & original materials of 1904 hotel & verandah including limestone walls, projecting bays with parapet, two storey bull-nose verandah & cast iron detailing.	4334/300 a, c, d	
Park Hotel, 161 Commercial Street West, Mount Gambier	External form & original materials of 1885 hotel including two storey hotel form, rock face stone walls with raised dressed stone window & door openings, round headed arched openings to ground floor, & bracketed eaves. The later extensions to the east & south are not included.	3373/89-90 a, c, d	
South East District Education Office, 191 Commercial Street West, Mount Gambier	External form & materials of original section of 1914 High School buildings including complicated roof form, gable ended sections to front elevation including chimneys. The later painted surface of the building is not included in the listing.	4202/858 a, c, d	
Pillar Box, adjacent 165 Commercial Street West, Mount Gambier	Cast iron circular pillar box with raised lettering to top banding.	- a, b, d	

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
House, 282 Commercial Street West, Mount Gambier	External form & materials of 1860s section of current house including dressed stone walls, simple pitched roof form, stone verandah supports, & timber window joinery.	2437/69 a, c, e	
House, 413-419 Commercial Street West, Mount Gambier	External form & materials of 1870s residence including face dolomite walls with dressed stone window & door dressings & quoining, timber window & door joinery, & moulded stone chimney.	4319/323 a, c, d, e	
House, 45 Crouch Street North, Mount Gambier	External form, original materials & details of 1904 residence including projecting gable with timber & rough render detail, rock face dolomite walls, limestone door & window dressings & chimney, gable detail & eaves brackets.	4036/866 a, d, e	
House, 114 Crouch Street North, Mount Gambier	External form & materials of circa 1903 residence including rock face dolomite walls, elaborate limestone window & door dressings & gable infill, timber scalloped barge boards, limestone moulded chimneys, timber finials to gable ends.	4177/643 a, d	

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
House, 116 Crouch Street North, Mount Gambier	External materials, form & detail of c1903 residence including symmetrically fronted limestone detail & bull-nose verandah roof form.	4271/901 a, d	
Pioneer Park, 36 Crouch Street South, Mount Gambier	Extent of 1854 cemetery reserve & stone memorial.	64/55 a, e, f	
House, 93 Crouch Street South, Mount Gambier	External form & materials of c1870s residence including double gabled form with central entrance porch & raised limestone quoining & limestone walls.	2603/136 a, d	
Housing Trust Houses, 35-37 Ehret Street, Mount Gambier	External form & materials of original 1945 Housing Trust houses including face limestone walls with raised banding now painted, simple timber verandah structure, limestone chimneys with terracotta edging, timber sash windows with horizontally divided panes, & cyclone mesh & galvanised pipe low fencing to all houses.	3187/79 a, b, d, e	
House, 2 Eustace Street, Mount Gambier	External form, materials & architectural detail of 1915 residence including dressed limestone walls, rock face limestone, projecting window to front elevation, limestone balustrade wall to verandah & paired timber verandah posts with triangular bracketing.	4264/986 a, d, e	

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
House, 18 Eustace Street, Mount Gambier	External form & materials of 1909 residence including dressed limestone walls & window & door dressings & quoining, timber sash windows & entrance door with leadlight sidelights.	3304/43 a, d, e	
Bentley House, 22 Eustace Street, Mount Gambier	External form, original materials & architectural detail of 1908 house & verandah including stone walls & window & door dressings & elaborate stone detail to entrance porch, strapped gable ends & concave return verandah form, & metal fish scale tiles to square entrance porch roof & stone chimneys. The mature garden setting including the pair of mature Norfolk Island Pines is included in the listing.	5074/164 a, d, e, f	
House, 23 Eustace, Mount Gambier	External form, original materials & architectural detail of 1911 house including dressed limestone & face dolomite banding, projecting limestone bay with semi-circular headed leadlight window, scalloped timber barge board & gable detailing to finial, limestone chimney & projecting gabled elements to verandah form.	2159/153 a, d, e	
House, 22 Fairlie Street, Mount Gambier	External form & original materials of the 1905 house including rock face dolomite & dressed limestone walls with detail to front gable end window dressing, castellated parapet over angled porch entrance.	2712/29 a, d, e	

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
House, 24 Fairlie Street, Mount Gambier	External form & original materials of 1905 house including face dolomite front walls & dressed limestone window & door dressings & quoining, & dressed limestone chimneys.	1883/40 a, d, e	
Varcoe's Foundry, 14 Ferrers Street (10 Watson Terrace), Mount Gambier	Materials & architectural detail of masonry façade only including rough face yellow dolomite with dressed limestone detailing to pilasters & quoins, limestone window head pediments & ornate parapet detailing with central pedimented section & side brackets.	5134/241 a, d, e	
Plane Trees, Grey Street South, Mount Gambier	All mature trees planted in 1901 & later re-plantings.	- e, f	
Chapel, 11 Herbert Street, Mount Gambier	External form & original materials of 1869 chapel including random coursed dolomite front elevation, lancet windows with limestone dressings, limestone dressings to pointed arch doorway, projecting limestone bell gablet to front elevation, diamond pane leadlight windows, & side elevations of limestone.	4004/455 29 a, c, d, f	

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
House, 13 Herbert Street, Mount Gambier	Original form & materials of c1860s house including front wall of face dolomite with side walls of limestone & limestone quoining, chimney, window & door dressings, & low scale hipped roof. Bull-nose verandah later additions are not included.	1739/114 a, d	
House, 1 Jardine Street, Mount Gambier	External form, original materials & detailing of circa 1898 residence including face dressed limestone walls, & window & door dressings & quoins, eaves brackets & timber details to roof gable ends. Two mature flowering gums to the garden facing Jardine Street are also included in the listing.	3352/81 a, d, e	
House, 7 Jardine Street, Mount Gambier	External form & detailing of c1920 residence including tapered front limestone columns to verandah, face grey dolomite walls & front roof gable.	4393/354 a, d	
House, 9 Jardine Street, Mount Gambier	External form & original materials of c1910 residence including face dolomite & dressed limestone to front elevation, moulded chimneys & window hood detail.	1007/24 a, d	

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
House, 11 Jardine Street, Mount Gambier	External form, original materials of c1910 residence including face dolomite & dressed limestone to front elevation, stone chimney with moulded detail. Does not include verandah.	5152/242 a, d	
House, 17 Jardine Street, Mount Gambier	External form, materials & original detailing of the c1903 turret house including cast iron posts & frieze to verandah, face & dressed stone walls, corrugated iron roof, moulded chimneys, metal clad roof to corner turret.	1773/23 a, d	
House & fence (Holstein), 22 Jardine Street, Mount Gambier	External form, original materials & architectural detail of the 1909 residence including sawn limestone walls, cast iron verandah elements & limestone fence pillars.	4228/228 a, d, e	
House (Offices), 1 Krummel Street, Mount Gambier	External form, materials & detail of 1889 former house including face dolomite walls with dressed limestone quoins, window & door dressings, projecting bays with pierced timber barge boards, limestone chimneys & bull-nose verandah.	3369/173 a, d	

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
Laundromat, 6-10 Krummel Street, Mount Gambier	External form & original materials of former c1850 National Bank including limestone walls, timber framed sash windows with multi-paned lights, small projecting entry bay to door, & attached projecting room (now converted to laundry). Later alterations are not included.	3161/199 -200, 4040/110 a, d, e	
Cemetery Reserve, Lake Terrace, Mount Gambier	Extent of cemetery reserve including Sexton's Cottage, two pairs of entrance gates & grave stones & grave site enclosures.	116/79 a, c, d, e, f	
House, 8 Mark Street, Mount Gambier	External form, original materials & detail of 1870s duplex residence including projecting gable wing & wing with projecting hexagonal bay, timber barge boards & finials, bull nose verandah & limestone chimneys, walls & window & door dressings & quoins (now painted).	2053/138 a, d	
House, 31 North Terrace, Mount Gambier	External form, original materials & architectural detail of the c1890 residence including projecting bull-nose verandah porch construction at the angle of the 'L' plan, face limestone walls, chimneys, original detailing to verandah including castellated parapet element. The mature red Flowering Gum (<i>Corymbia</i>) is included also.	2703/23 a, d, e	

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
House, 41 North Terrace, Mount Gambier	External form, materials & detail of c1915 residence including dressed limestone walls & door & window dressings & quoining, limestone balustrade wall to verandah, tall limestone chimneys, timber verandah posts & timber strap detail to roof gable.	4063/171 a, d	
House, 33 O'Halloran Terrace, Mount Gambier	External form, original materials & detailing of c1887 residence including face pink dolomite walls with dressed limestone quoining, window & door dressings & detailing to hexagonal bay window, limestone chimneys & base to verandah, curved timber barge board & finial with cast iron finial cap, concave verandah (recently repaired). The garden retains a mature Oak tree on the O'Halloran Terrace boundary.	5199/819 a, d	
Farm cottage & outbuildings, 72 O'Leary Road, Mount Gambier	External form & original materials of c1860s stone farmhouse & outbuildings, lime kiln & early limestone quarry including random limestone walls & picked limestone window & door dressings & chimney facing to the house, limestone walls to the outbuildings & sheds.	5463/545 a, b, d, e	 
House, 4 Oldham Close, Mount Gambier	External form, materials & detail of 1860s house & later c1900 extensions including face limestone walls (now painted) & projecting gable front to verandah, & limestone chimneys.	3895/93 a, d, e	

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
Mount Gambier Club, 1-6/7 Penola Road, Mount Gambier	External form, materials & architectural detail of 1904 building including coursed dolomite plinth, pedimented entrance, cornice marking first floor level, attached ionic columns, window hoods to upper level, cornice & balustraded parapet, & rear limestone walls.	3227/21 a, c, d, e	
Victorian Producers (now South East Community Legal Service), 9 Penola Road, Mount Gambier	External form, materials & detailing of 1933 District Council Chamber & Office including end gable form, limestone walls, circular canopy entrance with projecting parapet, & face brick plinth. The later windows are not included.	1984/89 a, c, d	
House, 60 Penola Road, Mount Gambier	External form, materials & detailing of c1920s alterations to 1904 residence including multi-gabled terracotta roof including second storey, rock face dolomite walls, substantial limestone verandah pillars & timber & render gable end detailing.	5119/58 a, d	
House, 61 Penola Road, Mount Gambier	External form, original materials & detailing of c1908 residence including rock face dolomite walls with dressed sandstone detailing including quoining, door & window dressings, & elaborate semi-circular arch detail above projecting bay window, dolomite & limestone chimneys, & mature garden vegetation including <i>Pheonix canariensis</i> (Canary Island Date Palm).	5125/165 a, d, e	

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
House & outbuilding, 82 Penola Road, Mount Gambier	External form, original materials & detailing of 1903 residence including stone walls with raised stone quoining, window & door dressing & gable end details, timber door & window joinery, slate steps with curved stair balustrade, return verandah form with cast iron posts & cast iron trim, & stone chimneys. Also simple gable roof form two storey stone outbuilding.	1159/108 a, d	
House, 84 Penola Road, Mount Gambier	External form, original materials & detail of c1910 residence including face pink dolomite walls with dressed limestone window & door dressings & attached pediment detail above front gable window, tall limestone chimneys & limestone balustrade to front entrance steps.	3634/120 a, d	
House, 93 Penola Road, Mount Gambier	External form, original materials & detail of c1900 residence including face dolomite walls with dressed limestone quoining, door & window dressing including window canopy to front gable window, bull-nose return verandah with cast iron posts, timber barge board & finials to gable ends, & limestone chimneys.	5297/754 a, d	

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
House, 146 Penola Road (now 12 Kywong Court), Mount Gambier	External form, materials & detail of c1880s farmhouse including face limestone walls & door & window dressings, projecting bay & verandah form (later infill to verandah is not included).	5263/989 a, d	
House, 179 Penola Road, Mount Gambier	External form, original materials & detailing of 1901 house including dressed limestone walls, fence posts, projecting hexagonal bay & chimneys.	5119/58 a, d, e	
House, 1 Powell Street, Mount Gambier	External form & original materials of c1880 house including dressed limestone walls & window & door dressings & quoins, & chimneys.	3153/166 a, d, e	
House, 4 Queens Avenue, Mount Gambier	External form & original materials of c1890s house including dolomite walls with dressed limestone quoining & window dressing, limestone chimneys & bull-nose verandah form.	4295/71 a, d, e	

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
House, 5 Queens Avenue, Mount Gambier	Original form, materials & detail of c1890s house including dressed sawn limestone walls with detailed quoining to windows & doors, & projecting bays to Queens Avenue & north facing elevation.	2821/121 4218/674 a, d, e	
Banner Hardware, 2 Sturt Street, Mount Gambier	Significant external form & materials of 1882 stone flour mill including five bays of two storey limestone walling to Sturt Street & seven bays of two storey stonework & six bays of single storey stonework to Bay Road. The walls are constructed in rock faced dolomite with dressed limestone dressings.	5135/695 a, b, d, e	
House (Surgery), 20 Sturt Street, Mount Gambier	External form, materials & detail of c1911 residence including face dolomite walls with rusticated limestone quoining & window doors & dressings, verandah with timber posts & fretwork & brackets, limestone chimneys & timber strapping & renderwork to gable ends.	5162/467 a, d	
House (National School), 36 Sturt Street, Mount Gambier	External form & materials of former National School building of 1858 including gable ended projecting bay with limestone fascia, simple face limestone wing (now painted) & limestone chimneys.	1632/156 a, c, d	
Sportman's Arms Hotel Stables, 2A Sutton Avenue, Mount Gambier	External form & original materials of 1868 stone stables including limestone wall & copings, projecting gable & timber doors.	312/741 a, c, d	

ADDRESS	EXTENT OF LISTING	C.T. CRITERIA	
Former Mount Gambier West Council Chambers, 6 Sutton Avenue, Mount Gambier	External form & original materials & detail of the 1883-1884 former Council Chambers including face dolomite walls with dressed limestone window & door dressings & quoining, projecting limestone pediment & parapet with limestone moulding, limestone chimneys, and low pitched hipped roof behind.	5220/289 a, c, d	
Meischel Park Cemetery Reserve, 13 Warren Street, Mount Gambier	The extent of 1860s cemetery reserve including mature trees.	3679/65 a, b, c	
House, 46-58 Wireles Road West, Mount Gambier	External form & materials of c1880s farmhouse including both sections of the residence, including symmetrically fronted limestone section with cast iron verandah posts & trim, & adjacent limestone bow fronted section.	4167/471 a, b, d	

5.2 Proposed Additional Local Heritage Places

There are currently 122 Local Heritage Places in Mount Gambier. It is recommended that an additional 26 Local Heritage Places (and maps indicating their locations) be included in the Heritage PAR.

The following places are proposed for consideration for listing as local heritage places. The following inventory is presented in alphabetical street order.

PROPERTY ADDRESS	EXTENT OF LISTING	CERTIFICATE OF TITLE REFERENCE	SECTION 23(4) CRITERIA
Jubilee Hall and part Sunday School, Bay Road, Mount Gambier	External form, materials and detailing of the remaining section of the 1866 Sunday School and 1915/51 Hall including pitched roof forms, face stone walls, square stone tower, arched windows and doors.	4201/826	a, c, d
Railway Pillar Box, Bertha Street, Mount Gambier	External form, materials and detailing of the concrete pillar box.	Railway reserve	a
206 Commercial Street East, Mount Gambier	The overall form, materials and detailing which remain of the original dwelling including timber weatherboards and hipped roof.	5660/12	a, d
Two storey shop, 20 Commercial Street West, Mount Gambier	External form, materials and detailing of the 1890s shop including face dolomite front elevation and other original elements.	5456/370	a, d
Odeon Theatre, 103 Commercial Street West, Mount Gambier	External form, materials and detailing of the theatre including the front elevation, parapet and cantilevered front awning.	5314/95	a, c, d
Former Bacon Factory, 204 Commercial Street West, Mount Gambier	External form, materials and detailing of the 1900 factory building including the extensive gable ended front elevation with raised dressed sandstone dressings to window and door openings and quoining.	4322/203	a, d
House, 312 Commercial Street West, Mount Gambier	External form, materials and detailing of the circa 1900 house including face stonework, raised stone dressings and return verandah.	5870/268	a, d
House, 399 Commercial Street West, Mount Gambier	External form, materials and detailing of the circa 1870 house including face stonework, raised stone dressings and return verandah.	4118/753	a, d
Uniting Church Hall, Elizabeth St, cnr Caldwell St, Mount Gambier	External form, materials and detailing of the 1860s former Church Hall including face stone walls, lancet windows, dressed stone quoining and window and door dressings and other original elements.	3572/142	a, c, d
Former Umpherston College, Elizabeth St, cnr Caldwell St, Mount Gambier	External form, materials and detailing of the 1860s former Church Hall including face stone walls, lancet windows, dressed stone quoining and window and door dressings and other original elements.	3572/142	a, d, e
Stables - St Andrew's Manse, Elizabeth St, Mount Gambier	External form, materials and detailing of the stables.	3572/142	a, d
House, 12-14 George St, Mount Gambier	External form, materials and detailing of the 1925-6 houses including stonework, timber windows and verandah.	5712/648	a, d
House, 13 Hart Street, Mount Gambier	External form, materials and detailing of the 1860s house including hipped roof and verandah form, and chimneys.	5780/629	a, d

PROPERTY ADDRESS	EXTENT OF LISTING	CERTIFICATE OF TITLE REFERENCE	SECTION 23(4) CRITERIA
House, 17 Hart Street, Mount Gambier	External form, materials and detailing of the 1860s house including hipped roof and verandah form, and chimneys.	5311/199	a, d
Former Private Hospital, 49 Helen Street, Mount Gambier	External form, materials and detailing of the 1915 former private hospital including plan and roof form, dressed limestone walls, and door and window dressings, timber window, door and verandah joinery.	5241/984	a, c, d
Water Tower, 7a Keegan Drive, Mount Gambier	External form, materials and original detailing of the 1959 water tower.	5891/869	a, d
Railway Turntable & Round House, Lacepede Street, Mount Gambier	The form, all remaining equipment and technological elements associated with the functioning of the turntable and roundhouse.	Railway Reserve	a, d
Former Mount Gambier Hospital, Lake Terrace West, Mount Gambier	External form, materials and detailing of the 1950s-60s hospital building including overall building form, rear parabolic roofed laboratories, linking elevated bridge, overall form of nurses home and sloping landscaped grounds.	5888/558	a, d
Frew Park, Penola Road, Mount Gambier	The full extent of Frew Park. The area and its trees should be cared for in a manner which ensures their longevity.	5638/340	c, f
St Paul's School Hall, Former Roman Catholic Complex, Penola Road, Mount Gambier	External form, materials and detailing of the 1916 hall including face stonework and highly decorative portico elements.	5915/643	a, c, d
House, 44 Pick Ave, Mount Gambier	External form, materials and detailing of the circa 1900 house including face stonework, raised stone dressings and return verandah.	5926/347	a, d
Showgrounds Grandstand, Pick Avenue, Mount Gambier	The form materials and detailing of the Showgrounds Grandstand including 1954 alterations required to make transported building sound.	5709/67	a, c, d
House, 2 Railway Terrace, Mount Gambier	External form, materials and detailing of the circa 1880-1890 former house including face stone wall and timber window and door joinery.	5872/249	a
House, 5 Sutton Avenue, Mount Gambier	External form, materials and detailing of the c1880s house.	5739/541	a, d
Former Stables, 13 Tenison Drive, Mount Gambier	External form, materials and detailing of the c1840s stable building including face stone and simple form.	4232/220	a, d
Railway Signal Box, White Avenue, Mount Gambier	External form, materials and detailing of the signal box including the simple form and wide eaves.	Railway reserve	a

JUBILEE HALL and part SUNDAY SCHOOL, CHRISTCHURCH

Address: Bay Road, Mount Gambier
Certificate of Title: 4201/826

Use: Residential
HCZ Area:

Heritage Status: Nil
Other Assessments: Nil



HISTORY AND DESCRIPTION:

The original Sunday School building associated with Christ Church was built to the north of the Church in 1866. Part of this building was demolished in 2006 but the southern gabled section remains.

