
Hadley Park



Conservation Management Plan 2020

Prepared for
NSW Department of Planning, Industry & Environment

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1.0 Executive Summary

1.1 Site for this Study

This study covers the site of Hadley Park. The property is located off Old Castlereagh Road, Castlereagh and is described as parts of Lots 1 and 2 of DP 87060. It is within the Penrith City Local Government Area and is currently owned by the Planning Ministerial Corporation within the Department of Planning, Industry and Environment.

1.2 Summary Statement of Significance

Hadley Park is considered to be of exceptional heritage significance at State level for the following reasons:

1.2.1 Hadley Park, like its neighbour Nepean Park, is situated on one of the first Castlereagh land grants made by Governor King in 1803. Some physical evidence of the cultural landscape from this period survives today, demonstrating land clearing activities associated with over 200 years of continued European occupation and agricultural use.

1.2.2 Hadley Park has associations with the earliest phase of European settlement of Australia demonstrating concepts of early colonial government administration and estate planning, the exploration of the inner districts in search of better agricultural land, the establishment of major roads and transport routes to areas beyond Sydney, and early colonial social structure.

1.2.3 Hadley Park represents an early colonial settlement pattern having been first associated with Martin Mentz, a soldier settler and, later, with Charles Hadley Snr, a former convict; illustrating Macquarie's vision of Sydney as more than a penal colony and how the convict system was intended to work into the future through reform and agricultural and building work.

1.2.4 The remaining 1803 lot boundaries of Hadley Park and its neighbour Nepean Park are of great historical importance, as they are both evidence of the early settlement pattern associated with the Nepean River. They are also evidence of the survival of a cultural landscape from this period. While parts of the landscape have been severely altered in recent times due to quarrying and the eastern portion flooded in the formation of the remedial lakes, the essential relationship of farm complex, land and river are retained, demonstrating the interaction of the early European settlers with the Australian landscape.

1.2.5 Hadley Park comprises a rare two-storey house of brick nog construction lined externally with brickwork and having a jerkin head roof that was probably built between 1811 and 1812. The single-storey cottage which possibly pre-dates the house (1806–1810) is constructed of split timbers and feather edge weatherboards. These two buildings are very rare intact survivors from this early period of colonial architecture in New South Wales. While in relatively poor condition these two buildings along with several early outbuildings, provide important evidence of vernacular construction technique and design and strongly evoke the colonial establishment of the farm. A two-storey residence of brick nog construction with a jerkin head roof is an exceedingly rare combination.

1.2.6 Hadley Park has major archaeological and research potential due to its overall rarity and intactness.

1.2.7 The whole of the Hadley Park site is an outstanding representative example of an old colonial farm complex whose building stock has been progressively added to over time without major alterations to the original structures. The house, cottage and other farm structures, generally of vernacular design and construction, contrast with more substantial farm villas of this early colonial period around Sydney such as Camden Park.

1.2.8 Hadley Park is historically significant as part of a wider Indigenous cultural landscape of the area. Potential exists for discovery of Indigenous sites on the parts of the site where quarrying has not occurred, in particular on the banks of the Nepean River and on the banks of the former Cranebrook Creek tributary.

1.2.9 There has been a loss of connection with the landscape due to quarrying, however public interest in the site has been evidenced by recent media coverage and by the large number of visitors on an open day in 2018.

1.3 Key Findings

1.3.1 Hadley Park is associated with the earliest phase of settlement in Australia and with the establishment of the town of Castlereagh.

1.3.2 Hadley Park contains rare and intact built fabric dating from 1806-1812.

1.3.3 Hadley Park was occupied by six generations of the Hadley-Childs family for over 200 years.

1.3.4 The weatherboard cottage (1806-1810) is built of split timbers with feather edged weatherboard walling. It has shutters rather than glazing to its windows. It predates the main house and is a rare survivor from early colonial constructions in New South Wales.

1.3.5 The house at Hadley Park (1811-1812) is of an unusual and rare form of construction being a two-storey dwelling of brick nog construction, clad externally in brick with a jerkin head roof. It is a very rare surviving example of this type of early colonial construction in New South Wales.

1.3.6 There has been a loss of connection to the landscape due to quarrying yet the relationship between the houses and river still remain.

1.3.7 The entire Hadley Park site is an outstanding example of a farm complex begun in the colonial period.

1.3.8 Hadley Park is a landmark feature within the Castlereagh farming plateau with significant views between the house and surrounding landscape including important views from Castlereagh road.

1.3.9 Whilst the buildings are in extremely poor condition there is extensive original fabric and the original design intent is clear.

1.4 Critical Recommendations

1.4.1 It is recommended that Hadley Park is conserved, retaining as much original fabric as possible. The information and guidance provided in the Remedial Works Schedule dated 2020 should be followed and all outlined works completed.

