

## Heritage Inventory Sheet

<b>Item Name</b>	The Trongate Victorian Group		
<b>Recommended Name</b>	Victorian Semi-detached Cottage		
<b>Site Image</b>			
<b>Address</b>	100–102 The Trongate, NSW 2142		
<b>Lot/Section/DP</b>	1	-	983817
<b>Current LEP ID</b>	I107 (Cumberland LEP)		
<b>Former LEP ID</b>	I193 (Parramatta LEP)		
<b>Heritage Conservation Area</b>	Not included		
<b>Date Updated</b>	March 2020		
<b>Significance Level</b>	LOCAL		
<b>Site Type</b>	Level 1	Built	
	Level 2	Residential buildings (private)	

## Curtilage Map



**Revised curtilage recommended - refer below.**

## Statement of Significance

The semi-detached cottage is of local significance for its historic association with the subdivision of New Glasgow Estate, specifically for workers of the Hudson Brothers Engineering company. Built c.1891, the cottage is of historic significance for their direct association with the subdivision of land for the Hudson Brothers Engineering works. The cottage, although modified, is representative of early workers cottages created in conjunction with the establishment of large industries in Granville. The item exemplifies the impact of the early engineering works on the early residential development of Granville.

## Criteria Assessment

a) Historic	Built in c.1891, the cottage is of historic significance for its direct association with the subdivision of New Glasgow Estate for workers of the Hudson Brothers Engineering Company.
b) Associative	The item does not meet this criterion.
c) Aesthetic/Technical	The item does not meet this criterion.
d) Social	The item does not meet this criterion.
e) Scientific	The item does not meet this criterion.
f) Rarity	The item does not meet this criterion.
g) Representativeness	The item does not meet this criterion.

## Physical Description

The single storey semi-detached cottage at No.100 and No.102 The Trongate is built of brick with a gabled roof clad in galvanised iron. The roof features two rendered brick chimneys with stepped string courses and terracotta posts. The cottages feature a concave verandah roofs and shared a brick privacy wall. Both cottages have had render removed from the front façade to expose the brickwork. Both retain timber framed, double hung sash windows and timber-panelled door with ring door-knocker and transom light. They feature a timber picket fence with dilapidated paint.

The semi-detached cottages feature a modest setback and small informal garden in the front yard. The cottage at No.100 features a young, but established gum in the front yard.

The semi-detached cottage at No.100 and No.102 is in a good condition, with minor paint repairs required to the fence.

<b>Condition</b>	<b>Good</b>	Fair	Poor
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## Alterations and Additions

### No.100

- Galvanized iron roof
- Render to brick removed
- Timber picket fence

### No.102

- Galvanized iron roof
- Render to brick removed
- Timber picket fence

The cottage at No. 100 and No. 102 retains much of its original fabric and most alterations to the building are sympathetic with the original heritage fabric. The item is of high integrity.

<b>Integrity</b>	<b>High</b>	Moderate	Low
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\* *element detracts from the overall significance of the place*

## Historical Notes

Construction years	c. 1891
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Granville was originally part of the land grant known as Drainwell Estate, given in 1806 to Garnham Blaxcell. This grant consisted of 1,125 acres which was used as collateral for Blaxcell's commercial enterprises. The estate was then mortgaged to Sir John Jamison, who took it over when Blaxcell fled the colony in 1817. The land was largely undeveloped until the 1860s when it was subdivided. Many of the first buyers were orchardists and farmers, although there were also some men who built middle-class villas. In the 1880s, the area became known as 'Granville', in honour of the British Foreign Minister, Lord Granville and in 1885 the Municipality of Granville was declared.

The formation of Granville was largely determined by development between the 1880s – 1930s which was driven by the relocation of several large manufacturing industries close to the railway, such as the Hudson Brothers locomotive engineering works at Clyde. For the 25 years that followed the establishment of the Clyde Engineering, Granville experienced a great period of development with the appearance of new small industries, housing, shops and businesses. New houses were built for the workers and substantial residences were built for the managers and factory owners. Today, the subdivision pattern of this era is still evident and there is still a predominance of buildings dating to the 1880s – 1930s.