The Jubilee Hall was constructed in 1915 to commemorate the fifty year anniversary of the founding of Christ Church Anglican Church. It was constructed next to the original Sunday School, but with a lower pitched roof and a square entrance tower to link the two buildings. The stone from the hall was salvaged from the dismantling of Holy Cross Anglican Church in Doughty Street. Holy Cross had been constructed in 1882 to serve as the church for a breakaway congregation which was reconciled with Christ Church after 1893. In 1948 a severe fire damaged Jubilee Hall but it was rebuilt using the original stone.

STATEMENT OF HERITAGE VALUE:

These buildings have been an important part of the religious activities of Mount Gambier's Anglicans. The remaining section of the 1866 Sunday School building is a part of the original structures on this site and was designed in a simple Gothic revival style to complement the State listed 1865 Christ Church. Jubilee Hall, at the time of its construction in 1915, particularly symbolised the healing of the schism in the congregation.

RELEVANT CRITERIA (under Section 23(4) of the *Development Act, 1993*):

- (a) This section of the Sunday School and the Jubilee Hall display historical and social themes that are of importance to the City of Mount Gambier as they represent the development of religious establishments in Mount Gambier and also the reconciliation and growth of the Anglican congregation during the nineteenth and early twentieth centuries.
 - (c) The complex has played an important part in the lives of local residents as it has strong cultural and spiritual associations for that section of the community who belonged to the Anglican Church Congregation.
 - (d) The part of the 1866 Sunday School and 1915/51 Hall display aesthetic merit and design characteristics of significance to the City of Mount Gambier as they are good examples of variations of Gothic Revival church buildings.
-

EXTENT OF LISTING:

External form, materials and detailing of the remaining section of the 1866 Sunday School and 1915/51 Hall including pitched roof forms, face stone walls, square stone tower, arched windows and doors. Any later additions and alterations are excluded from the listing.

REFERENCES

- Site visit, 2000
 - Hill pp249-50
-

JUBILEE HALL and part SUNDAY SCHOOL, CHRISTCHURCH, Bay Road, Mount Gambier (cont)



Laying Foundation Stone for Jubilee Hall in 1915
Note Sunday School building behind

(Source: Les Hill Collection, Mount Gambier Library)

RAILWAY PILLAR BOX

Address: Bertha Street, Mount Gambier
Certificate of Title: Railway Reserve

Use: Transportation
HCZ Area:

Heritage Status: Nil
Other Assessments: Nil



HISTORY AND DESCRIPTION:

This free standing masonry structure is approximately 2.5 metres high. It features a conical top, wooden door with metal air ventilation grille and masonry plinth. The pillar box is in very poor condition with reinforcing visibly corroding and causing the masonry to crack.

STATEMENT OF HERITAGE VALUE:

The pillar box is an important relic of manual control of the rail system in Mount Gambier.

RELEVANT CRITERIA (under Section 23(4) of the *Development Act, 1993*):

- (a) This pillar box displays historic and social themes that are of importance to the local area as it reflects the development of rail as an important communications and transport system
-

EXTENT OF LISTING:

External form, materials and detailing of the concrete pillar box.

REFERENCES

- Site visit, 2007
 - Ronald Stewein, *One Rusty Rail*, 1973
-



Views of corroding metal reinforcing

HOUSE

Address: 206 Commercial Street

East, Mount Gambier

Certificate of Title: 5660/12

Use: Residential

HCZ Area:

Heritage Status: Nil

Other Assessments: Nil



HISTORY AND DESCRIPTION:

A small timber weatherboard cottage with a convex verandah. The roof form is hipped with a skillion rear section.

This cottage is the last surviving residence from an early cluster of dwellings known as Williamstown.

STATEMENT OF HERITAGE VALUE:

This small cottage is representative of the early development of the township of Mount Gambier.

RELEVANT CRITERIA (under Section 23(4) of the *Development Act, 1993*):

- (a) This residence displays historical, economic and social themes of significance to the local area and represents typical residential development of Mount Gambier during the early growth of the town.

 - (d) This residence displays aesthetic merit and design characteristics of significance to Mount Gambier as it is a good example of an early residence constructed of timber.
-

EXTENT OF LISTING:

The overall form, materials and detailing which remain of the original dwelling including timber weatherboards and hipped roof. Any later additions and alterations are excluded from the listing.

REFERENCES

- Site visit, 2007
-

TWO STOREY SHOP

Address: 20 Commercial Street

West, Mount Gambier

Certificate of Title: 5456/370

Use: Commercial

HCZ Area:

Heritage Status: Nil

Other Assessments: Nil



HISTORY AND DESCRIPTION:

This single fronted two storey shop building retains its random coursed face dolomite upper walls with limestone parapet, pedimented top, a later verandah with an ogee profiled roof has been installed later, but the contribution to the streetscape is still significant. The shop would appear to date from a similar period as the Gem Stores opposite which were constructed in 1885 and in the late 1890s and early 1900s the building was occupied by Hunter Boot Company and served as a shoe and boot store for many years.

STATEMENT OF HERITAGE VALUE:

This two storey shop is one of the few remaining commercial buildings from the period of expansion of the Mount Gambier town centre during the 1880s and 1890s.

RELEVANT CRITERIA (under Section 23(4) of the *Development Act, 1993*):

- (a) This shop displays historical and social themes that are of importance to the City of Mount Gambier as it represents the growth of the town centre during the late nineteenth and early twentieth centuries.
 - (d) This shop displays aesthetic merit and design characteristics of significance to the City of Mount Gambier as it is an excellent example of a two storey shop which retains a face dolomite front elevation.
-

EXTENT OF LISTING:

External form, materials and detailing of the 1890s shop including face dolomite front elevation and other original elements. Any later additions and alterations are excluded from the listing.

REFERENCES

- Site visit, 2007
 - Mount Gambier Rate Assessments
-

ODEON THEATRE

Address: 103 Commercial Street
West, Mount Gambier
Certificate of Title: 5314/95

Use: Residential
HCZ Area:

Heritage Status: Nil
Other Assessments: Nil



HISTORY AND DESCRIPTION:

This former cinema, opened in 1927 as the Capitol Theatre, is a prominent feature along Commercial Street West. It features a symmetrical, parapeded façade with strong vertical geometric elements, and it retains a prominent vertical sign with neon letters. The former theatre building has been changed at ground level to provide for new shops and the theatre was converted for ten pin bowling.

The first film screened in the Capitol was "My Best Girl" starring Mary Pickford. In 1930, the Capitol began screening "talkies". After WW2 the name of this cinema was changed to the Odeon. The cinema was converted to other uses in the late 1970s.

STATEMENT OF HERITAGE VALUE:

The Odeon Theatre represents the provision of recreational facilities for residents of the district during the inter-war period, and reflects the rise of movie films as an important leisure activity for more than 40 years.

RELEVANT CRITERIA (under Section 23(4) of the *Development Act, 1993*):

- (a) This theatre displays historical and social themes that are of importance to the City of Mount Gambier as it represents the provision of facilities for social and cultural aspirations of residents in developing country towns.
- (c) This theatre played an important part in the lives of Mount Gambier residents as a place of recreation and leisure activities for forty years.
- (d) This theatre displays aesthetic merit and design characteristics of significance to the City of Mount Gambier as it is an excellent representative of a purpose built theatre for films.

EXTENT OF LISTING:

External form, materials and detailing of the theatre including the front elevation, parapet and cantilevered front awning. Any later additions and alterations are excluded from the listing (particularly the giant bowling pin).

REFERENCES

- Site visit, 2007
- Les Hill, *Mount Gambier, city around a cave*, pp302-5

FORMER BACON FACTORY

Address: 204 Commercial Street
West, Mount Gambier
Certificate of Title: 4322/203

Use: Residential
HCZ Area:

Heritage Status: Proposed 1994 Survey
Other Assessments: Nil



HISTORY AND DESCRIPTION:

This site contained Cock's Brewery which was first operating in 1856. The building was converted in around 1881 to the Adelaide Ham & Bacon Factory. This firm became known as the Boo-Bek Bacon Factory and the old brewery building was used by the Gambier Produce Company in April 1900 for bacon curing and ice production. In July of 1900 it was announced in the Border Watch that a new building was being constructed on this site in white limestone with red dolomite dressings. Sections of the building were used as a service station until recently, and the later service station verandah has been removed. The simple limestone structure is now visible, and the arch headed windows and the location of the former entrance doors survive substantially intact. The building retains its simple architectural detailing and the use of bold quoining and dressings around openings. It is a balanced symmetrical form, reflecting its early industrial use.

STATEMENT OF HERITAGE VALUE:

This former bacon factory is an important example of an early industrial building constructed at the turn of the century using face limestone.

Note that this place was not listed after the 1994 Heritage Survey due to objections from the then owner.

RELEVANT CRITERIA (under Section 23(4) of the *Development Act, 1993*):

- (a) This former factory displays historical and social themes that are of importance to the City of Mount Gambier as it represents the development of industry and provision of food products in the area during the late nineteenth and early twentieth century.
 - (d) This former factory displays aesthetic merit and design characteristics of significance to the City of Mount Gambier as it is a carefully designed symmetrical structure which uses local stone to highlight its architectural detailing.
-

EXTENT OF LISTING:

External form, materials and detailing of the 1900 factory building including the extensive gable ended front elevation with raised dressed sandstone dressings to window and door openings and quoining. The later additions to the north are not included in the listing.

REFERENCES

- Site visit, 2007
 - Assessment 1994 Heritage Survey
-

HOUSE

Address: 312 Commercial Street

West, Mount Gambier

Certificate of Title: 5870/268

Use: Residential

HCZ Area:

Heritage Status: Nil

Other Assessments: Nil



HISTORY AND DESCRIPTION:

This circa 1900 house is a good example of a typical stone house of the period constructed on the western fringe of the more closely developed town centre. It retains random coursed face dolomite front walls with raised limestone quoining and window and door dressings, and gable end details. The return verandah retains timber turned posts and brackets typical of the turn of the century residential architecture. It sits within an industrial area, but is an important relic of the original residential and agricultural activities in this section of Mount Gambier.

STATEMENT OF HERITAGE VALUE:

This house is an important representative example of housing at the turn of the century in the Mount Gambier area.

RELEVANT CRITERIA (under Section 23(4) of the *Development Act, 1993*):

- (a) This house displays historical and social themes that are of importance to the City of Mount Gambier as it represents the development of residences on the edges of the township during the late nineteenth and early twentieth century.
 - (d) This house displays aesthetic merit and design characteristics of significance to the City of Mount Gambier as it is an excellent representative of a turn of the century asymmetrically fronted villa with a concave return verandah with fine timber detailing.
-

EXTENT OF LISTING:

External form, materials and detailing of the circa 1900 house including face stonework, raised stone dressings and return verandah. Any later additions and alterations are excluded from the listing.

REFERENCES

- Site visit, 2007
-

HOUSE

Address: 399 Commercial Street

West, Mount Gambier

Certificate of Title: 4118/753

Use: Residential

HCZ Area:

Heritage Status: Nil

Other Assessments: Nil



HISTORY AND DESCRIPTION:

This small circa 1870s cottage is constructed of limestone with raised limestone window and door dressings and quoins, and tall limestone chimney. It was constructed on the western edge of the township and is a good representative of the smaller houses of the 1870s to 1880s period.

STATEMENT OF HERITAGE VALUE:

An important representative example of circa 1870 housing in the Mount Gambier area.

RELEVANT CRITERIA (under Section 23(4) of the *Development Act, 1993*):

- (a) This house displays historical and social themes that are of importance to the City of Mount Gambier as it represents the development of residences on the edges of the township during the late nineteenth century.
 - (d) This house displays aesthetic merit and design characteristics of significance to the City of Mount Gambier as it is an excellent representative of a circa 1870 asymmetrically fronted villa with a concave return fine with fine timber detailing.
-

EXTENT OF LISTING:

External form, materials and detailing of the circa 1870 house including face stonework, raised stone dressings and return verandah. Any later additions and alterations are excluded from the listing.

REFERENCES

- Site visit, 2007
-

UNITING CHURCH HALL

Address: Elizabeth St, cnr Caldwell

St, Mount Gambier

Certificate of Title: 3572/142

Use: Community

HCZ Area:

Heritage Status: Nil

Other Assessments: Nil



HISTORY AND DESCRIPTION:

This hall constructed in grey face dolomite was originally constructed in c1860 as the hall for the first St Andrew's Church, and has undergone many extensions and alterations since that time. The original T-plan building of high pitched gable ended hall form has had a section fronting Caldwell Street added which has a foundation stone with a date 1933 (and exhibits detail from that period). A 1969 yellow brick section has also been added to the front of the hall and it was linked to the former Umpherston College building at this time. The stone walls have been clad over with profile metal and the section facing Elizabeth Street has been re-roofed. The elevation facing towards the State Heritage Registered St Andrew's Church is of pink dolomite with lancet windows with diamond paned leadlight glass.

The extent of listing for this site will be difficult to determine because of the major changes and additions which have been undertaken, but careful restoration could remove later additions and regain the original form of the hall.

STATEMENT OF HERITAGE VALUE:

The early St Andrew's Church Hall is a significant part of the development of the Presbyterian Church complex of buildings in this area of Elizabeth Street. It is now the earliest remaining structure on the site.

RELEVANT CRITERIA (under Section 23(4) of the *Development Act, 1993*):

- (a) This former Church Hall displays historical and social themes that are of importance to the City of Mount Gambier as it represents the development of religious establishments and the growth of the Presbyterian congregation during the nineteenth century.
 - (c) It has played an important part in the lives of local residents as it has strong cultural and spiritual associations for that section of the community who belonged to the Presbyterian (now Uniting) Church Congregation.
 - (d) This former Church Hall displays aesthetic merit and design characteristics of significance to the City of Mount Gambier as it is an excellent example of an 1860s Church Hall and retains sufficient original detailing to represent this building form.
-

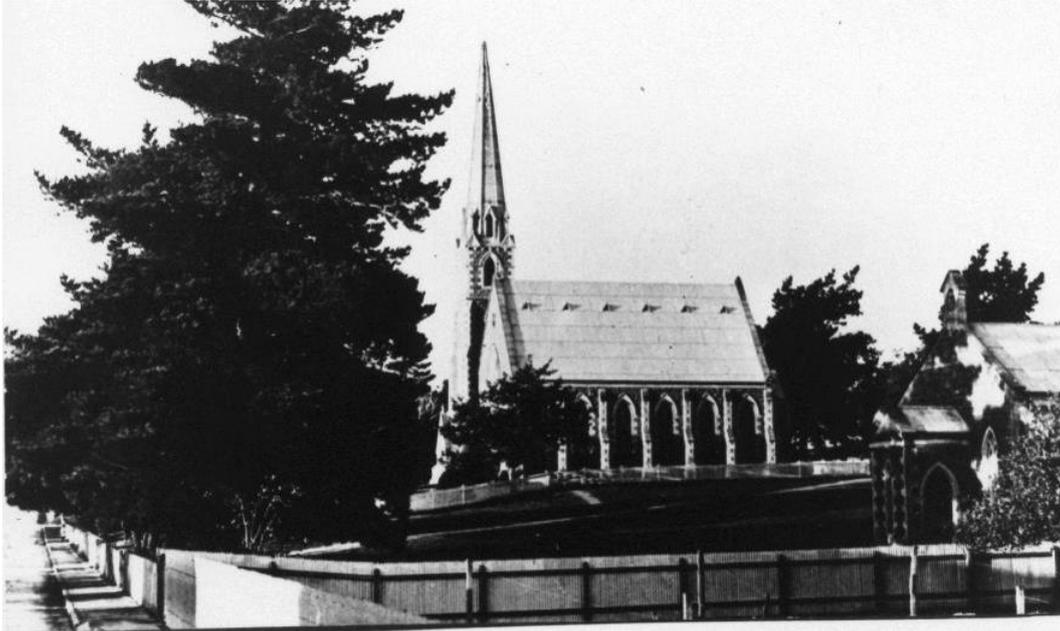
EXTENT OF LISTING:

External form, materials and detailing of the 1860s former Church Hall including face stone walls, lancet windows, dressed stone quoining and window and door dressings and other original elements. Any later additions and alterations are excluded from the listing.

REFERENCES

- Site visit, 2007
 - Hill, Les, *Mount Gambier The City Around a Cave*, Investigator Press, Leabrook, 1972
-

UNITING CHURCH HALL, Elizabeth St, cnr Caldwell St, Mount Gambier (cont)

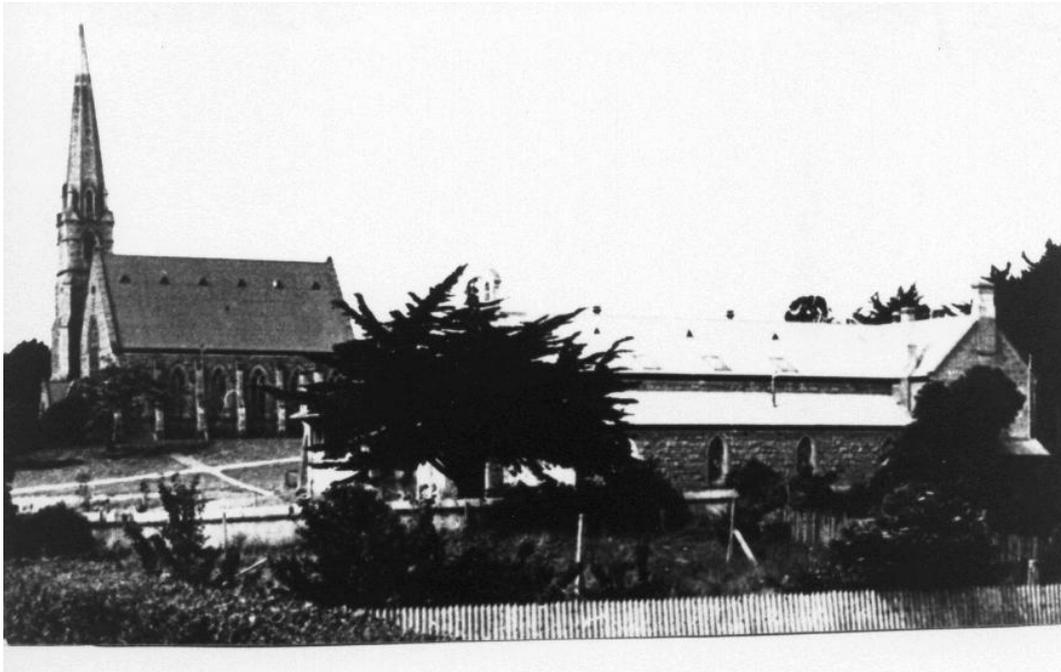


St Andrew's Hall (on rhs of picture), 1910
(Source: Les Hill Collection, Mount Gambier Library)



St Andrew's Hall, 1939
(Source: Les Hill Collection, Mount Gambier Library)

UNITING CHURCH HALL, Elizabeth St, cnr Caldwell St, Mount Gambier (cont)



St Andrew's Hall, 1949

(Source: Les Hill Collection, Mount Gambier Library)

FORMER UMPHERSTON COLLEGE

Address: Elizabeth St, cnr Caldwell

St, Mount Gambier

Certificate of Title: 3572/142

Use: Community

HCZ Area:

Heritage Status: Nil

Other Assessments: Nil



HISTORY AND DESCRIPTION:

Umpherston Collegiate School for Girls was an important part of the educational facilities available in Mount Gambier from 1920 to the late 1940s. The school was established in 1920 by a bequest in the will of James Umpherston, a significant nineteenth century Mount Gambier grazier, local and state politician and philanthropist who died in 1900. Umpherston's close association with and strong support for the Presbyterian Church is illustrated by the location of the school in the grounds of St Andrew's, close to the Church hall. The bequest also included a significant amount for scholarships to the college. After the death of Umpherston's second wife, a board of Trustees was appointed in mid-1919 and planning for the school commenced.