1.4.2 Appropriate uses need to be found for the property as a whole that support its care and maintenance and allow for education whilst protecting and enhancing the heritage values of the property and its built elements.

1.4.3 Any future use of Hadley Park should have a level of public access. The ideal use would be as a house and farm museum, possibly with an active farming family as caretakers and incorporating education on the property, early farming practises and the surrounding natural environment and associated birdlife.

1.4.4 The history and construction techniques evidenced at Hadley Park should be interpreted for the general public. Interpretive material should not be intrusive on the views of the built elements or vistas of the property or intrusive within the interior spaces of the buildings.

1.4.5 The construction of new buildings on the site should be kept to a minimum with the preference being the adaptive re-use of existing structures. If new buildings are required, they should be sited and designed so as not to impact on the existing built elements that are of heritage significance, including visual impact. They should be designed in an environmentally responsible way that minimises impacts on the natural environment.

1.4.6 If a new intrusive element is essential within buildings or areas of heritage significance to support a new use, the new intrusive element should be confined to within existing elements that have been assessed as being intrusive or of low significance.

1.4.7 This Conservation Management Plan should be endorsed by the NSW Heritage Council and adopted by the owner as the key management tool for the site.

1.4.8 Once endorsed, this Conservation Management Plan should be made publicly accessible.

2.0 Introduction

2.1 Outline of Tasks Required

JPA&D Australia Pty Ltd was engaged by the Planning Ministerial Corporation within the Department of Planning, Industry and Environment (DPIE) to inspect the site and review existing documentation in order to provide an updated Conservation Management Plan (CMP) for Hadley Park. Part of this work included preparing an inventory of movable heritage items and providing recommendations for conservation and future placement of the movable heritage items. The Section 170 for Hadley Park has been updated, and a Remedial Works Schedule has been created.

2.2 Definition of the Study Area

This CMP relates to the place known as Hadley Park. The property is located at 14-278 Old Castlereagh Road, Castlereagh and is described as parts of Lots 1 and 2 DP 87060. It is within the Penrith Local Government Area and is currently owned by the Planning Ministerial Corporation within the Department of Planning, Industry and Environment (DPIE). Its location is shown in Figures 1, 2 and 3 below.

The site includes the farm house, a weatherboard cottage, a well and water pump, a former stables outbuilding, an early milking shed, a more recent milking shed, a feed shed and dairy head stalls, a hay shed, guest bedroom, external bathroom and a water tank on stand. A former wash house was present on the site until approximately 2013 but is no longer standing. The layout of the site and the relationship of the built structures are illustrated in Figure 4.