The land on which the heritage item is located is associated with this period of industrial development that brought the higher employment opportunities to Granville and created the demand for housing. Notable amongst these new estates was the New Glasgow Estate, located on the land near Clyde for the Hudson Brothers Engineering company. This subdivision was offered for sale from 1878. These houses are shown on the August 1914 Water Board plan.

The cottages remain in use as private residences.

Recommendations					
Heritage Management		Existing Built and Landscape Elements		Future Development and Planning	
1. Maintain this item's heritage listing on the LEP.	X	6. Original fabric is highly significant and should be maintained.	X	12. Alterations and additions should respond to the existing pattern of development, with careful consideration of the setting (form, scale, bulk, setback and height).	X
2. Maintain this item's listing as part of the Heritage Conservation Area.		7. Unsympathetic alterations that detract from the cultural significance of the item should be removed.	X	13. New alterations and additions should respect the historic aesthetic/character of the item and area (e.g. paint scheme, materiality, style, landscape elements).	X
3. Consider delisting as an individual item from the LEP.		8. Maintain heritage landscape elements and schemes.		14. Future uses for this item should be compatible with its historical functions/associations.	
4. Consider additional research to nominate this item for the State Heritage Register.		9. Maintain the existing setting of the heritage item, informed by the historic pattern of neighbouring development (form, scale, bulk, setback and height).	X		
5. The heritage curtilage for this item should be revised/reduced.	X	10. Maintain the historic aesthetic/character of the item and area (e.g. paint scheme, materiality, style, landscape elements).	X		
		11. The condition of this item is poor. Condition and maintenance should be monitored.			

Other recommendations and/or comments:

- It is recommended that the heritage curtilage for I193 (Parramatta LEP) is revised as shown below due to the different styles of the dwellings. It is most appropriate to separate the site into two heritage listings including the single storey semi-detached cottage (No.100 and No.102), and the group of Victorian terraces (No.90, No.92, and No.94 No.98 and No.96). This listing sheet has been updated to reflect this recommendation. Please see I106 (Cumberland LEP) for the 'The Trongate Victorian Terrace Group'.

- Note that the Lot/DP as specified within this listing sheet reflects this revised curtilage.



### Listings

Heritage Listing	Listing Title	Listing Number
Heritage Act – State Heritage Register	N/A	-
Local Environmental Plan	The Trongate Victorian Group	I107
Heritage Study	The Trongate Victorian Group	I107
National Trust Australia Register	N/A	-

### Previous Studies

Type	Author	Year	Title
Heritage Study	Extent Heritage Pty Ltd	2019	Cumberland LGA Heritage Study
Heritage Review	National Trust (Parramatta Branch)	2004	Parramatta Heritage Review
Heritage Study	Meredith Walker	1993	City of Parramatta Heritage Study

### Other References

- Author unidentified 2008, *Granville*, retrieved 19 March 2019, <https://dictionaryofsydney.org/entry/granville>
- Fowle, T & Granville Historical Society. 2001 *The History of Granville 1919*. Granville: Granville Historical Society.
- Watson, J. 1992. *Granville, from forest to factory*. Granville: Granville Historical Society.

### Limitations

1. Access to all heritage items was limited to a visual inspection from the public domain. The interiors of buildings and inaccessible areas such as rear gardens were not assessed as part of this heritage study.
2. Condition and site modification assessment was limited to a visual inspection undertaken from the public domain.
3. Unless additional research was required, historical research for all heritage items was based on an assessment of previous LGA heritage studies, the Thematic History (prepared by Extent Heritage, 2019) and existing information in former heritage listing sheets.

### Additional Images



No. 100 The Trongate.



No. 102 The Trongate.