The building was designed by notable South East architect A P Daniel and was constructed by builder A E Knight. The foundation stone was laid on February 11, 1920 by John Watson, a close friend and associate of Umpherston, and an executor of his estate.

The former Umpherston College building has been linked to the former St Andrew's Hall by a later construction which dates from 1969, and as a consequence the original form of the building is now hard to discern. However, early photographs of the college show a substantial late Edwardian design with distinctive parapets to each side of the front elevation, tall square capped end columns and buttressed corners. The roof was clad in terra cotta Marseilles tiles. This front elevation was covered by a brown brick box in 1969, but the roof remains intact.

STATEMENT OF HERITAGE VALUE:

The former Umpherston College building is significant for its representation of the development of educational facilities specifically for girls in Mount Gambier from 1920 to the late 1940s. It is also an excellent example of the work of notable South East Architect, A P Daniel, and is associated with James Umpherston, a significant philanthropist in the Mount Gambier district.

RELEVANT CRITERIA (under Section 23(4) of the *Development Act, 1993*):

- (a) This former school displays historical and social themes that are of importance to the City of Mount Gambier as it represents the expansion of educational facilities within the town of Mount Gambier during the 1920s, particularly for the education of girls.
 - (d) This former school displays aesthetic merit and design characteristics of significance to the City of Mount Gambier as it is an excellent example of the work of significant South East Architect A P Daniel.
 - (e) This former school is associated with notable local personality James Umpherston, who was a grazier, State Politician and significant philanthropist in the district.
-

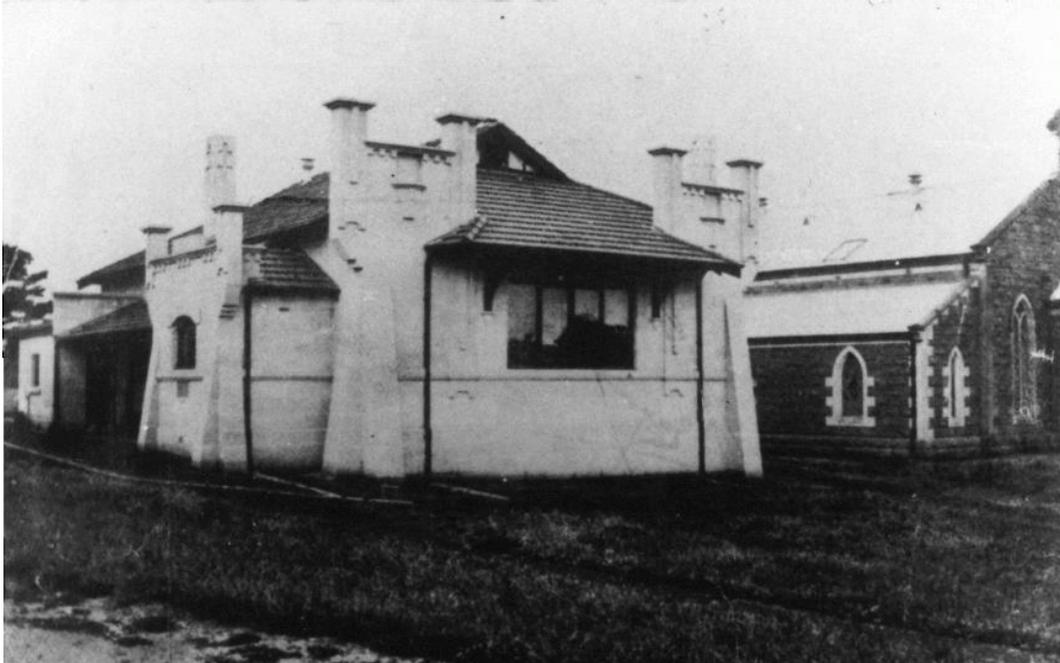
EXTENT OF LISTING:

External form, materials and remaining detailing of the 1920 school building including all original detailing which can be determined. All later additions and alterations are excluded from the listing.

REFERENCES

- Site visit, 2007
 - Hill, Les, Mount Gambier The City Around a Cave, Investigator Press, Leabrook, 1972
 - *Border Watch*, 3 November 1900, 21 March 1919, 27 July 1948, 19 November 1990
-

FORMER UMPHERSTON COLLEGE, Elizabeth St, cnr Caldwell St, Mount Gambier (cont)



Umpherston College building 1923

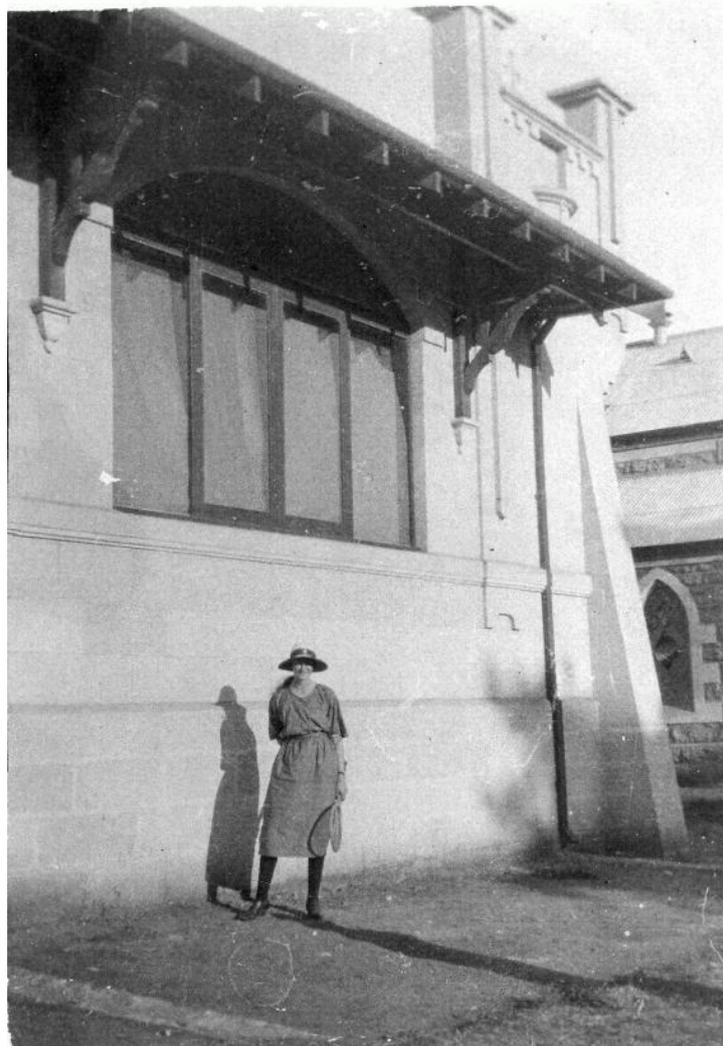
(Source: Les Hill Collection, Mount Gambier Library)



Umpherston College building 1923

(Source: Les Hill Collection, Mount Gambier Library)

FORMER UMPHERSTON COLLEGE, Elizabeth St, cnr Caldwell St, Mount Gambier (cont)



Umpherston College building 1923

(Source: Les Hill Collection, Mount Gambier Library)

STABLES - ST ANDREW'S MANSE

Address: Elizabeth Street, Mount

Gambier

Certificate of Title: 3572/142

Use: Residential

HCZ Area:

Heritage Status: Nil

Other Assessments: Nil



HISTORY AND DESCRIPTION:

This early face limestone building is associated with the manse for St Andrew's Church. The Manse and St Andrew's Church are both included on the State Heritage register and this stables building is an important part of the church buildings complex. Its basic design indicates that it may pre-date the Manse of 1911 and be associated with the early 1860s Manse which was demolished for the building of the new residence.

The building has undergone a number of changes for upgrading for motor vehicles, including the insertion of a roller door, but it retains a large amount of original detailing including corrugated iron gable end with loft doors to the upper level roof space. In addition to the stone stables there is an open shed to the side which has had a later roof extension.

STATEMENT OF HERITAGE VALUE:

This stables building is indicative of the outbuildings associated with substantial residences in the mid to late nineteenth century in Mount Gambier.

RELEVANT CRITERIA (under Section 23(4) of the *Development Act, 1993*):

- (a) This displays historical and social themes that are of importance to the City of Mount Gambier as part of the St Andrew's building complex, it represents the development of religious establishments and the growth of the Presbyterian congregation during the nineteenth century.
 - (d) This stables building displays design characteristics and construction techniques of significance to the City of Mount Gambier as it is a simple, utilitarian building constructed in local stone and corrugated iron.
-

EXTENT OF LISTING:

External form, materials and detailing of the stables. Any later additions and alterations are excluded from the listing.

REFERENCES

- Site visit, 2007
-

HOUSE

Address: 12-14 George Street,
Mount Gambier

Certificate of Title: 5712/648

Use: Residential

HCZ Area:

Heritage Status: Nil

Other Assessments: Nil



HISTORY AND DESCRIPTION:

This pair of houses is an unusual example of attached residences in Mount Gambier. The symmetrical nature of the plan and the overall scale of the building create the impression of one house. The detailing of the dressed limestone is of high quality. The building was probably constructed soon after the First World War, during the 1920s. Rate assessments indicate dwellings on this site in 1925-6.

STATEMENT OF HERITAGE VALUE:

This pair of houses is an unusual example of attached housing constructed in the mid-1920s in the Mount Gambier area.

RELEVANT CRITERIA (under Section 23(4) of the *Development Act, 1993*):

- (a) This semi-detached pair of houses displays historical and social themes that are of importance to the City of Mount Gambier as it represents the development of attached residences in the township during early twentieth century.
- (d) This semi-detached pair of houses displays aesthetic merit and design characteristics of significance to the City of Mount Gambier as it is a good representative of two dwellings designed as one house using limestone for walls and detailing.
-

EXTENT OF LISTING:

External form, materials and detailing of the 1925-6 houses including stonework, timber windows and verandah. Any later additions and alterations are excluded from the listing.

REFERENCES

- Site visit, 2007
 - Mount Gambier Rate Assessments
-

HOUSE

Address: 13 Hart Street, Mount

Gambier

Certificate of Title: 5780/629

Use: Residential

HCZ Area:

Heritage Status: Nil

Other Assessments: Nil



HISTORY AND DESCRIPTION:

This circa 1860s house is a good example of a typical stone house of the period constructed in Mount Gambier. Rate assessments are unclear but would seem to indicate that the house was constructed by 1868, as a two roomed stone house with a rear skillion-roofed section. It was part of a group of early dwellings, many of which have been demolished.

STATEMENT OF HERITAGE VALUE:

This house is an important representative example of housing constructed early in the settlement and growth of the township of Mount Gambier.

RELEVANT CRITERIA (under Section 23(4) of the *Development Act, 1993*):

- (a) This house displays historical and social themes that are of importance to the City of Mount Gambier as it represents the development of residences in the township during the mid nineteenth century.
- (d) This house displays aesthetic merit and design characteristics of significance to the City of Mount Gambier as it is an excellent representative of an early small cottage reflecting the low scale and simple form of the 1860s.
-

EXTENT OF LISTING:

External form, materials and detailing of the 1860s house including hipped roof and verandah form, and chimneys. Any later additions and alterations are excluded from the listing.

REFERENCES

- Site visit, 2007
 - Mount Gambier Rate Assessments
-

HOUSE

Address: 17 Hart Street, Mount

Gambier

Certificate of Title: 5311/199

Use: Residential

HCZ Area:

Heritage Status: Nil

Other Assessments: Nil



HISTORY AND DESCRIPTION:

This circa 1860s house is a good example of a typical stone house of the period constructed in Mount Gambier. Rate assessments indicate that the house was constructed by 1868, as a three roomed stone house with a rear skillion-roofed section. It was part of a group of early dwellings, many of which have been demolished.

STATEMENT OF HERITAGE VALUE:

This house is an important representative example of housing constructed during the turn of the century in the Mount Gambier area.

RELEVANT CRITERIA (under Section 23(4) of the *Development Act, 1993*):

- (a) This house displays historical and social themes that are of importance to the City of Mount Gambier as it represents the development of residences in the township during the late nineteenth and early twentieth century.
 - (d) This house displays aesthetic merit and design characteristics of significance to the City of Mount Gambier as it is an excellent representative of an early small cottage reflecting the low scale and simple form of the 1860s.
-

EXTENT OF LISTING:

External form, materials and detailing of the 1860s house including hipped roof form. Any later additions and alterations are excluded from the listing.

REFERENCES

- Site visit, 2007
 - Mount Gambier Rate Assessments
-

FORMER PRIVATE HOSPITAL

Address: 49 Helen Street, Mount

Gambier

Certificate of Title: 5241/984

Use: Commercial

HCZ Area:

Heritage Status: Nil

Other Assessments: Nil



HISTORY AND DESCRIPTION:

This building was constructed by Mrs Hannah Maria Lehmann in 1915. Mrs Lehmann was a midwife and established a private hospital for mothers and babies. Her obituary in *The Border Watch* in July, 1954 stated that she had assisted more than 1000 babies into the world.

The now painted dressed limestone building is quite distinctive in design, and varies in many ways from a typical residence, with the entrance set well back from the street frontage and wide rooms across the allotment. Consequently it is assumed that the building was specifically designed by Mrs Lehmann as a private hospital, specifically for mothers and babies. These establishments run by experienced midwives were termed 'lying-in' hospitals, and were used in preference to public hospitals by prospective mothers during the nineteenth and early twentieth centuries.

The building was converted to offices in the mid-1970s.

STATEMENT OF HERITAGE VALUE:

This former private hospital is an example of the many private hospitals which functioned in Mount Gambier in tandem with the public Mount Gambier Hospital during the late nineteenth and early twentieth centuries.

RELEVANT CRITERIA (under Section 23(4) of the *Development Act, 1993*):

- (a) This former private hospital building displays historical and social themes that are of importance to the City of Mount Gambier as it represents the provision and development of health care facilities in Mount Gambier in the early twentieth century.
 - (c) This former private hospital has played an important part in the lives of the hundreds of women who gave birth at the hospital and used its facilities during its time of operation.
 - (d) This building displays aesthetic merit and design characteristics of significance to the City of Mount Gambier as it is an excellent representative of a purpose built private hospital constructed of dressed limestone.
-

EXTENT OF LISTING:

External form, materials and detailing of the 1915 former private hospital including plan and roof form, dressed limestone walls, and door and window dressings, timber window, door and verandah joinery. Any later additions and alterations are excluded from the listing.

REFERENCES

- Site visit, 2007
 - Mount Gambier Rate Assessments
-

WATER TOWER

Address: 7a Keegan Drive, Mount

Gambier

Certificate of Title: 5891/869

Use: Utilities

HCZ Area:

Heritage Status: Nil

Other Assessments: Nil



HISTORY AND DESCRIPTION:

This tower forms part of the water supply for Mount Gambier, and was installed by EWS in 1959 to assist in providing additional pressure for the town water supply. Previously the highest water tower was the one constructed in Crouch Street North in 1939.

STATEMENT OF HERITAGE VALUE:

The water tower is a local response to the need for storage for the town water supply.

RELEVANT CRITERIA (under Section 23(4) of the *Development Act, 1993*):

- (a) This water tower displays historical and social themes that are of importance to the City of Mount Gambier as it represents the improvement in the provision of services such as reticulated water for the residents.
 - (d) This water tower displays aesthetic merit and design characteristics of significance to the City of Mount Gambier as it is an excellent representative of the use of concrete formwork construction for water storage.
-

EXTENT OF LISTING:

External form, materials and original detailing of the 1959 water tower. The numerous antennas attached to the tower do not form part of the listing.

REFERENCES

- Site visit, 2007



View of water tower during construction, 1959

(Source: Les Hill Collection,
Mount Gambier Library)

RAILWAY TURNTABLE & ROUND HOUSE

Address: Lacepede Street, Mount Gambier

Certificate of Title: Railway Reserve

Use: Industrial/Tourism

HCZ Area:

Heritage Status: Nil

Other Assessments: Nil



HISTORY AND DESCRIPTION:

This turntable and roundhouse was constructed in the early 1950s, becoming operational in 1953, when the narrow gauge railway lines were converted to broad gauge in southern South Australia after the War. It is one of only five railway turntable and roundhouse complexes remaining in SA, and the round house is acknowledged as a small segment of what can be large, almost circular locomotive storage and maintenance operations, such as that at Peterborough in the north of the State. Locomotive services moved to here from the earlier Wehl Street Locomotive Yards at that time.

This turntable is located on a siding off the main Mount Gambier/Millicent railway line and is an excavated circular pit with a central concrete rotating platform. There are blue gum sleepers with iron rails to the bridge section. The round house is constructed of corrugated iron in an arc form with radiating bays for the four locomotive sheds. The round house timber framing and rear walls have had corrugated iron replaced with green corrugated fibreglass.

There are other buildings associated with the round house including a stone goods shed on the main railway line and corrugated iron shed to the side of the round house.

STATEMENT OF HERITAGE VALUE:

The Mount Gambier Railway Turntable and Round House is an important technological reminder of the part Mount Gambier played in the development of the SA Railway system, its links to interstate systems and the standardisation of track gauges after the Second World War. The significance of the place would be enhanced by the reinstatement of original fabric and details.

RELEVANT CRITERIA (under Section 23(4) of the *Development Act, 1993*):

- (a) The Railway turntable and round house display historical and social themes that are of importance to the City of Mount Gambier as they represent the ongoing development of transportation systems in the mid-twentieth century and the links the city has with other parts of the country.
 - (d) The Railway turntable and round house display a high degree of technical accomplishment of significance to the City of Mount Gambier as the complex is an intact example of post war railway installations and is one of only five roundhouse complexes left in SA.
-

EXTENT OF LISTING:

The form, all remaining equipment and technological elements associated with the functioning of the turntable and roundhouse. Any later additions and alterations are excluded from the listing.

REFERENCES

- Site visit, 2007
 - Ronald Stewein, *One Rusty Rail*, 1973
-

RAILWAY TURNTABLE & ROUND HOUSE (cont)



Corrugated iron shed to side of round house



Aerial view of turntable showing segmental form of round house

(Source: Google Earth 2007)

FORMER MOUNT GAMBIER HOSPITAL COMPLEX

Address: Lake Terrace West,
Mount Gambier
Certificate of Title: 5888/558

Use: Residential
HCZ Area:

Heritage Status: Nil
Other Assessments: Nil



HISTORY AND DESCRIPTION:

The Mount Gambier Hospital was constructed on the slopes of the Lakes area, on the south side of Lake Terrace West. It was a substantial stone building complex and served the district/region for many years. After the Second World War, new hospital facilities were proposed and in 1956-7 the Nurses Home was constructed to the east of the original hospital buildings. The site to the west was prepared for a major new hospital and laboratories, which were constructed in 1960-1 and opened in 1961. The earlier hospital building which sat between the two sections of new buildings was demolished in 1971-2.

Initial designs for a new hospital were drawn up in 1945 by J W Edwards, senior architect of the Architect-in-Chief's Department, using elements of new hospital design in Victoria and NSW by architectural firms such as Stephenson and Turner and Leighton Irwin. The design of the main section of the hospital and Nurses' Home reflected architectural principles at the time, with strongly defined horizontal layering of north facing sun balconies and access corridors, and a curved corner element on the Nurses' Home. The design was adapted and upgraded by the SA Public Buildings Department architects when the hospital was finally constructed in 1960. The hospital laboratories were located in a building to the rear of the main hospital and the notable architectural feature of the laboratories is its parabolic roof form. The two sections of the hospital were linked by an elevated walkway with a notable steel superstructure supported on inverted conical concrete pillars.

[There is currently a Development Application in to Council for conversion of the second part of the hospital to apartments – as a first stage, the former Nurses Home has been successfully converted.]

STATEMENT OF HERITAGE VALUE:

The former Mount Gambier Hospital Complex is significant for the scale of development of hospital facilities in the region during the 1950s and 1960s. It is a major building using Mount Gambier stone and it reflects hospital design principles of that period.