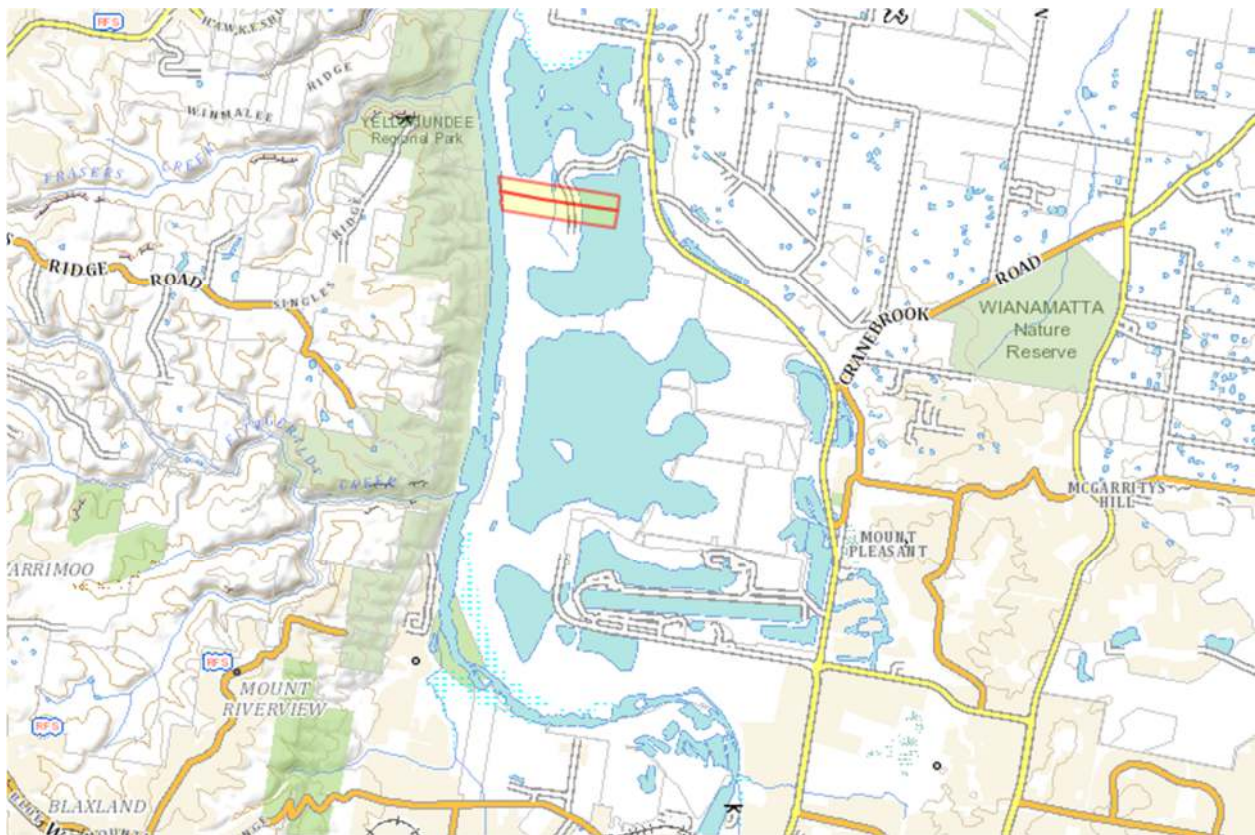


Figure 1. Location map. Source: Sixmaps, 2019.

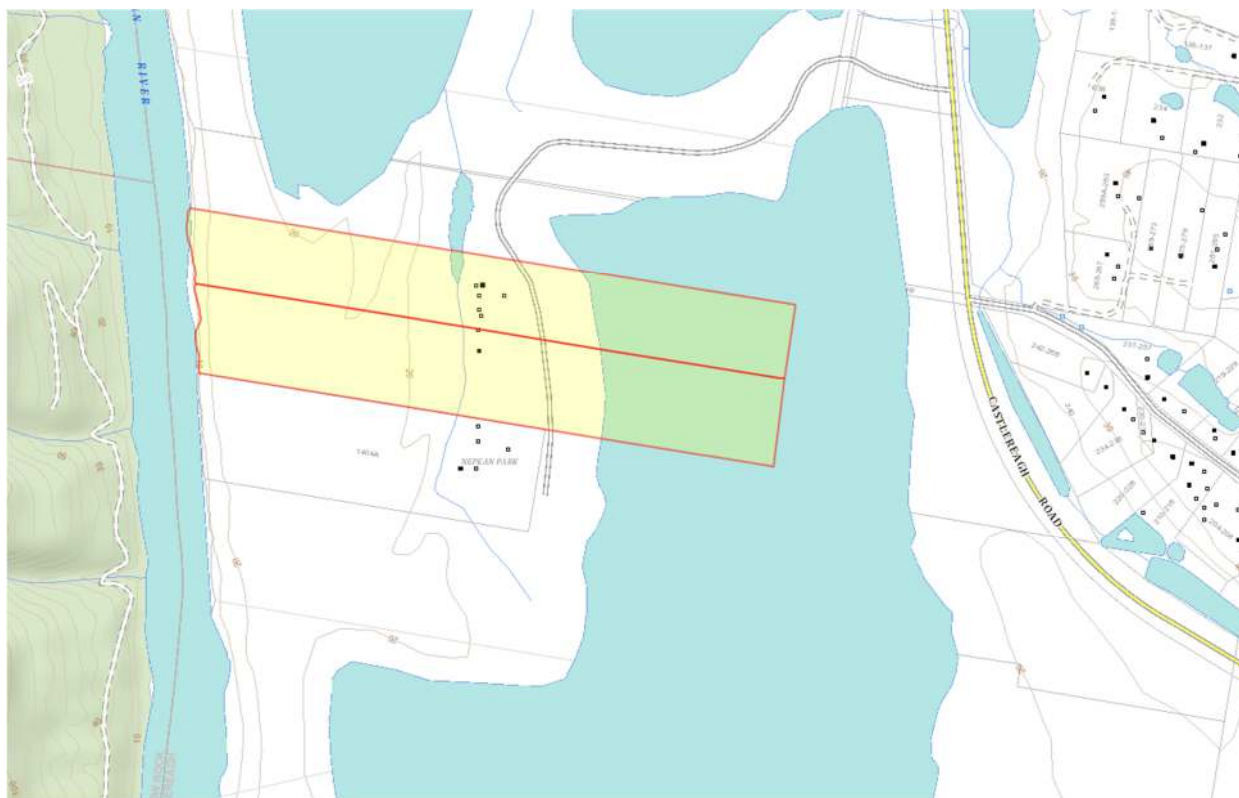


Figure 2. Cadastral plan. Source: Sixmaps, 2019.



Figure 3. Aerial view of Hadley Park. Source: Sixmaps, 2019.

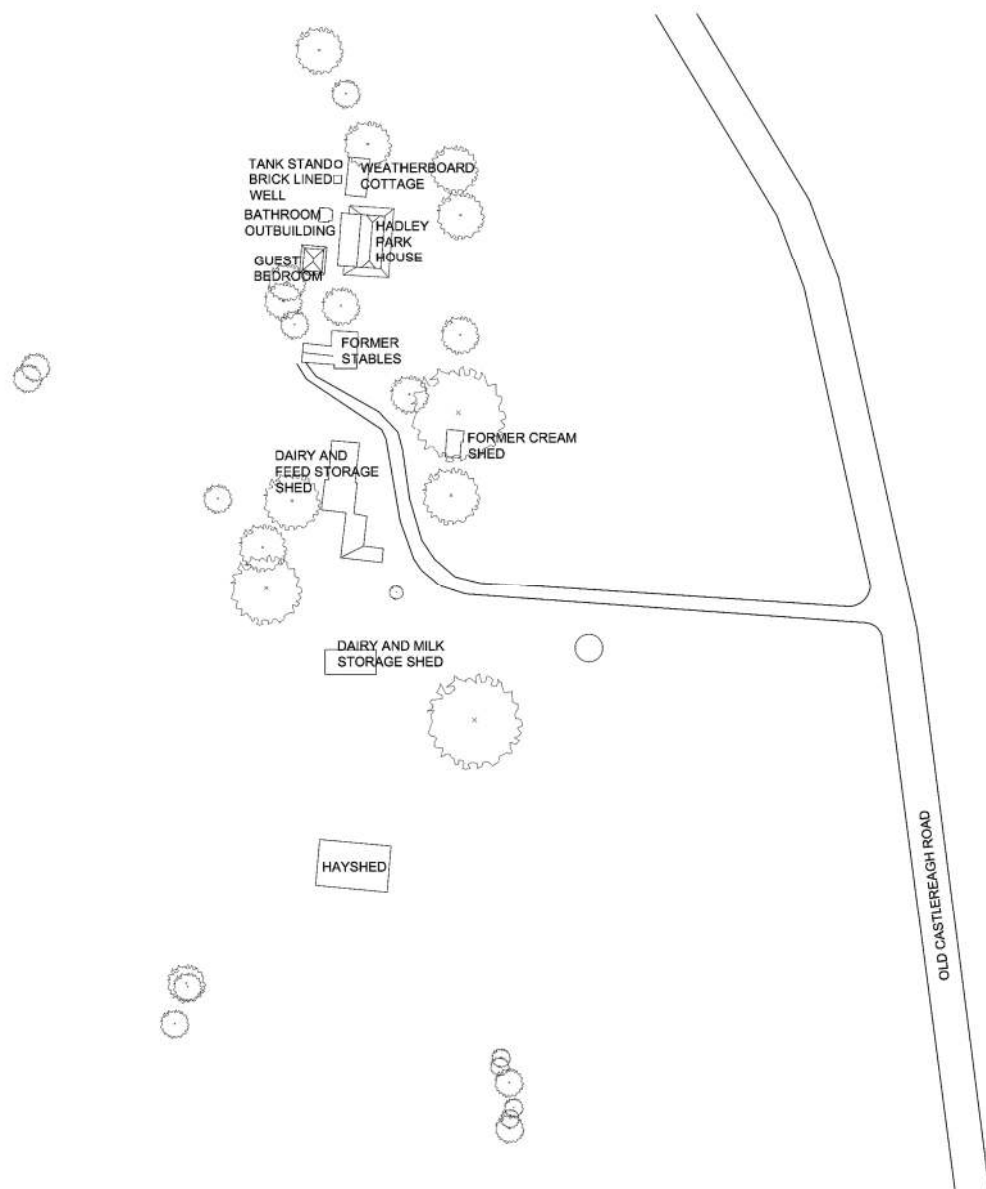


Figure 4. Site Plan. Source: JPA&D, 2019.

2.3 Methodology

The development of this CMP involved several visual inspections as well as photographic and measured surveys of the site and its buildings. These were undertaken on 28 February 2019, 26 March 2019, and 20 February 2020. No invasive investigation was carried out on the site. The information gathered at that time has been used to inform this CMP. General dimensions of the various buildings were measured during the site inspection and these have assisted in providing updated plans of the buildings' current conditions.

Investigation of the movable heritage items was undertaken from 10 September 2019 to 26 September 2019 with wallpapers further examined on 20 February 2020.

A review of the previous CMPs, as well as other secondary texts listed in the reference list at the end of this document, were used as the basis for this version of the Hadley Park Conservation Management Plan.