RELEVANT CRITERIA (under Section 23(4) of the *Development Act, 1993*):

- (a) This former Hospital displays historical, social and economic themes that are of importance to the City of Mount Gambier as it is indicative of the significance of Mount Gambier as a centre of the South East region and the construction of major facilities in the township.
- (d) This former Hospital displays aesthetic merit, design characteristics and construction techniques of significance to the City of Mount Gambier as it is a major institutional building designed by State Government architects within the immediate post Second World War period using local Mount Gambier stone.

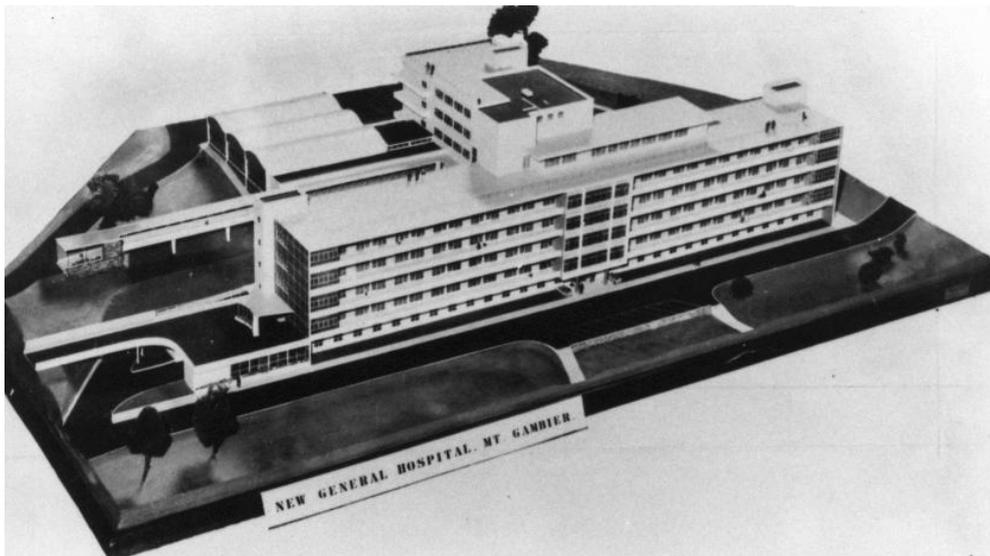
EXTENT OF LISTING:

External form, materials and detailing of the 1950s-60s hospital building including overall building form, rear parabolic roofed laboratories, linking elevated bridge, overall form of nurses home and sloping landscaped grounds. Any later additions and alterations are excluded from the listing.

REFERENCES

- Site visit, 2007
- Les Hill Photographic Collection, Mount Gambier Library
- *The Border Watch*, April 5, 1945

FORMER MOUNT GAMBIER HOSPITAL COMPLEX (cont)



1960 Model of Hospital building (Les Hill Collection)



Linking elevated Walkway from main building to Nurses' Home



View of Hospital buildings from south – showing laboratories and parabolic roof forms

FREW PARK

Address: Penola Road, Mount
Gambier
Certificate of Title: 5638/340

Use: Recreational
HCZ Area:

Heritage Status: Nil
Other Assessments: Nil



HISTORY AND DESCRIPTION:

Frew Park is an area of open land in the centre of Mount Gambier which has provided a recreation area for local residents since its establishment. In 1886, the 7 acres which he had loaned to sporting groups, particularly the Cricket Club, was donated by John Frew for the use of all sporting groups and clubs. The land had originally been owned by Alexander Mitchell, whose widow married John Frew. A notable use of the park was by the Caledonian Society which held New Year Highland Games on the oval from 1883 to 1941. The park was managed by a board of Trustees until it was transferred to the Mount Gambier Corporation in 1939.

Early photos show pine trees around the perimeter of the park. These have been replaced with Ashes.

STATEMENT OF HERITAGE VALUE:

As a sizeable piece of land donated to the Mount Gambier community, Frew Park is an important example of philanthropy for public good in Mount Gambier during the late nineteenth century.

RELEVANT CRITERIA (under Section 23(4) of the *Development Act*, 1993):

- (c) Frew Park has played an important part in the lives of local residents of Mount Gambier as a major recreation area since the time of its establishment in the 1880s.
 - (f) Frew Park is a landmark in Mount Gambier and is a notable green gateway to the town from the north.
-

EXTENT OF LISTING:

The full extent of Frew Park. The area and its trees should be cared for in a manner which ensures their longevity. No buildings have been identified as significant.

REFERENCES

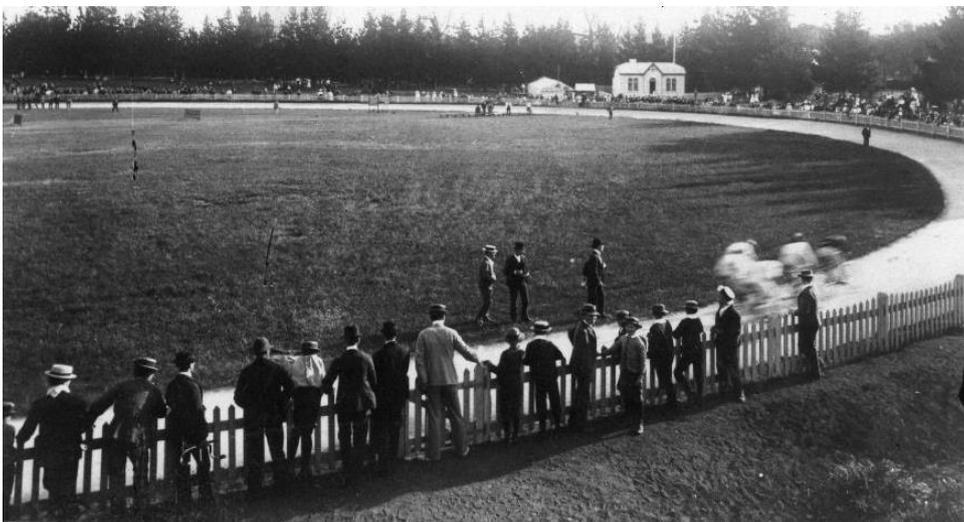
- Site visit, 2007
- Hill, p129



FREW PARK, Penola Road, Mount Gambier (cont)



Playing cricket at Frew Park, 1887



Views of cycling at Frew Park, 1897

(Source of early photographs: Les Hill Collection, Mount Gambier Library)

ST PAUL'S SCHOOL HALL

Address: Former Roman Catholic Complex, Penola Road, Mount Gambier
Certificate of Title: 5915/643

Use: Education
HCZ Area:

Heritage Status: Nil
Other Assessments: Mil



HISTORY AND DESCRIPTION:

This building served as the primary section of the St Paul's Catholic Boys School in Mount Gambier. The foundation stone was laid in December 1915 and the building opened on July 16, 1916. The secondary section was attached to the adjacent Convent. The two parts of the school were amalgamated in 1952 as Mater Christi College. The school moved to Moorak Station buildings in 1931, and the building was then used as a Sunday School and for other functions.

The hall is a grey dolomite building with transverse rear section and side wings. It has an elaborate portico of composite columns, elaborate cornice and balustraded parapet. The portico floor is tiled with multi-coloured cream, brown and terracotta tiles. The space between the columns was infilled at some stage, but this has been removed, and there is some damage to the elements of the capitals. The hall is now adjacent to the new development associated with the State Heritage listed Convent building.

STATEMENT OF HERITAGE VALUE:

St Paul's School Hall serves as a reminder of the provision of facilities for education of Catholic boys in the early years of the twentieth century and the establishment of a significant educational facility which continues today at Tenison Woods College. The building itself reflects the use of Mount Gambier stone and its elaborate portico is a strong architectural element in the Roman Catholic complex.

RELEVANT CRITERIA (under Section 23(4) of the *Development Act, 1993*):

- (a) This hall displays historical and social themes that are of importance to the City of Mount Gambier as it represents the development of educational facilities in the area during the early years of the twentieth century.
- (c) This hall has played an important part in the lives of local residents and has strong cultural associations for the community of students who were taught at the school for the period of its existence in this building.
- (d) The hall displays aesthetic merit and design characteristics of significance to the City of Mount Gambier as it is an important part of the former Roman Catholic complex of major buildings in this section of Bay Road and it retains significant architectural elements reflecting the use of local stone.

EXTENT OF LISTING:

External form, materials and detailing of the 1916 hall including face stonework and highly decorative portico elements. Any later additions and alterations are excluded from the listing.

REFERENCES

- Site visit, 2007
- Les Hill, *Mount Gambier The City Around a Cave*, Investigator Press, Leabrook, 1972

ST PAUL'S SCHOOL HALL, Fmr Roman Catholic Complex, Penola Rd, Mt Gambier (cont)



St Paul's School building soon after opening in 1916



St Paul's School primary students in front of school building, 1916

(Source of early photographs: Les Hill Collection, Mount Gambier Library)

ST PAUL'S SCHOOL HALL, Fmr Roman Catholic Complex, Penola Rd, Mt Gambier (cont)



Aerial View of Roman Catholic complex showing the Convent and the two parts of St Paul's School buildings
(Source: Les Hill Collection, Mount Gambier Library)

HOUSE

Address: 44 Pick Avenue, Mount

Gambier

Certificate of Title: 5926/347

Use: Residential

HCZ Area:

Heritage Status: Nil

Other Assessments: Nil



HISTORY AND DESCRIPTION:

This circa 1900, house constructed for the Millard family, is a good example of a of a face dolomite stone house of the period constructed on the southern fringe of the more closely developed town centre. It retains random coursed face dolomite front walls with raised decorative limestone quoining and window and door dressings, and gable end banding. The convex verandah retains cast iron frieze and brackets typical of the transitional nature of the styling and detailing of much of the turn of the century domestic architecture. It sits within an industrial area close to the showgrounds, but is an important relic of the original residential and agricultural activities in this section of Mount Gambier.

STATEMENT OF HERITAGE VALUE:

This house is an important representative example of housing at the turn of the century in the Mount Gambier area.

RELEVANT CRITERIA (under Section 23(4) of the *Development Act, 1993*):

- (a) This house displays historical and social themes that are of importance to the City of Mount Gambier as it represents the development of residences on the edges of the township during the late nineteenth and early twentieth century.
 - (d) This house displays aesthetic merit and design characteristics of significance to the City of Mount Gambier as it is an excellent representative of a turn of the century asymmetrically fronted villa with a concave return verandah with fine timber detailing.
-

EXTENT OF LISTING:

External form, materials and detailing of the circa 1900 house including face stonework, raised stone dressings and return verandah. Any later additions and alterations are excluded from the listing.

REFERENCES

- Site visit, 2007
-

SHOW GROUNDS GRANDSTAND

Address: Pick Avenue, Mount

Gambier

Certificate of Title: 5709/67

Use: Residential

HCZ Area:

Heritage Status: Nil

Other Assessments: Nil



HISTORY AND DESCRIPTION:

The Show Society was formed in Mount Gambier in 1860 after a number of agricultural shows had proved a resounding success. Shows were held in various locations until the Police Paddock (in Margaret Street) behind the Police Station was leased and was used for Shows until after WW2. The current showgrounds were established by the Mount Gambier Corporation during 1945-7 and the first show was held here in October 1954.

The grandstand was first constructed on the old showgrounds using a donation from George Riddoch in 1885, and was dismantled and transferred to the new showgrounds in 1954. It is a good example of the form and scale of a late Victorian stand, but has lost much of its original detailing in the move, including its cast iron balustrading and decorative bargeboards to the gabled roof ends.

STATEMENT OF HERITAGE VALUE:

The Showgrounds site is significant as it represents the provision of dedicated community and recreational facilities for the Mount Gambier township and surrounding district. The site has hosted a significant number and range of community social activities since its establishment, and the grandstand reflects the continuation of agricultural shows in this new location established in the early 1950s.

RELEVANT CRITERIA (Under Section 23(4) of the *Development Act 1993*):

- (a) The Showgrounds Grandstand displays historical and social themes of importance to Mount Gambier as it is indicative of the consolidation of the town and its community facilities during the late nineteenth and early twentieth century.
 - (c) The Grandstand and the Showgrounds have played an important part in the lives of local residents of Mount Gambier as a focal point for agricultural shows, sporting activities and a range of other community events since their establishment here in the 1950s.
 - (d) The Grandstand at the Showgrounds displays aesthetic merit, design characteristics and construction techniques of significance to the local area as it is of a classic grandstand of simple form and design, constructed in corrugated iron.
-

EXTENT OF LISTING:

The form materials and detailing of the Showgrounds Grandstand including 1954 alterations required to make transported building sound. Any later additions and alterations are excluded from the listing.

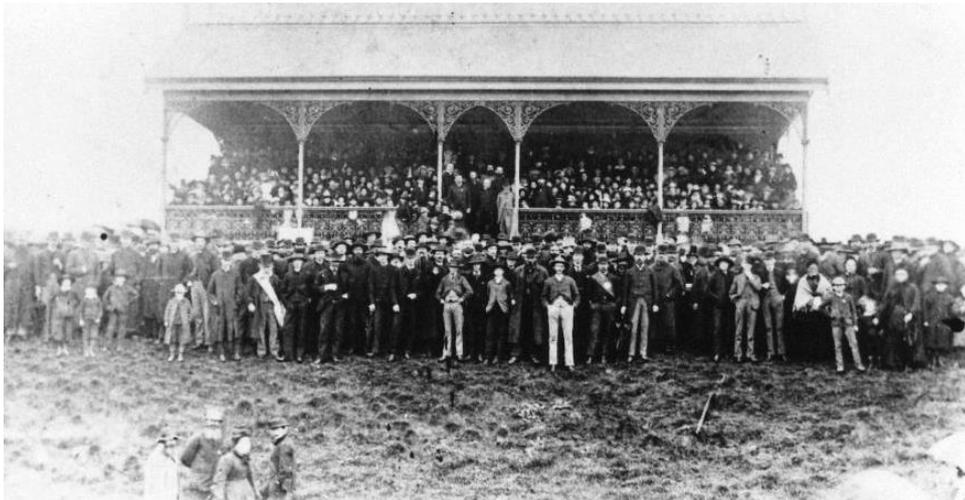
REFERENCES

- Site visit, 2007
 - Hill, p136-7
-

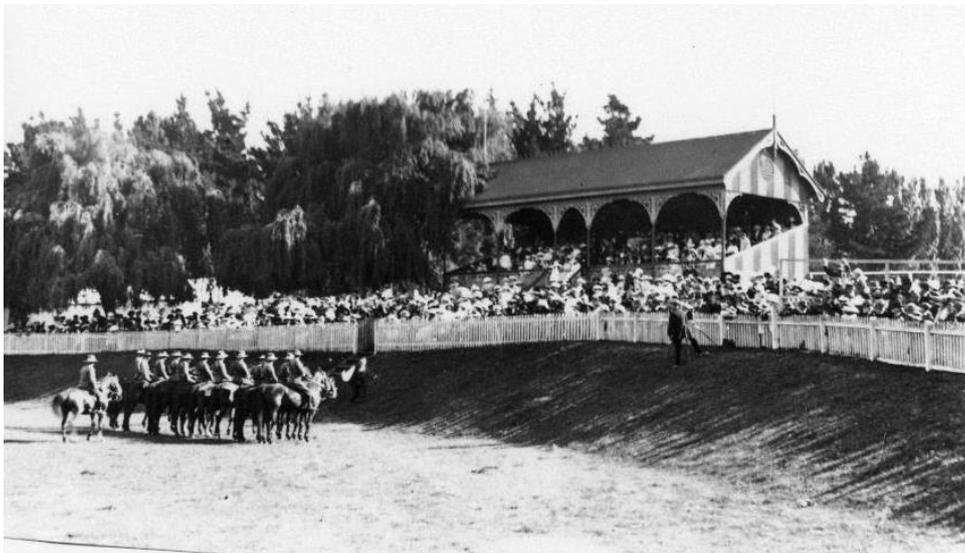
SHOW GROUNDS GRANDSTAND, Pick Avenue, Mount Gambier



Side elevation of grandstand



View of grandstand, 1887, at first Showgrounds



View of grandstand, 1910

(Source of early photographs: Les Hill Collection, Mount Gambier Library)

FORMER HOUSE

Address: 2 Railway Terrace, Mount Gambier
Certificate of Title: 5872/249

Use: Office
HCZ Area:

Heritage Status: Nil
Other Assessments: Nil



HISTORY AND DESCRIPTION:

This small symmetrically fronted residence constructed between 1880 and 1890 is an excellent example of a small residential building within the township of Mount Gambier during that period of development. It has recently been converted to office use and now sits within the commercial area, but is an important indicator of the original residential function of this part of the city.

STATEMENT OF HERITAGE VALUE:

This small cottage is significant for its representation of residential use of this section of Mount Gambier.

RELEVANT CRITERIA (under Section 23(4) of the *Development Act, 1993*):

- (d) This former house displays aesthetic merit and design characteristics of significance to the City of Mount Gambier as it is an excellent example of circa 1880-1890 residence constructed of face dolomite and limestone.
-

EXTENT OF LISTING:

External form, materials and detailing of the circa 1880-1890 former house including face stone wall and timber window and door joinery. Any later additions and alterations are excluded from the listing.

REFERENCES

- Site visit, 2007
-

HOUSE

Address: 5 Sutton Avenue, Mount

Gambier

Certificate of Title: 5739/541

Use: Residential

HCZ Area:

Heritage Status: Nil

Other Assessments: Nil



HISTORY AND DESCRIPTION:

This small house was constructed at a similar time to the 1883-4 Council Chambers opposite and was built in face pink dolomite with limestone window and door surrounds and quoins. The side walls are of limestone (now painted), and the house also retains its limestone chimney with moulded capping (currently the house's verandah has been removed, but evidence of its form and location remains). The house has been extended to the rear in a sympathetic manner.

STATEMENT OF HERITAGE VALUE:

This circa 1880s house reinforces the development of the Roseville Subdivision on Sutton Avenue and is indicative of the development of small independent village type settlements around the Mount Gambier town centre.

RELEVANT CRITERIA (under Section 23(4) of the *Development Act, 1993*):

- (a) This house displays historical and social themes that are of importance to the City of Mount Gambier as it represents the growth of small village settlements separate from the town centre during the 1880s.
 - (d) This house displays aesthetic merit and design characteristics of significance to the City of Mount Gambier as it is a good example of a simple symmetrically fronted residence constructed of local stone.
-

EXTENT OF LISTING:

External form, materials and detailing of the c1880s house. Any later additions and alterations are excluded from the listing.

REFERENCES

- Site visit, 2007
-

FORMER STABLES

Address: 13 Tenison Drive, Mount

Gambier

Certificate of Title: 4232/220

Use: Residential

HCZ Area:

Heritage Status: Nil

Other Assessments: Nil



HISTORY AND DESCRIPTION:

This simple stone building served as stables for Moorak Station (now Tenison College) which was established in the 1840s. It is a typical early outbuilding associated with a pastoral enterprise and with the subdivision of the estate has now become divorced from the original homestead buildings. It is now used as a garage for a new residence.

STATEMENT OF HERITAGE VALUE:

The former stables are a link with the original settlement of this part of Mount Gambier during the 1840s and 1850s, in close association with the Lakes and a reliable water supply.

RELEVANT CRITERIA (under Section 23(4) of the *Development Act, 1993*):

- (a) The former stables building displays historical and social themes that are of importance to the City of Mount Gambier as it represents the development of pastoral estates in the area during the earliest period of settlement.
 - (d) The former stables building displays design characteristics of significance to the City of Mount Gambier as it is an excellent representative of an 1840s-50s farm outbuilding, now converted to another use.
-

EXTENT OF LISTING:

External form, materials and detailing of the c1840s stable building including face stone and simple form. Any later additions and alterations are excluded from the listing.