Additional research has been undertaken to support the following sections:

- Analysis of existing fabric
- Comparative analysis
- Constraints and opportunities
- Movable heritage

This Conservation Management Plan follows the general guidelines in J. S. Kerr, *The Conservation Plan*, National Trust of Australia (N.S.W.), 7th Edition 2013 and *The Burra Charter: The Australia ICOMOS Charter for Places of Cultural Significance*, 2013. The format for this Conservation Management Plan follows the format set out in *A Suggested Table of Contents for a Conservation Management Plan that can be Endorsed by the NSW Heritage Council*, July 2002.

2.4 Limitations

Whilst acknowledging Aboriginal occupation of the area prior to European settlement and including Indigenous History within the Thematic History, this CMP primarily deals with the European Cultural Significance of the place.

2.5 Identification of authors

This Conservation Management Plan was written by Dr Jennifer Preston of JPA&D Australia Pty Ltd. Jennifer is prequalified for heritage work under the NSW State Government scheme for Consultants in Construction. Jennifer is a registered architect, a member of the Society of Architectural Historians Australia and New Zealand (SAHANZ) and is the chair of the Australian Institute of Architects (AIA) Heritage Committee (NSW Chapter).

Other contributors to this CMP from JPA&D Australia Pty Ltd include Emily Saunders who is a registered architect with heritage experience who assisted in the preparation of this report, Hayley Edmonds who has a Master's degree in Museum and Heritage Studies, and Ruby Stathis who is undertaking a Bachelor of Arts in History.

All authors support the statement of significance and conservation policies contained in this document.

The moveable heritage inventory, assessment and recommendations were undertaken by Kay Söderland and Beate Yule of Preservation Australia Pty Ltd with assistance from Colin MacGregor and Tegan Anthes.

Photographs dated 2019 were taken by Ross Thornton, Architect unless otherwise noted.

Additional information was provided by Structural Engineer Mark Ducros of Ducros Design, and Landscape Architect Matthew Taylor of Taylor Brammer Landscape Architects.

2.6 Acknowledgments

This project was undertaken on behalf of Scott Courtney of the Planning Ministerial Corporation within the NSW Department of Planning, Industry and Environment. Assistance was also provided by Scott Hayward and Chris Georges of the NSW Department of Planning, Industry and Environment (DPIE).

3.0 Documentary Evidence

3.1 Thematic History

The thematic history below relates to the themes that are detailed in the table under 3.3 Historical Themes. These themes have been drawn from the Penrith Heritage Study prepared for Penrith City Council by Paul Davies Pty Ltd in 2007.

3.1.1 Introduction

The following history is drawn in large part from the Conservation Management Plan by GML dated 2013. Additional research has been undertaken and some additional information has been added.

3.1.2 Environmental Context

Hadley Park is located on the eastern side of the Nepean River in Castlereagh, north of Penrith. In the area of Castlereagh, the western bank of the Nepean River rises sharply to the eastern Blue Mountains escarpment, while the eastern bank forms the floodplain. The soils of the Castlereagh area are made up of alluvial sediments, clays, silts, sands and gravels deposited millions of years ago by an ancestral Nepean-Hawkesbury River system.¹ The floodplain is generally flat, with shallow drainage channels.

The natural vegetation of Castlereagh Woodlands was primarily made up of Ironbarks, mainly Broad-leaved, *Eucalyptus fibrosa*, and also some Narrow-leaved, *Eucalyptus crebra*, and Mugga, *Eucalyptus sideroxylon*. Areas in which the soil is sandier are populated by Scribbly Gum, *Eucalyptus sclerophylla*, and Narrow-leaved Apple, *Angophora bakeri*. Other species include Paperbark, *Melaleuca decora*, and Drooping Red Gum, *Eucalyptus parramattensis*.

Land clearing by white settlers from the early nineteenth century eliminated much of the original vegetation and was undertaken at such a rapid rate that Governor King forbade further land clearing in 1804. Further, sand and gravel mining from the 1970s onwards significantly altered the landforms including flooding to create a lake system.

3.1.3 Indigenous History

The following Indigenous history was written by Muru Cultural Heritage Services for the Hadley Park Conservation Management Plan by GML 2013.

Hadley Park is located on the banks of the Nepean River in the area known as Cranebrook. The surrounding area has a long history of Aboriginal occupation. Rock shelters on the west side of the river have been excavated and show evidence of Aboriginal activity extending back approximately 20,000 years and open sites on Emu Plains date back at least 7,000 years.² In the immediate vicinity of Hadley Park, prehistoric artefacts have been identified, suggesting that Aboriginal people camped on the high ground adjacent to Cranebrook Creek.³

When Europeans first arrived in the Sydney region, the Darug people were the traditional owners of the Country extending from the coast west into the Blue Mountains and from Port Hacking in the south to the Hawkesbury River in the north.