REFERENCES

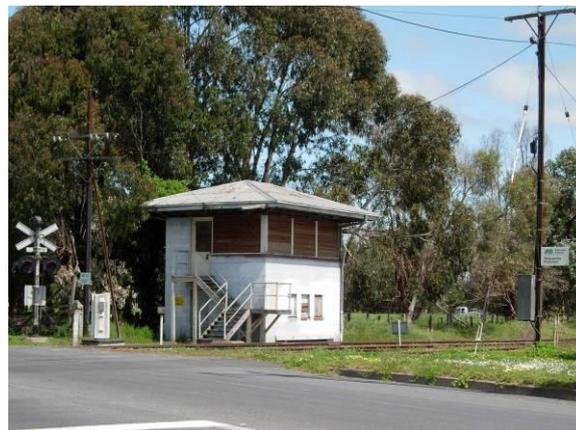
- Site visit, 2007
-

RAILWAY SIGNAL BOX

Address: White Avenue, Mount Gambier
Certificate of Title: Railway Reserve

Use: Transportation
HCZ Area:

Heritage Status: Nil
Other Assessments: Nil



HISTORY AND DESCRIPTION:

This signal box was constructed in the early 1950s, becoming operational in 1953, when the narrow gauge railway lines were converted to broad gauge in southern South Australia after the War. It is similar in form but a later version of the signal box next to the Railway Station.

STATEMENT OF HERITAGE VALUE:

The railway signal box is an important indication of the part Mount Gambier played in the development of the SA Railway system, its links to interstate systems and the standardisation of track gauges after the Second World War.

RELEVANT CRITERIA (under Section 23(4) of the *Development Act, 1993*):

- (a) The railway signal box displays historical and social themes that are of importance to the City of Mount Gambier as it represents the ongoing development of transportation systems in the mid-twentieth century and the links the city has with other parts of the country.
-

EXTENT OF LISTING:

External form, materials and detailing of the signal box including the simple form and wide eaves.

REFERENCES

- Site visit, 2007
 - Ronald Stewein, *One Rusty Rail*, 1973
-

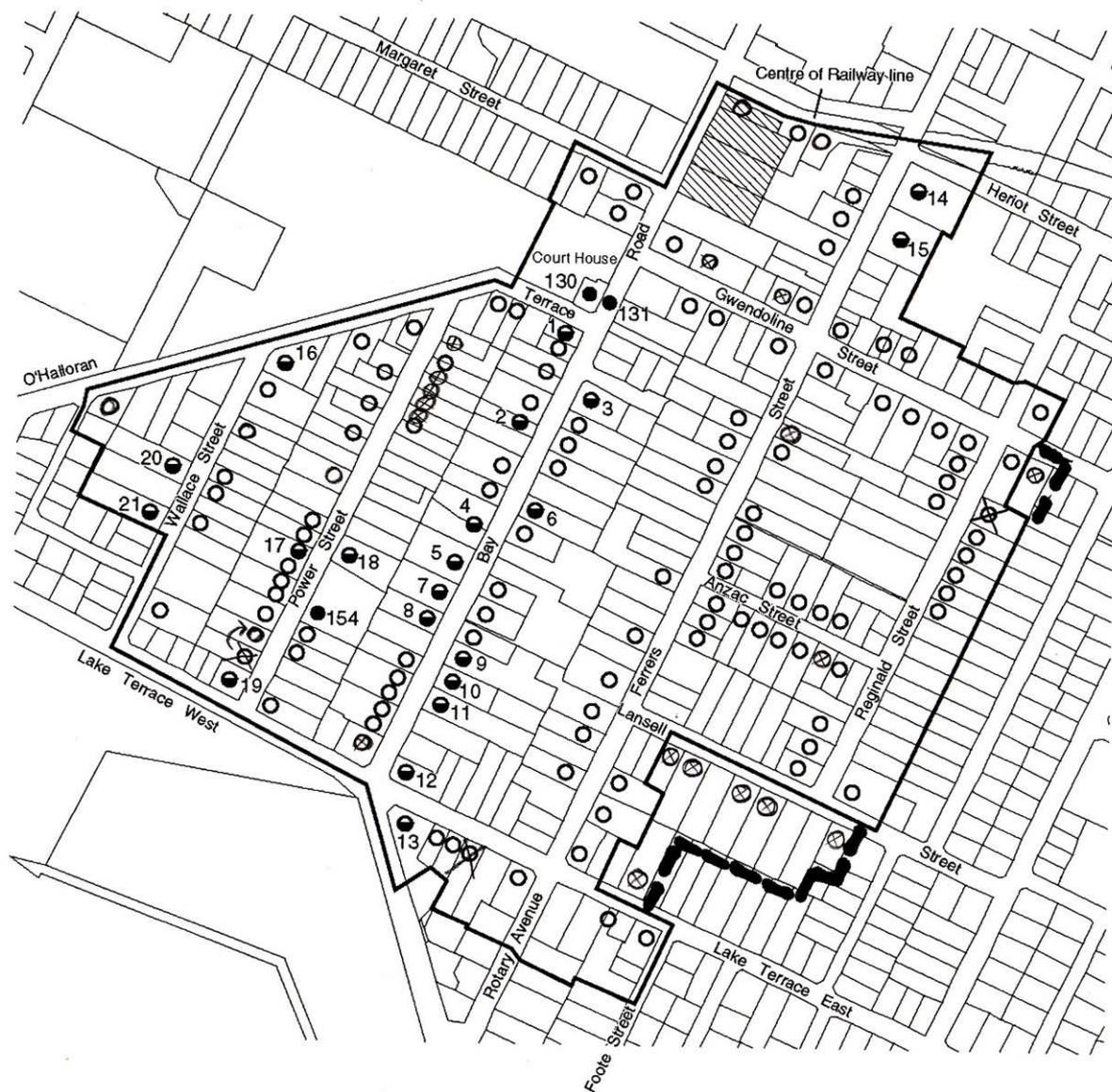
6.0 HISTORIC CONSERVATION POLICY AREAS

6.1 Bay Road Policy Area

6.1.1 Boundaries of Policy Area

It is recommended that an adjustment be made to the boundary of this Policy Area at Lansell Street and Lake Terrace East to incorporate additional places which contribute to the character of the area.

It is also recommended that the boundary along Gwendoline Street be extended to incorporate 24 Gwendoline Street (refer map).



BAY ROAD POLICY AREA



Changes to HCPA:

-  New contributory places
-  Demolished or deleted places
-  Boundary changes

6.1.2 Local Heritage Places

It is recommended that all Local Heritage listed places within this Policy Area be retained.

6.1.3 Contributory Places

All contributory places within the Policy Area are recommended for retention.

The following additional places are recommended for inclusion:

- House, 10 Anzac Street
- House, 37 Bay Road
- House, 80 Bay Road
- House, 45 Ferrers Street
- House, 55 Ferrers Street (mapped but not listed)
- House, 64 Ferrers Street (mapped but not listed)
- House, 1 Gwendoline Street
- House, 7 Gwendoline Street
- House, 24 Gwendoline Street
- House, 11 Lake Terrace East
- House, 2a Lansell Street
- House, 4 Lansell Street
- House, 8 Lansell Street
- House, 10 Lansell Street
- House, 16 Lansell Street
- House, 7 O'Halloran Terrace (mapped but not listed)
- House, 9 O'Halloran Terrace (mapped but not listed)
- House, 3 Power Street
- House, 5 Power Street
- House, 9 Power Street
- House, 11 Power Street
- House, 13 Power Street

Some demolition of, or changes to, contributory places has occurred and the following places should be deleted from the schedule:

- House, 7 Reginald Street
- House, 8 Lake Terrace East

6.1.4 Mapping Anomalies

The following places which are listed the Development Plan but not mapped should be included:

- House, 29 Bay Road
- House, 24a Ferrers Street
- House, 8 Power Street
- House, 24 Power Street (on wrong allotment)
- House, 7 Wallace Street

6.1.5 Significant Trees Noted

Street trees within this area of significance are:

- Ash trees (*Fraxinus sp.*) along Gwendoline Street
- Trees associated with a park on the northern side of O'Halloran Terrace (actually outside area, but adjacent to it)
- Ash trees (*Fraxinus sp.*) on the east side of Wallace Street

6.1.6 Additional Recommendations

Guidelines for the maintenance and conservation of limestone fences in this area should be prepared.

6.1.7 Current Photographs of Recommended Additional Places



House, 10 Anzac Street



House, 37 Bay Road



House, 80 Bay Road



House, 45 Ferrers Street



House, 1 Gwendoline Street



House, 7 Gwendoline Street



House, 24 Gwendoline Street



House, 11 Lake Terrace East



House, 2a Lansell Street



House, 4 Lansell Street



House, 8 Lansell Street



House, 10 Lansell Street



House, 16 Lansell Street



House, 3 Power Street



House, 5 Power Street



House, 9 Power Street



House, 11 Power Street



House, 13 Power Street



Ash trees along Gwendoline Street



Trees associated with the park on the northern side of O'Halloran Terrace (outside area, but adjacent)

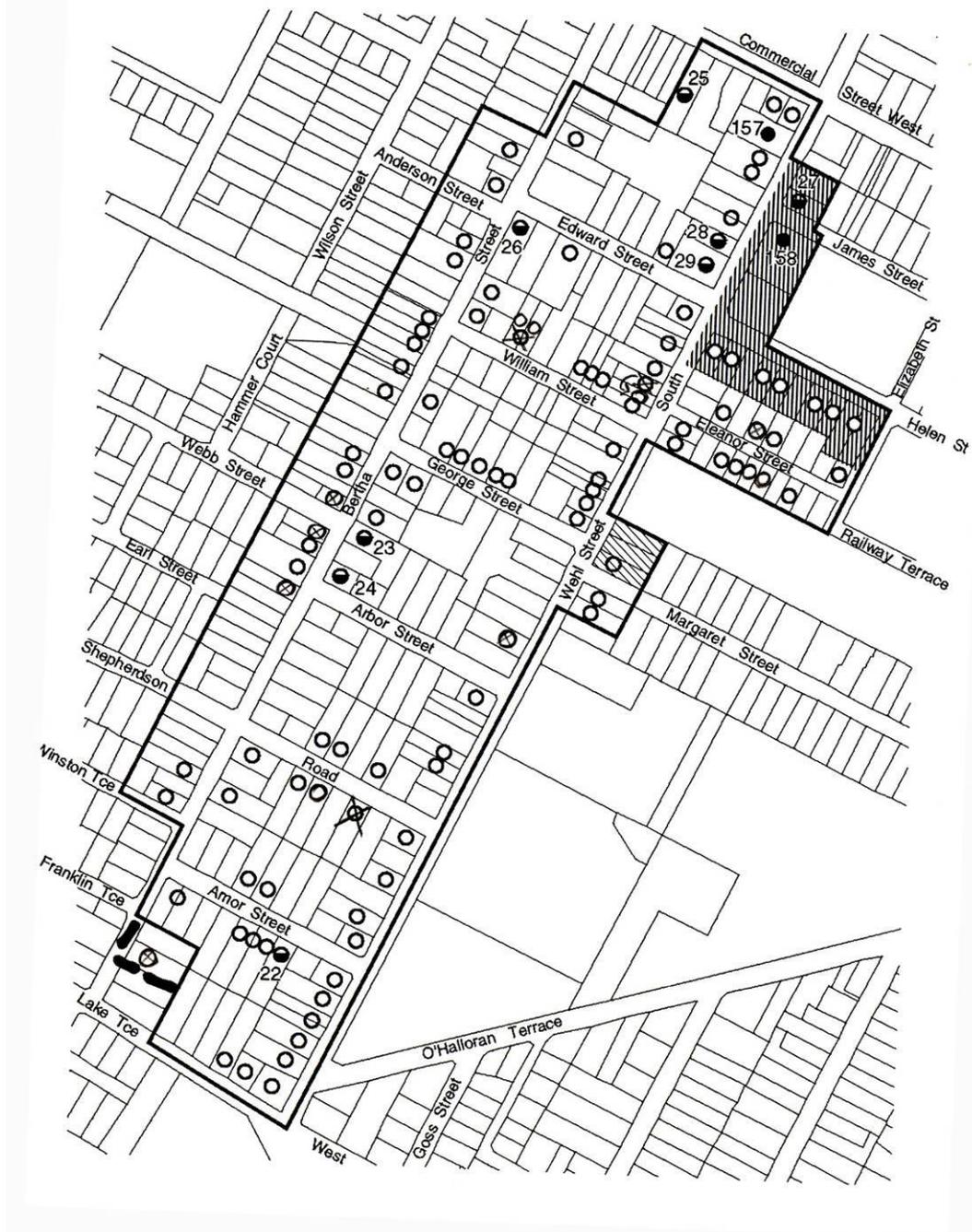


Ash trees on the east side of Wallace Street

6.2 Wehl Street South Policy Area

6.2.1 Boundaries of Policy Area

It is recommended that the southern boundary of the area along Bertha Street be extended to incorporate no. 53 Bertha Street (refer map).



WEHL STREET POLICY AREA



Changes to HCPA:

-  New contributory places
-  Demolished or deleted places
-  Boundary changes

6.2.2 Local Heritage Places

It is recommended that all Local Heritage Places identified within this Policy Area be retained.

6.2.3 Contributory Places

All contributory places within the Policy Area are recommended for retention.

The following additional places are recommended for inclusion:

- House, 53 Bertha Street
- House, 58 Bertha Street
- House, 60 Bertha Street
- House, 66 Bertha Street
- House, 12 Eleanor Street
- House, 28 Wehl Street South
- House, 62 Wehl Street South

Some demolition of contributory places has occurred and the following place should be deleted from the schedule:

- House, 3 Shepherdson Road

6.2.4 Mapping Anomalies

Map the following places which are listed but not mapped:

- House, 9 Eleanor Street
- House, 11 Eleanor Street
- House, 7 Shepherdson Road
- House, 18 Wehl Street South
- House, 20 Wehl Street South
- House, 22 Wehl Street South
- House, 24 Wehl Street South
- House, 28 Wehl Street South (move symbol from no. 26 to no. 28)
- House, 30 Wehl Street South
- House, 12 William Street (currently one symbol for 12 & 14)
- House, 14 William Street (currently one symbol for 12 & 14)

6.2.5 Significant Trees Noted

Street trees within this area of significance are:

- Camphor Laurel (*Cinnamomum camphora*) in rear garden, 21 Bertha Street (LHP)
- Canary Island Date Palm (*Phoenix canariensis*), 64 Bertha Street
- Flowering Gums (*Corymbia ficifolia*), William Street street planting

6.2.6 Additional Recommendations

Given the side set backs of the small cottages in this HCPA, boundary to boundary development is inappropriate as it alters the established physical character of the policy area.

Additional guidance should be provided via a revised and more detailed Desired Character Statement for the Policy Area.

Guidelines for the maintenance and conservation of limestone fences in this area should be prepared.

6.2.7 Current Photographs of Recommended Additional Places



House, 53 Bertha Street



House, 58 Bertha Street



House, 60 Bertha Street



House, 66 Bertha Street



House, 12 Eleanor Street



House, 28 Wehl Street South



House, 62 Wehl Street South



21 Bertha Street, Camphor Laurel in rear garden



Canary Island Date Palm, 64 Bertha Street



Flowering Gums, William Street

6.3 Vansittart Park Policy Area

6.3.1 Boundaries of Policy Area

It is recommended that the boundary to Victoria Terrace be altered (refer map).



VANSITTART PARK POLICY AREA



Changes to HCPA:

-  New contributory places
-  Demolished or deleted places
-  Boundary changes

6.3.2 Local Heritage Places

It is recommended that all heritage places as scheduled in the Development Plan be retained.

6.3.3 Contributory Places

The following additional places are recommended for inclusion in the schedule:

- House, 2 Agnes Street
- House, 4 Agnes Street
- House, 2 Park Street
- House, 1 Victoria Terrace
- House, 9 Victoria Terrace
- House, 11 Victoria Terrace
- House, 15 Victoria Terrace
- House, 21 Victoria Terrace

The following contributory place should be removed from the schedule:

- House, 59 Jubilee Highway West (not mapped)

6.3.4 Mapping Anomalies

Map the following places which are listed but not mapped:

- House, 2 Eglington Terrace
- House, 4 Eglington Terrace

6.3.5 Significant Trees Noted

Street trees within this area of significance are:

- This Policy Area includes Vansittart Park which contains a large number of mature and significant trees.
- Street trees (Ashes – *Fraxinus sp*), Park Street

6.3.6 Additional Recommendations

A Management Plan for Vansittart Park should be drawn up which covers both the natural and built elements of the park Historic Conservation Policy Area

Guidelines for the maintenance and conservation of significant limestone fences in this area should be prepared.

6.3.7 Current Photographs of Recommended Additional Places



House, 2 Agnes Street



House, 4 Agnes Street



House, 2 Park Street



House, 1 Victoria Terrace



House, 9 Victoria Terrace



House, 11 Victoria Terrace



House, 15 Victoria Terrace



House, 21 Victoria Terrace



Vansittart Park



Street Trees, Park Street

6.4 St Andrew's Policy Area

6.4.1 Boundaries of Policy Area

No changes to the boundaries of this Policy Area are recommended.



ST ANDREW'S POLICY AREA



Changes to HCPA:

-  New contributory places
-  Demolished or deleted places
-  Boundary changes

6.4.2 Local Heritage Places

The 1994 Survey recommended 7 Local Heritage Places within the St Andrew's Policy Area. Place No. 34 the Bowling Club has been demolished and this has been deleted from the Schedule in the PAR. The other 6 places (all houses) are recommended for retention.

St Andrew's Hall and the former Umpherston College building are recommended as additional Local Heritage Places within this HCPA.

6.4.3 Contributory Places

All contributory places within the Policy Area are recommended for retention.

Three additional places are recommended for inclusion, these are:

- House, 15 Elizabeth Street
- House & Fence, 33 Elizabeth Street.
- House, 51 Elizabeth Street

Some demolition of contributory places has occurred and the following places should be deleted from the schedule:

- 36 Wehl Street North
- 3 Lawrence Street

6.4.4 Mapping Anomalies

The following places in the schedule have not been included on the map of the Policy Area within the PAR:

- 1 Frances Street
- 5 Frances Street
- 7 Frances Street
- 84 Gray Street
- 8 Hart Street

The following places are mapped in the wrong location:

- 15 Jubilee Highway West should be located on the corner of Grey Street.

6.4.5 Significant Trees Noted

The following tree is considered significant:

- Norfolk Island Pine (*Araucaria heterophylla*), 3 Lawrence Street.

6.4.6 Additional Recommendations

Due to the topography, this area contains a large number of stone retaining walls, usually of limestone or scoria. It is recommended that Conservation Guidelines be prepared for the retention and maintenance of these significant walls and fences as they are an important part of the physical character of the Policy Area. (Refer Section 8 of this Review).

Additional guidance should be provided for development via a more detailed Desired Character Statement within the Policy Area.

6.4.7 Current Photographs of Recommended Additional Places



House, 15 Elizabeth Street



House, 33 Elizabeth Street



View of fence, 33 Elizabeth Street



House, 51 Elizabeth Street



Norfolk Island Pine, 3 Lawrence Street

6.5 Wehl Street North Policy Area

6.5.1 Boundaries of Policy Area

This was formerly part of the Doughty Street Policy Area - and it is recommended that this area now be split into the Wehl Street North Policy Area and the Doughty Street Policy Area (see section 6.6). The proposed boundary is outlined below:



WEHL STREET NORTH POLICY AREA



Changes to HCPA:

-  New contributory places
-  Demolished or deleted places
-  Boundary changes

6.5.2 Local Heritage Places

It is recommended that all heritage places as scheduled in the Development Plan be retained.

6.5.3 Contributory Places

No additional places are recommended for inclusion.

The following contributory place is recommended for deletion from the schedule:

- House, 35 Queens Avenue

6.5.4 Mapping Anomalies

The following place should be deleted from the map as it is not included in the schedule and is not considered contributory:

- House, 70 Wehl Street.

6.5.5 Significant Trees Noted

Nil

6.5.6 Additional Recommendations

Due to the topography, this area contains a large number of stone retaining walls, usually of limestone or scoria. It is recommended that Conservation Guidelines be prepared for the retention of these significant walls and fences as they are an important part of the physical character of the Policy Area. (Refer Section 8 of this Review)

6.6 Doughty Street Policy Area

6.6.1 Boundaries of Policy Area

This was formerly part of the Doughty Street Policy Area - and it is recommended that this area now be split into the Wehl Street North Policy Area (see section 6.5) and the Doughty Street Policy Area. The proposed boundary is outlined below:



DOUGHTY STREET POLICY AREA



Changes to HCPA:

-  New contributory places
-  Demolished or deleted places
-  Boundary changes

6.6.2 Local Heritage Places

It is recommended that all heritage places as scheduled in the Development Plan be retained.

6.6.3 Contributory Places

No additional places are recommended for inclusion.

6.6.4 Mapping Anomalies

Nil

6.5.5 Significant Trees Noted

The following trees are considered significant:

- Canary Island Date Palms (*Phoenix canariensis*), garden of 19 Doughty Street
- Cottonwood (*Populus deltoides*), garden of 23 Doughty Street (LHP)

6.6.6 Additional Recommendations

Due to the topography, this area contains a large number of stone retaining walls, usually of limestone or scoria. It is recommended that Conservation Guidelines be prepared for the retention of these significant walls and fences as they are an important part of the physical character of the Policy Area. (Refer Section 8 of this Review)



Canary Island Date Palms, 19 Doughty Street

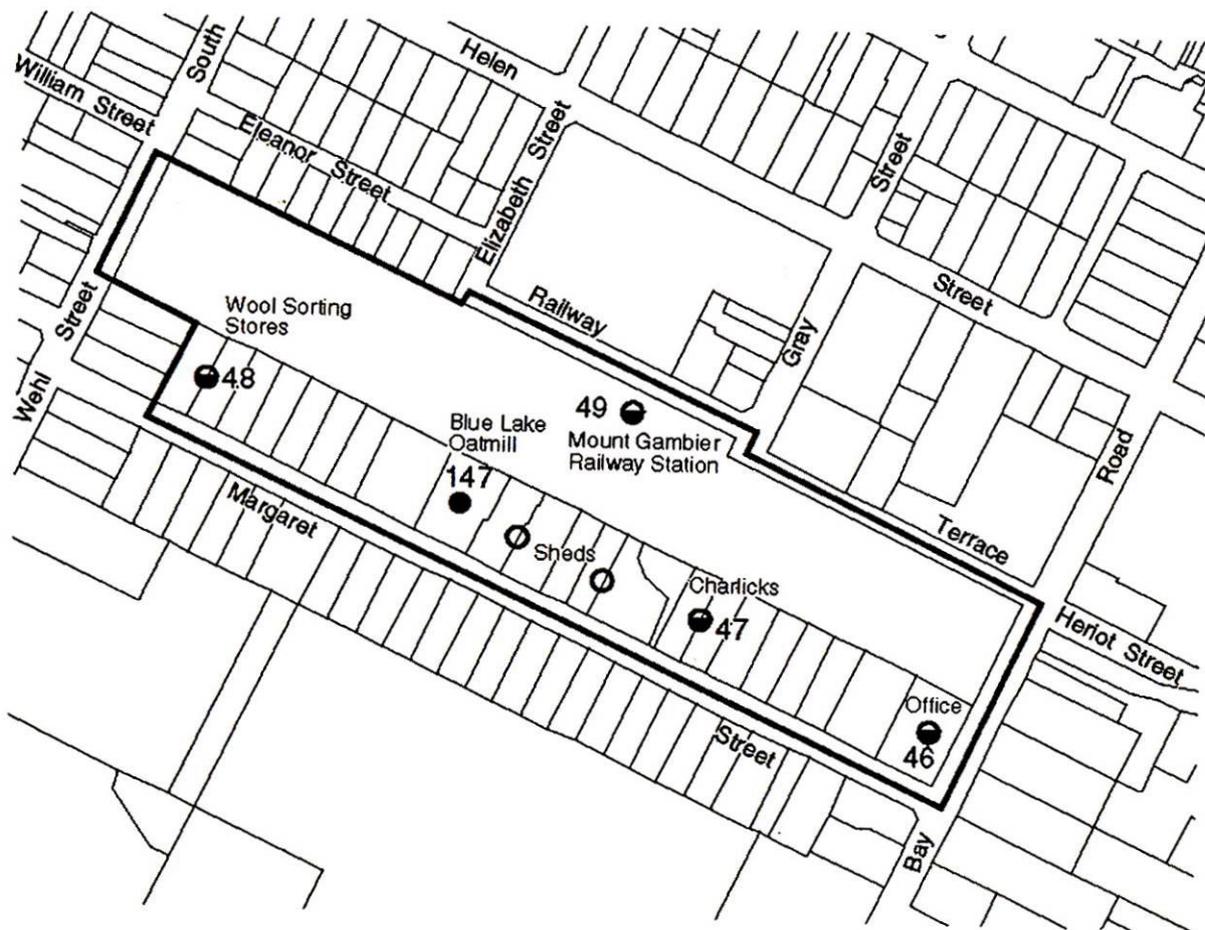


Cottonwood (*Populus deltoides*),
23 Doughty Street (LHP)

6.7 Railway Policy Area

6.7.1 Boundaries of Policy Area

No changes to the boundaries of this Policy Area are recommended.



RAILWAY POLICY AREA



Changes to HCPA:

-  New contributory places
-  Demolished or deleted places
-  Boundary changes

6.7.2 Local Heritage Places

It is recommended that all heritage places as scheduled in the PAR be retained.

6.7.3 Contributory Places

The contributory places in Margaret Street constitute a group of three corrugated iron sheds. These should be retained, depending on their condition and the degree of asbestos content in their structure. This will need to be carefully physically assessed. They are:

- Shed, 18 Margaret Street
- Shed, 24 Margaret Street
- Shed, 26 Margaret Street

6.7.4 Mapping Anomalies

Nil

6.7.5 Significant Trees Noted

Nil

6.7.6 Additional Recommendations

A Master Plan for the redevelopment of this now degraded area is required.

6.8 John Street Historic Conservation Policy Area

6.8.1 Boundaries of Policy Area

Note that this proposed HCPA sits within the Residential Zone, and on the northern edge of the Commercial Zone.



**Extent of proposed John Street Historic Conservation Policy Area
(Contributory houses mapped)**

6.8.2 History and Character of the Policy Area

This small area of the city of Mount Gambier contains a concentration of cottages built between 1870 and 1890. The area sits in Section 8, Hundred of Blanche and was first subdivided in 1866, and then again in 1880. The south side of John Street has been redeveloped but the original residential qualities of the area are well represented by the cottages on the north side and the cross streets.

The character of the area derives from the consistent form and scale of the cottages. The cottages are a mixture of timber and stone, and apart from the two places in Crouch Street, all the cottages are double fronted and symmetrical in design. Most have a simple verandah across the front elevation. The house at 1 Crouch Street is an unusual pair of residences but has been designed to appear a one house. The house at 12 Crouch Street was constructed in 1875, and is of typical slab construction. This place was severely damaged by car impact and Council has approved its demolition.

6.8.3 Recommendations for Policy Area

The following is recommended:

- The character of the Policy Area as described should be adapted to form the basis of the Desired Character Statement of the proposed Policy Area.
- All contributory places identified within the Policy Area should be protected.
- All works to places, including fencing, should be monitored regularly to ensure the conservation of the fabric of the places.
- All streetscape elements and proposed work should be monitored to retain the contributory qualities of the streetscapes within the area.
- Objectives and Principles of Development Control should be incorporated into the Heritage Plan Amendment Report which provide appropriate levels of protection and management for all contributory places and elements within the Policy Area.

6.8.4 Schedule of Places

The following places contribute to the heritage value of this proposed Policy Area:

Address	Description	Condition
Attached cottages, 1a & 1b Crouch Street North	An attached pair of stone cottages built to appear as a double fronted dwelling, with raised quoining, eaves bracketing and chimney, bull-nose profile verandah of later construction (probably original profile). The stone and render is painted now. Front elevation shows evidence of patterning in dressed and rock face dolomite.	Good
House, 12 Crouch Street North	Local Heritage Place (refer 1994 Heritage Survey) One of the earliest slab and batten cottages remaining. Has recently (mid-2006) had the front corner room removed by impact from a car accident. Still retains other original elements, but the internal area of the front room is now totally exposed.	Requires rebuilding Note: demolition was approved in early 2007
House, 4 Gerloff Street	A stone double fronted cottage with raised quoins of dressed limestone. Retains one chimney, but roof has been re-clad with alu-tiles and later square gutters installed, although the cottage retains its bead edge fascia. The front verandah is of later construction with alu-tile roof and 'D' gutters. The verandah has been enclosed. The cottage retains panelled door and sash window timber joinery.	Good
House, 5 Gerloff Street	A low scale weatherboard cottage which retains weatherboarding to all elevations and bull-nose verandah sitting immediately under the gutter of the top hipped roof line. Retains stone chimney, external timber architraves to later aluminium windows to the front. Retains to chimneys, northern elevation clad in sheeting but stone sections to chimney external walls remain. The roof has been re-roofed and ogee gutter reinstated.	Good
House, 5 John Street	A small cottage which has been completely clad with false brick sheeting, a new verandah with small gable, the chimney has also been clad in brick sheeting and the roof re-clad in alu tiles. Only sense of early cottage is size and scale. The windows to the front elevation have been completely changed.	Poor
House, 9 John Street	Stone cottage with quoining to front elevation, undressed stone to side elevations, skillion addition and later pitched roof additions to rear. The cottage retains two stone chimneys, one incorporated into the east elevation at the front of the cottage and one separate at the rear attached to the original kitchen. The front elevation stonework has been cleaned back below verandah level. The verandah is a later single pitch verandah with wrought iron columns, etc and returns around the west side of the cottage. Later 'D' profile gutters also.	Fair
House, 15 John Street	Small stone cottage retains stone front elevation, both side elevations have been rendered over. Later new development to rear	Fair to good

	on subdivided allotment. The cottage retains two low scale chimneys, bull-nose verandah profile (although this is a new verandah) and roof has been re-clad in galv. front elevation has had paint removed from dolomite stone blocks.	
House, 17 John Street	Small cottage with side weatherboard cladding intact. Front elevation re-clad in sheeting. Retains timber window joinery, later door. Bull-nose profile verandah probably original, but with later posts and guttering. Retains two stone chimneys on the eastern elevation.	Fair
House, 19 John Street	Small cottage now clad in hardi-planks with simple skillion extension to the rear. Later new development behind on subdivided allotment. Retains timber joinery to windows, door not visible. Bull-nose verandah with later replacement posts sits under the pitch of the roof. Stone chimney detached from gable end wall (probably originally weatherboard).	Fair
House, 27 John Street	Stone cottage with stonework now painted. Retains original hip roof and stone chimney. Ends of verandahs have been built in and original verandah posts replaced with stone pillars. Retains timber window joinery, door not visible. Later single pitch verandah roof. Retains bead edged fascia, but later 'D' guttering.	Fair
House, 29 John Street	Stone cottage now painted. Retains original bull-nose verandah profile, chimneys, timber window and door joinery. Side elevations are of stone with original window openings and quoins. the cottage has been re-roofed and 'D' gutters installed, although it retains original bead edge fascia to upper eaves.	Excellent.
House, 33 John Street	A small cottage re-clad in sheeting to front wall and side wall. No longer retains original chimney. Verandah rebuilt with iron and timber posts. Roof re-clad in aluminium tiles.	Poor - although retains overall form.
House, 37 John Street	Weatherboard cottage with stone chimney and stone wall to rear skillion. Retains original bull-nose verandah profile with later wrought iron posts, timber window joinery with sliding sashes and stone chimney.	Fair
House, 39 John Street	A double fronted stone cottage painted white. All walls stone. Roof and verandah re-clad in aluminium tiles. Retains timber door and window joinery. Retains turned verandah posts, probably original.	Cottage in excellent condition apart from roof.



Attached cottages, 1a & 1b Crouch Street North



House, 12 Crouch Street North (Local Heritage Place): note damage



House, 4 Gerloff Street



House, 5 Gerloff Street



House, 5 John Street



House, 9 John Street



House, 15 John Street



House, 17 John Street



House, 19 John Street



House, 27 John Street



House, 29 John Street



House, 33 John Street



House, 37 John Street



House, 39 John Street

7.0 FENCES IN MOUNT GAMBIER

7.1 Background

The fences to heritage listed places and within Residential Historic (Conservation) Zones are quite distinctive. Other areas in the State have typical forms of fencing for houses of different periods, some of which can be seen in Mount Gambier. Early photographs indicate the use of simple timber picket fences for small cottages, but few of these remain. However, once stone quarrying began to produce substantial amounts of easily worked limestone, the fences constructed in local stone are a unique feature of the built heritage of Mount Gambier. There does not seem to have been a tradition of using elaborate cast iron panels for fencing for houses in Mount Gambier. Cast iron was more typically used for decorative verandah elements than for fencing.

The main types of stone used in fencing are

- Limestone which is usually white/grey and smooth faced and dressed
- Dolomite – which can be pink, cream or grey and is most often rock faced in finish
- Basalt – a hard dark grey/black volcanic rock, usually rough faced
- Scoria – a light, volcanic rock formation usually reddish brown in colour

A number of fences in Historic Conservation Policy Areas such as St Andrew's, with houses built on a slope, also act as retaining walls. Many have been painted which can alter the design intent if the fence is constructed of more than one type or finish of limestone.

7.2 Typical Stone Fences

Limestone fences can be categorised into various types

Simple stone fences

These fences are constructed of panels and posts of stone. Generally the posts are the main element of the fence with caps or shaped tops, but there are also examples with capping to the panels of rough faced stone, often dolomite.

These simple fences are associated with houses of all periods.



Wallace Street (house 1870s)



Wehl Street (house 1890s)



Wehl Street (house 1920s)



Power Street (house 1940s)

Stone Fences that match house design and materials

There are a number of substantial houses in Mount Gambier which retain fences which were constructed at the same time as the house and use the same design details and materials. These fences form an integral part of the heritage value of the place, and the streetscape.



16 Lake Terrace



32 Ferrers Street



12 Canavan Road

Fences with stone posts and metal panels

In some cases, stone posts have been used in situation where timber posts would be more usual in other parts of the state



Wehl St South



Lake Terrace East



Bertha Street

7.3 Guidelines for Conservation of Fences

It is important that stone fences are carefully maintained and retained, and guidelines which relate to these fences specifically should be included in the Development Plan (see Section 9). The current guidelines in the Development Plan (MtG(C)/10) do not include specific recommendations as to the stone fences which are such an important part of the streetscape of Mount Gambier.

The conservation of the stonework and the fences themselves including the structural form and detailing should be undertaken.

Additional guidance should also be provided via more detailed Desired Character Statements within the Policy Areas to identify the desired forms of fencing and to guide new forms of fencing in order to prevent inappropriate materials, heights and styles.

New Fences

There was not a tradition of using elaborate cast iron panels for fencing in Mount Gambier. This should be noted when a new fence is being considered, particularly within Heritage Policy Areas. The precast concrete fence pillars which are used with reproduction style houses are not considered appropriate for new fences in HCPAs and LHPs. It would be more satisfactory to source fence posts from local suppliers of stone products. Advice should be made available from Council and the Heritage Adviser.

Recommendations

Table MtG(C)/10 of the Development Plan should be rewritten to include appropriate recommendations and examples of stone fence types.

8.0 PROTECTION OF TREES IN MOUNT GAMBIER

8.1 Background

Mount Gambier has a notable green aspect to its landscaping, particularly in the earlier sections of the town and in the parks and gardens. One notable feature of this landscaping is the use of Norfolk Island Pines (*Araucaria heterophylla*). These are used notably in private gardens as well. Many of these trees have been identified in the actual assessment of individual residences and park areas, and give the town a distinctive landscape element.

There are already some notable trees included in the Development Plan by virtue of their location in the gardens of Local Heritage places or contributory places within Historic Conservation Policy Areas. These are ostensibly protected, but there have been some situations in the past and recently where applications have been made to remove mature trees from gardens of places which are already listed as Local Heritage Places and the tree included in the property description of the site.

8.2 Legislation for Tree Protection

The criteria for the assessment of Local Heritage Places in the Development Act allows for the inclusion of trees as Local Heritage Places,

critterion (g) in the case of a tree - it is of special historical or social significance or importance within the local area.

The *Development Act, 1993* identifies the removal and pruning of what it deems 'significant Trees' as a form of development, thereby providing an avenue of protection for these trees. It defines (in Regulation 6A) these trees as:

- (a) *trees within the designated area that have a trunk with a circumference of 2.0 metres or more or, in the case of trees with multiple trunks, that have trunks with a total circumference of 2.0 metres or more and an average circumference of 625 millimetres or more, measured at a point 1.0 metres above natural ground level.*
- (1a) *For the purposes of subregulation (1)(a), the designated area will be constituted by—*
 - (a) *the whole of Metropolitan Adelaide, other than—*
 - (i) *those parts of the area of the Adelaide Hills Council within the Extractive Industry Zone, the Public Purpose Zone or the Watershed (Primary Production) Zone in the Development Plan that relates to that area; and*
 - (ii) *those parts of the area of the City of Playford within the Watershed Zone or the Mount Lofty Ranges Rural Zone on the eastern side of the Hills Face Zone in the Development Plan that relates to that area; and*
 - (b) *any part of the area of the Adelaide Hills Council outside Metropolitan Adelaide that is within a Country Township Zone in the Development Plan that relates to that area.*

The City of Mount Gambier falls outside of the 'designated area' and therefore is not provided with controls for large trees outside of the Native Vegetation Act.

However, the Development Act, 1993 does provide Council with an avenue to provide protection to trees of significance to the character of the area, regardless of their species or whether they were planted, through listing within the Development Plan. This study has identified a number of trees throughout the Council area that are considered to be important to the character of the area they are located and worthy of consideration for listing within the Development Plan as 'Significant Trees'.

The other option available to Council is to seek an amendment to the Development Regulations so that the City of Mount Gambier is included within the 'designated area' in which the controls over significant trees applicable to Metropolitan Adelaide would apply. This has a number of logistical implications with potentially a large number of trees coming under protection, requiring significant resources by Council to adequately handle additional workloads. This approach is not desirable in the context of Mount Gambier.

8.3 Identification of Significant Trees

There are a range of locations for trees which have been identified as important to the character of their surrounding areas. Other trees reflect garden fashions at the time of planting. Some trees are already included in the schedule of Local Heritage Places and in Local Heritage Policy Areas. Additional trees and street plantings have been identified and are listed below. This list is a compilation of trees identified during site work or have been recommended by interested parties, including heritage committee members and the National Trust Significant Tree Register. Additional trees may be further proposed during any public consultation period.