¹ Doug Benson and Jocelyn Howell, *Taken for Granted: Sydney's Suburbs and its Bushland*, (Sydney: Kangaroo Press, 1990) 21.

² James Leslie Kohen, *Prehistoric Settlement in The Western Cumberland Plain: Resources, Environment and Technology*, (Sydney: Macquarie University, 1986)

³ James Leslie Kohen, *Aboriginal Economy and Organisation in the Nepean River Area, Penrith Lakes Scheme Regional Environmental Study*, (New South Wales Department of Environment and Planning, 1984) 11-14.

The location of the clan territory determined the resource base which was available to be exploited. Those clans close to the coast and the estuaries exploited fish as their main source of protein, while those inland (*Bidjigal-tugagal-tugara*) depended on possums, wallabies, eels, and occasionally kangaroos. The men hunted and fished while the women gathered fruits and dug up yams and fern roots. The *burrawang*, a palm-like cycad which still grows near the Lapstone Monocline, provided abundant seeds, but these were poisonous and required treatment by soaking them in water for several days, then pounding and cooking, to remove the poisonous compounds. Other 'yams' grew along the rich alluvial floodplain, and formed an important staple for the Darug and Darkinjung people adjacent to the Hawkesbury and Nepean rivers.⁴

The complex social network which existed among the Aboriginal people extended to ritual payback. This meant that the extended family of an injured or dead person was responsible for ensuring justice was done. This practice had consequences for Aboriginal people, as the death or injury of a relation required 'payback', and this was often against white settlers.

Fire was used as a land management tool. Regular low intensity burning of the open woodlands across the Cumberland Plain maintained an environment particularly suitable for edible plant species, particularly those producing tubers, to the detriment of other species. The fact that many of the yam beds along the Hawkesbury provided a regular food source suggests that some care was taken to ensure that the resource was renewable. It seems likely that fire-breaks were burnt near the margins of the rivers and creeks to ensure that the rich resources associated with the riverbanks were not lost due to fires.

When women gathered the yams, they often broke off the top part and reburied it, to ensure it would be there again the following year. In the same way, new grass growing after a fire would attract wallabies, kangaroos and other herbivorous animals, increasing the carrying capacity of the environment. Fire was also used for driving kangaroos and wallabies to be speared for food in what was known as a 'walbunga' or wallaby kill. The Darug 'cleaned up their country', and created an environment which provided them with an abundance of food. This was totally at odds with the European practice of excluding fire from crops and buildings. However, traditional burning was still taking place at Castlereagh as late as the early 1820s.

The land fell within the territory of one of two clans – either the Boorooberongal to the north near Richmond or the Mulgoa clan to the south near Penrith and Mulgoa. On balance, it seems likely that the Mulgoa clan claimed this area. One Aboriginal informant, Nellie Oolonga, was documented as stating that when Europeans first arrived, she and her family were camped near where McCarthy's Farm was later located to the south of Hadley Park. Nellie almost certainly belonged to the Mulgoa clan.⁵

Within a few years of European settlement Aboriginal people were displaced and driven away from the most economically productive areas close to the coast and rivers. The first settlements along the Hawkesbury River adjacent to Windsor and Richmond were established in 1794, and from that time until 1805 open hostilities existed between the settlers and the local clans.⁶

The visits of the first Europeans to the Hawkesbury and Nepean Rivers are well documented by Hunter, Tench, Collins and other First Fleet writers. On the first inland trip, Tench was not contacted by any local Aboriginal people, although they were certainly aware of his presence, but on the second major trip to the Hawkesbury in 1791, the initial contacts were all friendly. Food was shared, gifts were exchanged, and the Darug people paddled Europeans backwards and forwards across the river.

⁴ James Leslie Kohen, 'Aboriginal Environmental Impacts in the Hawkesbury River Area.' in *The Improvers' Legacy. Environmental Studies of the Hawkesbury*, Jocelyn Powell, (ed.). (Berowra Heights: Deerubbin Press, 1998)

⁵ James Leslie Kohen, *The Darug and their neighbours. The Traditional Aboriginal owners of the Sydney Region*. (Blacktown, Darug Link in association with Blacktown and District Historical Society, 1993)

⁶ Kohen, *The Darug*.