8.3.1 Trees Associated with Local Heritage Places and Local Heritage Policy Areas

Trees already scheduled

- **Local Heritage Places (outside LHPAs)**
33 O'Halloran Terrace (LHP), Oak (note Norfolk Island Pine removed)
22 Jardine Street, Norfolk Island Pine
- **Local Heritage Policy Areas**
Bay Road LHPA
20 Lake Terrace (CP), Norfolk Island Pine
12 Power Street (CP), mature trees in garden
Wehl Street LHPA
64 Bertha Street (CP), Canary Island Date Palm
St Andrews LHPA
Nil
Doughty Street LHPA
Nil

Trees proposed

- **Local Heritage Places (outside LHPAs)**
22 Eustace Street (LHP), Norfolk Island Pines (3)
Penola Road (Convent), Magnolia
Sheperdson Road, Tenison College. Norfolk Island Pines (2)
- **Local Heritage Policy Areas**
Bay Road LHPA
58-60 Bay Rd (LHP), Oak
65 Bay Rd (LHP), multi-trunked mature tree
68 Bay Rd (LHP), mature trees in garden
79 Bay Road (LHP), mature trees in garden
89 Bay Road (LHP), Norfolk Island Pine
27 Ferrers Street (LHP), conifers inc Norfolk Island Pine
72 Ferrers Street (CP), Norfolk Island Pine
17 O'Halloran Tce (LHP), Ash
27 Power Street (LHP), Ash/Poplar

56 Bay Road (CP), Holm Oak
85 Bay Road, Norfolk Island Pine
32 Lake Tce East (CP), Norfolk Island Pine
8 Wallace Street (LHP), Canary Island Date Palm

Wehl Street LHPA

21 Bertha Street, Camphor Laurel
312 Commercial Street West, Norfolk Island Pine
2 Wehl Street South, Norfolk Island Pine
96 Wehl Street South (LHP), Norfolk Island Pine

St Andrews LHPA

1-3 Colhurst Place (LHP), mature trees in garden
3 Lawrence Street, Norfolk Island Pine
36 Elizabeth Street (LHP), Canary Island Date Palm
41 Elizabeth Street (CP), Norfolk Island Pine
95 Gray Street, Norfolk Island Pine
25 Jubilee Hwy West (CP), Norfolk Island Pine

Doughty Street LHPA

19 Doughty Street (LHP), Canary Island Date Palm
23 Doughty Street (LHP), Cottonwood
73 Wehl Street North (LHP), mature trees and garden
82 Wehl Street North (LHP), mature trees and garden
20 Powell Street (LHP), mature trees and garden

Vansittart Park LHPA

27 Wehl Street North, Norfolk Island Pine

Additional Trees outside LHPAs and not in LHP gardens

Jardine Street (west side adjacent Convent), Flowering Gum
Hedley Street (crest), Norfolk Island Pine
Penola Road, cnr Alexander Street, Norfolk Island Pine
12 Power Street, Ashes
11 Powell Street, Norfolk Island Pine
187 Commercial Street West, Norfolk Island Pine
189 Commercial Street West, Norfolk Island Pine
3 Chauvel Street, Norfolk Island Pine
Krummel Street Caravan Park, Norfolk Island Pine
Old Gaol Drive, Norfolk Island Pine

8.3.2 Street Plantings

- **Street plantings already listed**
Plane Trees, Gray Street South (LHP)
- **Street plantings proposed**
Gwendoline Street (Bay RD LHPA), Ashes
O'Halloran Terrace (Bay RD LHPA), Ashes
Wallace Street (Bay RD LHPA), Ashes
William Street (Wehl St LHPA), Flowering Gums
Agnes Street (Vansittart Park LHPA), Desert Ashes
Park Street (Vansittart Park LHPA), Ashes

Crouch Street North, Willow Myrtles (*Agonis flexuosa*) (8)
Jardine Street (southern end), Oaks (3)
Mitchell Street, Norfolk Island Hibiscus (*Lagunaria patersonii*)
White Avenue, Norfolk Island Pines (3) and Flowering Gums
O'Halloran Terrace Sink Hole, Ash and other Trees

8.3.3 Parks and State Heritage Areas

- **Vansittart Park**

Vansittart Park is a Local Heritage place. It was established prior to the First World War and consequently contains mature trees from that date and later. These include Norfolk Island pines, oaks, palms, cypress, silver birches, prunus and jacarandas. The maintenance of this planting and the culturally significant garden qualities of the Park require careful management. The 1994 Heritage Survey recommended the preparation of a Management Plan for Vansittart Park. This is again recommended. This would ensure the careful and correct identification of all elements of the Park's significance and provide guidelines for their future care and maintenance.

- **Cave Gardens State Heritage Area**

The Cave Gardens State Heritage Area was declared in 1995 and a Management Plan prepared. Elements of this have been incorporated into the Development Plan in 2001. As part of the review of the Development Plan it is recommended that the section relating to the Cave Gardens SHA be rewritten to indicate conservation works already accomplished.

- **Lakes State Heritage Area**

The Lakes State Heritage Area was declared in 1992 and a Management Plan prepared in 2002. The recommendations for the conservation of the heritage qualities of the State Heritage Area were specific and related to both built and natural environment. It is recommended that this information be incorporated into the Development Plan.

- **Botanic Park/Gardens**

The Botanic Park area, which sits within the Lakes Zone, was established by Mount Gambier Council in the early 1880s. A short history has been prepared and included as Appendix One. This area should be the subject of a Management Plan. This would ensure the careful and correct identification of all elements of the Park's significance and provide guidelines for their future care and maintenance. In particular, any original vegetation or planting should be identified.

- **Frew Park**

Frew Park is an important recreation ground within the city. It has been recommended as a Local Heritage place. It was established by donation in 1886 under the care of a board of Trustees and used by sporting groups, particularly cricket and football. Control of Frew Park passed to Mount Gambier Corporation in 1939. The white picket fence and ash tree plantings are notable, and council should continue to maintain the park to an appropriate standard.

8.4 Recommendations

All notable trees should be added to the extent of listing of Local Heritage Places. (Refer Sec 6 for these.)

The landscape quality which trees bring to the LHPAs should be included in the Desired Character Statements in each relevant section of the Development Plan. It will also be necessary to add Objectives and Principles of Development Control which retain and protect notable mature trees in each LHPA in the Development Plan.

Management Plans should be prepared for the Parks and State Heritage Areas where these do not currently exist. The recommendations of the Management Plans should be included in the Development Plan and inform appropriate Council policy for the management of trees in these areas.

Given the importance of large trees in the landscape and streetscapes of Mount Gambier, it would be appropriate for Council to consider requesting the significant trees controls for additional tree protection.

Council is responsible for the care and maintenance of existing street plantings.



Palm in Bertha Street



Norfolk Island Pine in Lake Terrace East

EXAMPLES OF SIGNIFICANT TREES ON PRIVATE PROPERTY



Oaks in Jardine Street.



Norfolk Island Hibiscus in Mitchell Street

EXAMPLES OF SIGNIFICANT STREET PLANTINGS ON COUNCIL OWNED PROPERTY

9.0 RECOMMENDED AMENDMENTS TO THE DEVELOPMENT PLAN

This section has been written by Jensen Planning and Design

It is recommended that Council undertake a Local Heritage Development Plan Amendment relating to conservation and heritage matters in the Mount Gambier (City) Development Plan.

It is recommended that this Development Plan Amendment address the following matters identified in this Study:

Development Plan structure

The Development Plan should be structured as per Planning SA guidelines and the Better Development Plan modules. In particular:

- Policy Areas should not overlap Zone boundaries;
- All Council Wide policies relating to heritage and conservation should be placed in the Council Wide section of the Development Plan;
- Historic (Conservation) Policy Areas should be introduced where appropriate, particularly in relation to the current Residential Local Heritage Policy Areas;
- The relevant Better Development Plan module/s should be used in undertaking this restructure and preparing the relevant planning policies, including the introduction of restructured Desired Character Statements for each Policy Area.

These changes will in particular require Council to review numerous Local and State Heritage Policy Areas that overlap Zone boundaries. For example the Wehl Street South Local Heritage Policy Area. There is an opportunity to simplify and reduce repetition of policy for these Local Heritage Policy Areas by creating one policy area within the Council Wide section of the Development Plan (while still retaining the specific differences between each policy area). This is the approach adopted by the Better Development Plan Project where existing policy areas have crossed zone boundaries. This would remove the current repetition of Local Heritage Policy Areas across multiple Zones.

In reviewing policies, Council should refer in particular to the Heritage Conservation, Heritage Places, Historic (Conservation) Policy Area and Significant Tree General Modules in the Better Development Plan Policy Library. It should be noted that initial discussions with Planning SA have revealed that consideration is being given to amending the approach in relation heritage and conservation in the Better Development Plan modules. Therefore any changes in relation to these matters should be further discussed with Planning SA before a Development Plan Amendment is progressed/prepared.

Terminology

The heritage and conservation terminology in the Development Plan should be updated to reflect Planning SA guidelines and standards. The Better Development Plan modules use the terms State Heritage Place, local heritage place (note no Title Case) and Historic (Conservation) Policy Area. The term Local Heritage Policy Area in particular should be replaced with the terminology Historic (Conservation) Policy Area. This will provide additional protection to these areas through formal references within the Development Regulations, 1993 (currently these places are not covered by these clauses within the legislation).

If this approach is not supported by Council, then discussions should be held with Planning SA in relation to if terminology such as Local Heritage Policy Area may be retained in the Development Plan. Alternatively, consideration can be given to amending the legislation to include such references (would require support of the Minister).

At the time of writing, Planning SA have advised that the terminology of such places is being reviewed by the Minister. The timing of any such changes is unknown at this stage and continued discussions with Planning SA are recommended in the event of any future Development Plan Amendment. In the absence of any clear guidance from Planning SA, the existing terminology should be adopted.

Local Heritage Places

Existing Local Heritage Places and Contributory Items as listed within the Development Plan should remain, unless identified as being removed within Section 6. Recommended additional Local Heritage Places should be added to the listing, together with additional identified Contributory Items within Local Heritage Policy Areas.

Tables MtG(C)/4 and MtG(C)/5 should be combined, as per current Planning SA requirements. There is little value in separating these local heritage places based on whether they fall within a Local Heritage Policy Area. The existing Tables should also have their expanded descriptions and extents of listing added to the relevant Tables, together with updated Lot, Plan and Certificate of Title references, as per recommended Planning SA table template.

Local Heritage Policy Areas (LHPAs)

It is recommended that the boundaries of the existing Local Heritage Policy Areas (LHPAs) be amended as per the recommendations in Section 6.

It should be noted that there are no recommendations in Section 6 to change the boundaries of the Local Heritage Policy Areas that overlap the Residential, Commercial and / or City Centre Zones. However, it is recommended that the Development Plan be amended to avoid this overlap of Policy Areas over Zone boundaries. This may be achieved through the creation of separate Historic (Conservation) Policy Areas under each Zone. In some cases, where the number of properties in that Zone covered by the existing Local Heritage Policy Area is limited, consideration could be given to the appropriateness of the Zone boundary, for example residential properties under heritage protection in the Commercial or City Centre Zones. Alternatively, a Principle of Development Control could be added to identify the properties and protect the residential appearance in the Zone provisions and thereby avoid the creation of a very small Historic (Conservation) Policy Area.

The proposed introduction of a new Residential Local Heritage Policy Area/Historic (Conservation) Policy Area in John Street should also be noted and introduced via a Heritage Development Plan Amendment.

A check of all of the provisions in relation to accuracy and cross referencing should also be undertaken. For example, Fig CCE/1 is missing from the current Development Plan.

Principles of Development Control (PDCs) in Local Heritage Policy Areas need refining and should be made area specific. PDC 2 repeats information in PDC4, PRD 7 should refer to the fencing Guidelines Table in Table MtG(C)/10. PDC8 and PDC 9 should be reversed in order. Principle 10 requires not more than 30% of the site area to be covered – this may not be appropriate for all Residential Local Heritage Policy Areas and should be reconsidered, particularly in the light of the recommendation for the additional Residential Local Heritage Policy Area / Historic (Conservation) Policy Area in John Street.

The Objectives and Principles of Development Control in the Mount Gambier (City) Development Plan should also be updated to reflect the PDCs in the Better Development Plan modules, particularly the Heritage Conservation and Heritage Places modules for the Council Wide section of the Development Plan and the Historic (Conservation) Policy Area module for the Local Heritage Policy Area policies. Additional policies relating to trees as Local Heritage Places should also be included in any future DPA (currently lacking within the BDP Policy Library).

Fences

Table MtG(C)/10 of the Development Plan should be updated to refer specifically to fence types in Mount Gambier. The Title of this Table should be amended to be "Fencing Standards and Guidelines in Historic (Conservation) Policy Areas" and referred to in relation to all the heritage areas identified in the Development Plan. Council may also wish to consider the preparation of a specific Fencing Guidelines document for heritage and conservation areas to assist owners (refer to the City of Holdfast Bay for example of such a document)

Additional policies within the Council Wide section of the Development Plan in relation to fences in heritage and conservation areas should be included within a DPA. This should include specific reference to the stone fences which are such an important part of the streetscape in Mount Gambier. It should also outline that precast concrete fence pillars are not considered appropriate for new fences in heritage areas in Mount Gambier. The current Better Development Plan module for Historic (Conservation) Policy Areas provides two Principles of Development Control in relation to fences as a starting point. Other Development Plans that address fencing in more detail, such as the Norwood, Payneham and St Peters (City) Development Plan may also provide some guidance (refer Council Wide Principles of Development Control 185 – 187 of the 23 November 2006 consolidated version).

Outdoor Advertising

The Outdoor Advertising Development Standards and Guidelines as set out in Table MtG(C)/9 relate only to historic buildings and this should be clearly indicated in the Table. Outdoor advertising guidelines for general commercial areas should also be prepared.

Cave Gardens and Environs State Heritage Area

The Cave Gardens and Environs Stage Heritage Area (SHA) requires rewriting and refinement. The text sections require headings/structure. The Objectives should reflect the need to retain the conserved character of the SHA. The Desired Character Statement is confused with the PDCs. A review of the PDCs, many of which are recommendations for works in the area, should be undertaken to determine how many have been implemented and how the PDCs / Desired Character Statement can be rewritten to reflect the work already completed.

The Lakes Zone

The Lakes Zone requires incorporation the incorporation of the recommendations of the Conservation Management Recommendations and General Management Plan prepared for the area in 2004. The planning provisions could be significantly improved and brought in line with Development Plan Standards if the boundaries are clarified and coincide. Additional policies guiding conservation and new development are also required within the Zone.

Any review and improvement of the Lakes Zone should also include a range of policies that identify and guide the development of the Botanic Park which forms part of the zone.

There is an opportunity for Council to remove the former hospital site from the Lakes Zone, with more appropriate zoning and range of policies that better reflect the adapted residential use of the site. These policies can also provide a greater degree of protection and guidance to those elements of character that are important in this landmark location, given its prominence and visibility from surrounding areas, together with its interface with the State Heritage Area. It may be possible to include these amendments within the proposed Residential DPA to be prepared by Council (which is currently awaiting agreement by the Minister to the Statement of Intent). This can form Stage 1 of the amendments to the Lakes Zone.

Protection of Trees

A number of trees were identified contributing to the character of the policy area and other general areas in the course of this Study (Section 8). While it is appropriate to include references to these trees within Desired Character Statements within the relevant policy areas or zones as contributing to the character, this alone does not afford protection of the trees from removal (they will continue to be exempt from Development under the legislation). The Development Plan allows Council's to identify such trees as significant trees for protection via listing within a Table in the Development Plan. It would be appropriate to list these trees, as well as provide additional policy support through references within Desired Character Statements within relevant Zones and Policy Areas.

Mapping

A number of mapping and figure anomalies have been identified and these should be addressed through a Development Plan Amendment. It is likely that Planning SA will require any new mapping to be prepared at an appropriate scale, thereby improving the ability to read and identify roads within the existing Zoning and Policy Area mapping.

It should be noted that mapping will be completely overhauled under the Better Development Plan (BDP) project. Nevertheless, Heritage Places and Areas will be more clearly identified within the new mapping structure and format.

APPENDIX ONE: BOTANIC PARK

The Mount Gambier Council first considered the creation of a Botanic Gardens for the city in the 1870s when the forest nursery in the Crater Lakes was being established. A suitable site within the Lakes Reserve, above Leg of Mutton Lake between Bay Road and the hospital, was identified and the State Government was petitioned. A Botanical Garden Reserve at Mount Gambier was approved by the State Government in 1872, although little progress was made initially. It was not until 10 years later that specific plans were drawn up for a Botanic Gardens and Arboretum. The plan for the area, dated 1882 and signed by the Conservator of Forests, J Ednie Brown, is held by the Mount Gambier Council and this shows that a formal traditional layout was proposed for the area.

The Plan for the reserve (which is a flattened 'V' shape running around the edge of the forest Reserve and bounded by Bay Road and the access road to the Hospital) contains two separate areas. The wing along Bay Road was to be planted as an arboretum with sections divided up geometrically and continuous avenue planting along straight paths leading to circular sections along the central axis. The small trees drawn on the plan appear to indicate changes of species and include a range of native and exotic trees including conifers and deciduous species. In some areas these are mixed, while other sections were intended to have dense planting of a single species.

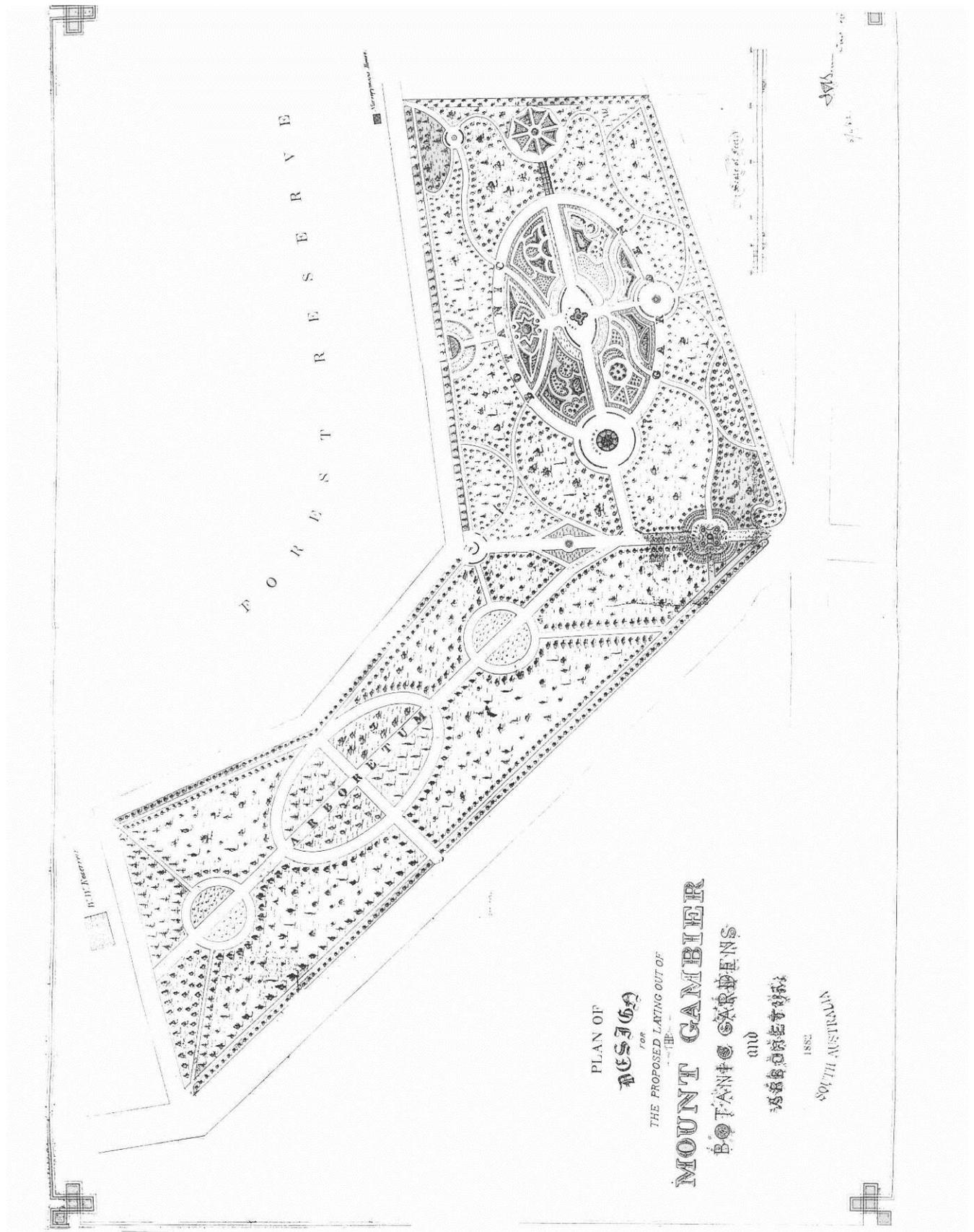
In this 1882 plan, the other wing of the V was set aside as a Botanic Garden, and while this area was also edged with continuous avenue planting with both conifers and deciduous trees, the central oval section was intended to be planted out in garden beds in a parterre form. All of these areas were linked by serpentine paths leading to features such as statutory, a rotunda, a fountain and various forms of garden planting. Around this central garden section more open areas were to be planted with trees in a similar planting pattern to the arboretum. Interestingly the original plan also shows the Nurseryman's house to the south of what is now the western end of Keegan Drive, close to the 1950s water tower.