The second expedition to the Hawkesbury also produced friendly results. The Europeans met an old man named Go-me-bee-re, and he was soon joined by his son Yal-lah-mien-di (later corrupted to Yarramundi), and his grandson Jim-bah, all of the Boorooberongal clan. Their wives and their other children remained on the far bank of the river. This first meeting passed with good will on both sides, and later that night the Boorooberongal displayed their prowess as karadji (doctors) by curing Colebe, a coastal Aborigine, of a pain caused by an old spear wound. The descendants of Go-me-bee-re and Yarramundi make up a significant proportion of the people who have registered a Native Title claim for the Sydney area on behalf of the Darug people.

This amicable meeting was typical of early contacts, with exchange of gifts and a general atmosphere of co-operation. It was also observed that several of the Aborigines including Gomebeeree had already suffered the effects of smallpox, before they had even seen a European. If the death toll in the west was similar to that on the coast, probably more than half of the inland Darug were already dead when the Governor made this initial contact.⁷

One particularly serious problem occurred along the banks of the Hawkesbury, where the yam beds provided the staple vegetable component of the Darug diet. By 1795, the vast majority of the yam beds had been destroyed and replaced with crops. When the Aboriginal people attempted to harvest the crops which now grew on the riverbanks, they were driven off. A few settlers maintained good relations with the Aborigines, but others shot any Aboriginal they saw on their land. The two economic systems were competing for the same rich soil to provide food, a circumstance which inevitably led to conflict. The Reverend Fyshe Palmer, writing in June 1795 to Doctor John Disney, gives a good account of the situation:

*The natives of the Hawkesbury lived on the wild yams on the banks. Cultivation has rooted out these, and poverty compelled them to steal Indian corn to support nature. The unfeeling settlers resented this by unparalleled severities. The blacks in return speared two or three whites, but tired out, they came unarmed, and sued for peace. This, government thought proper to deny them, and last week sent sixty soldiers to kill and destroy all they could meet with, and drive them utterly from the Hawkesbury. They seized a native boy who had lived with a settler, and made him discover where his parents and relations concealed themselves. They came upon them unarmed and unexpected, killed five and wounded many more. The dead they hang on gibbets, in terrorem. The war may be universal on the part of the blacks, whose improvement and civilization will a long time be deferred. The people killed were unfortunately the most friendly of the blacks, and one of them more than once saved the life of a white man.*⁸

The shortage of eligible European women in the colony led to many settlers acquiring Aboriginal women, frequently against their will. This practice often resulted in attacks on the farms where the women were being held. The subsequent clashes resulted in an estimated 26 whites being killed along the banks of the Hawkesbury between 1794 and 1800, but no record was kept of the number of Aboriginal people who were killed during this time. It is likely that somewhere between 150 and 200 Darug and Darkinjung people were killed.⁹

Later accounts confirm the reason why the hostilities between the Aboriginal people and the settlers along the Hawkesbury River flared up again early in the new century. Governor Hunter reported on 2nd January 1800:

⁷ Kohen, *The Darug*.

⁸ Letter 1795 June 13, Sydney, New South Wales, to the Reverend Dr. Disney from Thomas Fyshe Palmer, National Library of Australia, FRM F228.

⁹ James Leslie Kohen, *Daruganora: Darug country - the place and the people*. (Blacktown, Darug Tribal Aboriginal Corporation, 2006)

Two native boys have lately been most barbarously murdered by several of the settlers at the Hawkesbury River, notwithstanding orders have upon this subject been repeatedly given pointing out in what circumstances only they were warranted in punishing with such severity.¹⁰

The trial of the murderers of the two Aboriginal boys resulted in them being found guilty, but they were released after a few days gaol, ostensibly because their farms were in danger of being destroyed. This reasoning should be seen in the light of the fact that food was still scarce in the colony, so the threatened loss of a number of productive farms could have had a significant effect on the food reserves of the colony.

Governor Hunter correctly places the blame for the problems with the settlers:

Much of the hostile disposition which has occasionally appear'd in those people [the Aborigines] has been put too often provoked by the treatment which many of them have received from the white inhabitants, and which have scarcely [sic] been heard of by those who have the power of bestowing punishment.¹¹

Unfortunately, it was not only the settlers who committed atrocities. A deep hatred grew up between the Aborigines and the soldiers who were stationed near the Hawkesbury. The reason for this situation was also recorded by Hunter:

Their violence against the military proceeded from a soldier having in a most shameful and wanton manner kill'd a native woman and child.¹²

In 1805, two local elders, Yarramundi and Yarragowhy, met with Governor King regarding loss of land and access to the river. The Governor agreed that there would be no additional farms established further down the Hawkesbury, but by this time virtually all of the land suitable for farming had been taken up or at least granted. However, Aboriginal people could still hunt and gather in some areas, and for the most part the Darug people around the Nepean and Hawkesbury Rivers seem to have lived amicably alongside the settlers.