During the early 1880s Mount Gambier Council was concerned with establishing the Botanic Park. Some eucalypts were planted initially which were apparently damaged in 1884, and plants ordered for the gardens arrived in Mount Gambier in the same year. Planting up of the area continued slowly.

In 1904 a memorial to those who were killed in the South African (Boer) War (1899-1901) was proposed, and Council approved its location at the bottom corner of the Botanic Reserve at the junction of Bay Road and Lake Terrace. This was commenced and completed in 1906. Photographs of memorial ceremonies taken in the early twentieth century show a perimeter fence around the Botanic Gardens which was constructed of timber post and wires. Tall conifers and eucalypts are also visible in the photographs.

In 1936, the Council Parks and Gardens Committee undertook a clean up of the Botanic Gardens area. While there is no record of exactly what work took place, it is assumed that the mature trees already in the Park were retained. The sloping nature of the site down from the rim of the Crater Lakes has made maintenance of the area over time relatively difficult. Currently there is little on the ground, apart from the overall shape of the Botanic Park, which reflects the original planting intent of the plan. Some mature conifers remain along Keegan Drive which may be part of the original perimeter planting of the 1880s, but new eucalypts have been planted along Bay Road as edge planting in that position.

The notable flowering gums along Lake Terrace West do not form part of the original Botanic Gardens, but are of a substantial age and are significant in their own right. None of the original proposed paths to the area are evident, and the whole of the Reserve is maintained as a park with regularly mown lawns under the trees. There have been some new block plantings of trees, some of which are part of the Hoo Hoo Club initiative, and form part of their 'Forest Trees of the World' program'.



1882 Plan of Botanic Gardens and Arboretum

(Source: Mount Gambier City Archives)

APPENDIX TWO: SOURCES OF INFORMATION

Unpublished Reports:

- Danvers Architects Pty Ltd, *Heritage of the South East - South Australian State Historic Preservation Plan Regional Heritage Survey: Region 6*, 1984
- Danvers Architects Pty Ltd, *Mount Gambier City Centre Streetscape Improvement Report*, 1988
- Danvers Architects Pty Ltd, *Mount Gambier - Town Hall, City Hall and Institute - Conservation Study*, March 1990
- Kinhill, *Mount Gambier Lakes Area Management Plan*, June 1988
- City of Mount Gambier, *City of Mount Gambier Residential Supplementary Development Plan*, Draft September 1992

Published Sources:

- Burgess, C T, *Cyclopedia of South Australia*, Vol 2, Adelaide, 1909
- Dean, Lois and Walls, Bill, *Historic Mount Gambier*, Corporation of the City of Mount Gambier, 1986
- Hamilton-Smith, Elery, *Australian Garden History Journal*, Sept/Oct 1993
- Hill, Les, *Mount Gambier The City Around a Cave*, Investigator Press, Leabrook, 1972
- Johnstone, E and Hill, C, *Mount Gambier - The Garden of the State*, Adelaide, 1926
- Marsden, S, *Historic Guidelines - State Historic Plan*, 1980
- Maslen, Colin John, *Mount Gambier Institute History, 1862-1980*, April 1981
- McDougall & Vines, *City of Mount Gambier Heritage Survey*, for the City of Mount Gambier and the South Australian Department of Environment and Natural Resources, 1994
- Proud, C, *The South Eastern Region*, Adelaide 1880
- State Heritage Branch Building Assessment Files - collection of historic material
- Stewein, Ronald, *One Rusty Rail*, 1973
- Ward, Ebenezer, *The South East District of SA*, Adelaide 1869

Websites:

- <http://www.deh.gov.au> (Register of the National Estate database, Place ID 8173, St Andrew's Uniting Church).

Private Collections:

- Mr Les Hill, Historic Photographic Collection
- Mrs Jan Mayell, Research Files

Mount Gambier Public Library - Les Hill Historical Centre:

- Rate Assessment Books
- *Border Watch* newspaper articles

APPENDIX THREE: LIST OF EARLY PHOTOGRAPHS

Early photographs are an invaluable aid to conservation. The following list is an indication of the range of photos available of buildings within Mount Gambier. Most of them have been extracted from the extensive collection of Mr Les Hill. This photographic collection, which contains approx 15,000 photographs was generously made available by Mr Hill during the undertaking of the August 1994 Heritage Survey.

Sources: Hill Les Hill Collection of Early Photographs
 SLSA State Library of South Australia
 RNE Register of the National Estate

Description	Date	Source
Mount Gambier, view	c1890	SLSA B13452
Mount Gambier, panoramic view	c1870	SLSA B10030
Amor Street		
1a Amor Street, Home of Mr & Mrs Roughan	1895	Hill
1a Amor Street, Home of Mr & Mrs Roughan	1902	Hill
5 Amor Street, Home of Mr & Mrs S T James	1893	Hill
Bay Road -		
View of Bay Road showing Church of England and Butcher's Shop	1879	Hill
Looking north down Bay Road from South African War monument	1907	Hill
Looking north along Bay Road to Penola Road from Helen Street and Sturt Street intersection	1918	Hill
Bay Rd, cnr Commercial St, Mount Gambier Post Office - dismantled in 1877 for new Post Office which in 1887 was transferred to the Bay Road building then the Telegraph Station	c1875	SLSA B15495
Mt Gambier Post Office, Bay Road	1870	SLSA B15853
Mt Gambier Post Office, Bay Road (formerly Telegraph Office)	1890	Hill
Mt Gambier Post Office, Bay Road	1907	SLSA B12073
Mt Gambier Post Office, Bay Road	1910	Hill
Looking along Bay Road (shows Post Office and Post Office Chambers, demolished 1954) and former AMP building also demolished	1953	Hill
Mac's Hotel, 21 Bay Road	1885	SLSA B45509
Mac's Hotel, 21 Bay Road, cnr Sturt Street	1896	Hill
Mac's Hotel, 21 Bay Road, cnr Sturt Street, Licensee 1896-1903 was J.A. Ellery	1900	Hill
Mac's Hotel, 21 Bay Road, cnr Sturt Street	1905	Hill
Mount Gambier Roller Flour Mill, Bay Road (cnr Sturt Street) T. H. Williams' Mt. Gambier Roller Flour Mill: l-r: Mel Wilson (Clerk), Dillon (Miller), ?, Tom Lewis (in cart), Charlie Stewart (in cart), Centre at rear T.H. Williams.	1907	SLSA B14716
Mount Gambier Roller Flour Mill, Bay Road (cnr Sturt Street)	1910	Hill
Christ Church, 26-32 Bay Road	1869	SLSA B9867
Christ Church, 26-32 Bay Road	1905	SLSA B37347
Christ Church, 26-32 Bay Road internal view	1890	SLSA B39448
Christ Church Rectory, 26-32 Bay Road	c1895	SLSA B30592
Bay Road and Christ Church	1879	Hill

Description	Date	Source
View of Jubilee Hall	1915	Hill
St Paul's School	1916	Hill
St Paul's School	1916	Hill
St Paul's School	1934	Hill
Shell Depot, Bay Road	1935	Hill
Mount Gambier Court House, 42 Bay Road	1870	SLSA B46434
Mount Gambier Court House, 42 Bay Road	1902	SLSA B38841
59 Bay Road (Home of Mr & Mrs Tom Boardman),	1920	Hill
61 Bay Road (Home of James Smith family)	1914	Hill
63-65 Bay Road (Buchanan's Home)	1912	Hill
66 Bay Road (A F Laurie House)	1900	Hill
66 Bay Road (A F Laurie House)	1922	Hill
66 Bay Road (former A F Laurie House)	1975	Hill
Bertha Street		
Early Mt Gambier residence (similar to 27 Bertha St)	1876	Hill
50 Bertha Street (Houston family home)	1972	Hill
Colhurst Place		
"Llandoverly" home of T H Williams (renamed Colhurst 1950s)	1880	Hill
Commercial Street East		
View along Commercial Street East	1868	SLSA B37345
View along Commercial Street East	c1881	SLSA B3085
View along Commercial Street East	c1890	SLSA B13430
View along Commercial Street East looking east	1890	SLSA B14724
View along Commercial Street East	1907	B12075
View along Commercial Street East	1910	Hill
View from Town Hall along Commercial Street to the west from Jens Hotel - Funeral procession of Rev R A Caldwell	1909	Hill
Shops, Commercial Street East	1950	Hill
Shops, Commercial Street East	1954	Hill
Mt. Gambier Institute under construction, 10 Commercial Street East	1868	SLSA B11412
Mt. Gambier Institute, 10 Commercial Street East	1871	SLSA B38838
Institute building, prior to the erection of the second story at 10 Commercial Street East, Mt. Gambier	c1880	SLSA B10192
Mt. Gambier Institute, 10 Commercial Street East	c1880	SLSA B10193
Mt. Gambier Institute, 10 Commercial Street East	c1890	SLSA B10194
Mt. Gambier Institute, 10 Commercial Street East	c1890	SLSA B10195
The first ball held in the new Institute Hall, Mount Gambier. Front L to R: Sir J.L. Stirling, Mrs E. Paltridge, J.P.L. Schinckel, Geo. Riddock, Mrs. B.J. Daniel, John Livingstone, Mrs Schinckel, R. Sassaonowsky.	1907	SLSA B16472
Star Theatre, 10 Commercial St East	1918	SLSA B15185
Star Theatre, 10 Commercial St East	1926	SLSA B20021
Interior of Star Theatre, 10 Commercial St East	1924	SLSA B15203
Commercial St East, 10, Mount Gambier Civic Hall indoor golf	1929	SLSA B19995
Mount Gambier Town Hall	1882	SLSA B15855
Mount Gambier Town Hall, looking west	c1900	SLSA B18077

Description	Date	Source
Mt. Gambier Town Hall, Institute Hall, and Institute	1907	SLSA B12146
Mt. Gambier Ball in Town Hall	1905	SLSA B39801
Rubenkönig's Central Cafe, Mount Gambier	c1902	SLSA B19762
Kitchen of Rubenkönig's Central Cafe, Mount Gambier	1905	SLSA B19764
Dining Room of Rubenkönig's Central Cafe, Mount Gambier	1905	SLSA B19763
Mt Gambier Cave Garden, 38 Commercial St East	1892	Hill
Mt Gambier Cave Garden, 38 Commercial St East	1910	Hill
Mt Gambier Cave Garden, 38 Commercial St East	1913	Hill
Site of Jen's Hotel at Mount Gambier, l-r: Alexander Mitchell's Hotel, Assembly Room, General Store and J. Heinemann's Saddlery Shop. First Mt. Gambier Hotel was built on same site by 'Black' John Byng an American Negro in 1840, later A. Mitchell, John Allen then J.M. Jen's purchased and built a two storeyed hotel	1856	SLSA B3068
Jen's Hotel, 40 Commercial Street East, Mount Gambier	1893	SLSA B21810
Jen's Hotel, 40 Commercial Street East, Mount Gambier	1899	SLSA B38068
View of Commercial Street East (showing South Australian Hotel)	1869	Hill
South Australian Hotel, 78 Commercial Street East	1870	SLSA B13429
South Australian Hotel, 78 Commercial Street East	1880	SLSA B15843
South Australian Hotel, 78 Commercial Street East	1909	Hill
Federal Hotel, Commercial Street East	1915	Hill
Commercial Street West		
View of Commercial Street and Penola Road intersection showing Mt Gambier Hotel, National Bank and Telegraph Office	1863	SLSA B3076
View of Commercial Street West	1954	Hill
Commercial Street West, shops	1954	Hill
Mount Gambier Hotel, 2 Commercial St West	1870	SLSA B15494
Mount Gambier Hotel, Commercial St West, cnr Penola Rd	1872	SLSA B21804
Mt Gambier Hotel, Commercial Street, cnr Penola Road	1877	Hill
Mt Gambier Hotel, Penola Road, cnr Commercial Street	1905	Hill
Mt Gambier Hotel, Commercial Street, cnr Penola Road	1910	Hill
Cooperative Society Store (now Gem Stores), 19 Commercial Street West	1920	Hill
Hustlers, now Gem Stores, 19 Commercial Street West	1954	Hill
46 Commercial St West	1905	SLSA B15838
Commercial Hotel, 76 Commercial Street West	1901	Hill
Commercial Hotel, 76 Commercial Street West (after construction of two storey verandah)	1909	Hill
Commercial Hotel, 76 Commercial Street West	1954	Hill
145-147 Commercial Street West	1934	Hill
Flour Mill, 155 Commercial St West	c1870	SLSA B13445
Flour Mill, 155 Commercial St West, Dr. Wehl's flour mill; this was the site for the Vansittart Park	1870	SLSA B15823
Dr Wehl's Flour Mill, Commercial Street West	1870	Hill
Flour Mill, 155 Commercial St West	c1878	SLSA B15822
Formerly Dr Wehl's Flour Mill, Commercial Street West, Carl Engelbrecht's Pioneer Distillery	1890	Hill
Park Hotel, 161 Commercial Street West	1890	Hill

Description	Date	Source
Park Hotel, 161 Commercial Street West	1907	Hill
Adelaide Bacon Factory, 204-208 Commercial Street West - rebuilt 1900	1887	Hill
Adelaide Bacon Factory, Commercial Street West (business of Pitt Ltd) - rebuilt 1900	1954	Hill
"The Elms", 357 Commercial Street West	1890	Hill
Doughty Street		
Home of Watson Family, 19 Doughty Street	1912	Hill
Home of Watson Family, 9 Doughty Street	1908	Hill
Ingleby Residence, 23 Doughty Street	1886	Hill
Additions to 23 Doughty Street	1900	Hill
Edwards Street		
St Martins Lutheran Church, 11 Edwards Street (cnr Bertha St)	1900	Hill
St Martins Lutheran Church, 11 Edwards Street (cnr Bertha St)	1920	Hill
Elizabeth Street		
St. Andrew's Presbyterian Church & Manse	1867	SLSA B3383
St. Andrew's Presbyterian Church at Mount Gambier	1870	SLSA B9651
St. Andrew's Presbyterian Church at Mount Gambier	c1875	SLSA B13427
St. Andrew's Presbyterian Church at Mount Gambier	c1906	SLSA B16393/15
Buggy in front of Manse 26 Elizabeth St, Mount Gambier	1881	SLSA B3084
Manse, 26 Elizabeth St, Mount Gambier	1872	SLSA B19044
St Andrew's Hall	1910	Hill
St Andrew's Hall	1939	Hill
St Andrew's Hall	1949	Hill
View outside Rischbieth Home, "The Terraces"	1910	Hill
View outside Rischbieth Home, "The Terraces"	1930	Hill
View outside Rischbieth Home, "The Terraces"	1960	Hill
Umphertson College	1923	Hill
Umphertson College	1923	Hill
Umphertson College	1923	Hill
Eustace Street		
Bentley House, 22 Eustace Street	1909	Hill
Bentley House, Wedding Ceremony of Mr & Mrs Hugh Palamountain	1920	Hill
Bentley House, 22 Eustace Street	1926	Hill
Francis Street		
Early house, Francis Street	1893	Hill
Gray Street		
S T Webb's residence, 87 Gray St, Mount Gambier	c1868	SLSA B3065
S T Webb Residence, Gray Street	1868	Hill
S T Webb Residence, Gray Street	1900	Hill

Description	Date	Source
Gwendoline Street		
Watson Residence, 20 Gwendoline Street	1939	Hill
Helen Street		
Former Baptist Church, Helen Street	1894	Hill
Former Baptist Church, Helen Street	1900	Hill
Former Baptist Church interior, Helen Street	1900	SLSA B22335
Herbert Street		
Rosaville Methodist Church, 11-13 Herbert Street	1922	Hill
Jardine Street		
Gerloff Family House, 1 Jardine Street	1946	Hill
Jubilee Highway West (formerly North Terrace West)		
Mr & Mrs John Watson House, 27 Jubilee Highway West	1874	Hill
Mr & Mrs John Watson House, 27 Jubilee Highway West	1918	Hill
Keegan Drive		
Water Tower during construction	1959	Hill
Krummel Street		
Panorama showing National School on left and National Bank on right. School now private residence. Bank now Laundromat	1860	Hill
Lewis Avenue		
"The Caves"	c1890	SLSA B54909
Members of the Umpherston family outside "The Caves", their residence east of Mount Gambier.	c1890	SLSA B54915
A boating party at "The Caves", the residence of the Umpherston family east of Mount Gambier.	c1890	SLSA B54910
O'Halloran Terrace		
33 O'Halloran Terrace "Lakeside"	1890	Hill
Oldham Close		
"Sunnyside", 4 Oldham Close	1900	Hill
"Sunnyside", 4 Oldham Close	1971	Hill
Penola Road		
Playing cricket at Frew Park	1887	Hill
Cycling at Frew Park	1897	Hill
Cycling at Frew Park	1897	Hill
Looking south along Penola Road to Bay Road showing Caledonian Hall on right hand side	1916	Hill

Description	Date	Source
Caledonian Hall, Penola Road	1920	Hill
Caledonian Hall, 5 Penola Road - interior view	1913	Hill
Caledonian Hall, Penola Road, interior view	1928	Hill
Methodist Lecture Hall and Classrooms at 19 Penola Rd, Mount Gambier	c1900	SLSA B16393/16
Mount Gambier Convent of Mercy pupils	1912	SLSA B19990
St Paul's Convent of Mercy, 20 Penola Rd, Mount Gambier	1916	SLSA B46433
St Paul's Roman Catholic Church	c1885	SLSA B45508
Interior of St. Paul's Roman Catholic Church, 20 Penola Rd, Mount Gambier	1886	SLSA B19054
Gaden Residence, 179 Penola Road	1904	Hill
Gaden Residence, 179 Penola Road	1915	Hill
Percy Street		
Commercial Mills, 4 Percy Street	1912	Hill
Pick Avenue		
View of grandstand	1887	Hill
View of grandstand	1910	Hill
View of grandstand	1911	Hill
Power Street		
30 Power Street, cnr Lake Terrace	1893	Hill
30 Power Street, cnr Lake Terrace	1912	Hill
33 Power Street	1960	Hill
Railway Terrace and Railway Yards		
Garden at Railway Station	1928	Hill
Railway Station	1879	SLSA B14692
Railway Yards	1902	SLSA B14719
William Hay's Store, Stationyard	1938	Hill
Reginald Street		
House on corner of Reginald and Lansell Street	1940s	Hill
Shepherdson Road		
Early view of current Tenison College, David Power's Mount Gambier Station	1859	Hill
Sutherland Home, near Tenison College	1932	Hill
Sturt Street		
Mount Gambier Volunteer Fire Brigade (members and equipment) formed and organised by Mr. G. Ehret in 1882. Mr. Ehret 7th from left.	1895	SLSA B13454
Mount Gambier Fire Station, under construction	1956	Hill
Mount Gambier Fire Station, recently completed	1956	Hill

Description	Date	Source
Vansittart Park		
Vansittart Park	1914	SLSA B18087
Vansittart Park	1916	SLSA B16445
Grandstand, A P Daniel, Architect	1927	Hill
View of Band Rotunda under construction, in Vansittart Park	1933	Hill
View of Vansittart Park and Monument	1939	Hill
Wallace Street		
3 Wallace Street (French Family Home)	1916	Hill
Watson Terrace		
10 Watson Terrace	1923	Hill
Wehl Street North		
2 Wehl Street North	1920	Hill
2 Wehl Street North	1930	Hill
Residence, Wehl Street North, cnr Eglinton Terrace	1910	Hill
Wehl Street South		
Looking down Wehl Street South to Mount Gambier	1909	Hill
Houses, 1 and 3 Wehl Street South (no. 3 now demolished, no. 1 altered for shops)	1935	Hill
Wehl Street Public School	1878	SLSA B15837
Mount Gambier Wehl Street Public School	1910	Hill
Mount Gambier Wehl Street Public School	1913	Hill
Wehl Street School, Mount Gambier - Mr. J.C. Scott's Landau outside the Public School at Mount Gambier, Mayor J.F. Palamountain in background	1914	SLSA B38844