Land grants in the vicinity of Hadley Park may have been made as early as the mid-1790s, although most of the early farms were north of the junction with the Grose River. Grants in 1803 included those in the area of Hadley Park. Certainly by 1806 Charles Hadley was living on the property. In April 1789, a disease believed to be smallpox was observed amongst the Aboriginal people in the Sydney area. Between 50–90% of the Aboriginal population in the vicinity of Sydney died, and some Darug clans were almost wiped out. The Cadigal clan was reduced to only three male survivors by 1791 and the last of these died in 1805. The Bidjigal clan from the Hills District had almost completely died out from smallpox before the first Europeans set foot on their territory.¹³

By the time Hadley Park was established, it is likely that few of the Mulgoa clan remained alive. Some Aboriginal people were still living on properties south of Penrith in the 1820s, but it seems that most of these belonged to the 'South Creek tribe', or *wianamattagal*. They are recorded in the 1830s receiving government blankets at Penrith. In 1836 there were only two men and one woman on the blanket list recorded as belonging to the 'Nepean tribe'—James Docketty, John Wooloboy and John's wife, who was not named. In 1838 three men and one woman are listed as 'Nepean tribe'—Billy Warranby, Boolugia, John Wooloboy and his wife. In 1840 there is only one man, Stephy, listed as 'Mulgoa tribe' living at Penrith, but three other men are recorded living at Castlereagh, Jacky, Cocky and Henry. Henry was a Gundungurra man from the Cox's River. Nellie was probably included with her husband Cooman's clan at Liverpool, and it is likely

¹⁰ Kohen, *The Darug*.

¹¹ Kohen, *The Darug*.

¹² Kohen, *The Darug*.

¹³ Kohen, *Daruganora*.

that other women from the Mulgoa clan were also recorded with their husband's clans. There is no evidence that any of these people had any particular connection with Hadley Park. The approach adopted by the Traditional Owners, the Darug people, has been to claim ownership over the entire tribal territory rather than to identify clan areas or location within those areas which have special significance. However, there are certainly descendants of Nellie Oolonga and probably John Wooloboy still living in the Sydney area.

3.1.4 Early European Exploration and Settlement

In June 1789, a party led by Governor Phillip reached the banks of the Nepean River near to the future sites of Penrith and Castlereagh. Although Phillip returned to Sydney town after a few days, the exploration party continued under Captain Watkin Tench who wrote favourably of the good soil and broad river he encountered.¹⁴ Land that could be planted with crops and used for grazing was of the utmost importance to the fledgling colony, which by mid-1789 was dangerously low on fresh food, with small farms around Rose Hill and Sydney town not being able to produce enough food for the colony. However, the isolation of the Nepean region from the main areas of settlement meant that it was at least three years before the first Europeans moved into the area on a permanent basis.

In April 1794, it was reported by Governor Phillip's successor, Lieutenant Governor Grose, that 22 settlers had taken up land on the banks of the Hawkesbury River with a good road from Sydney having been cut through to the banks of the river at present-day Windsor, allowing direct communication with the settlement at Parramatta and on into Sydney.¹⁵ These first farms were on the river around the present-day area of Windsor; however, by 1795 there were 400 European settlers on the Hawkesbury River, with the farms extending "near 30 miles along the banks on both sides of the river".¹⁶ 30 miles, the equivalent of 48 kilometres, suggests farmers had settled along the Nepean River towards the present-day Penrith Lakes area around Hadley Park, although most reports place the first farms closer to the junction of the Grose River, to the north of the subject site.

The suggestion that there may have been some settlers along the river bank around Castlereagh in the mid-to-late 1790s is weakened by the then-isolation of the place and difficulty in travelling to and from there at this time. Further, it was not until 1803 that any land claims were officially recognised, with grants being made out by Governor King predominantly to discharged former soldiers as well as to free settlers and emancipists.¹⁷ King made 31 grants from 1803, most with direct river frontage, of which 24 were to ex-soldiers. Unlike the earlier grants around Richmond and Windsor in the north, these Castlereagh allotments were regimented, with straight boundaries on the north and south and the eastern boundaries aligned to (Old) Castlereagh Road, which had been constructed to join the new farming district with Windsor to the north in 1803 (via the Northern Road).¹⁸ The carefully planned grants further point to the 1803 grants as being the first phase of European occupation of the site.

The grants were larger than their northern neighbours, ranging between 70 and 160 acres, with size reflecting social standing in the colonial hierarchy. Married non-commissioned officers were entitled to grants up to 150 acres plus 10 acres per child, single officers up to 130 acres, married privates 100 acres plus 10 acres per child and single privates up to 90 acres. Ex-soldiers were

¹⁴ Robert Murray and Kate White, *Darug & Dungaree: The History of Penrith and St Marys to 1860*, (Melbourne: Hargreen Publishing Company, 1988) 5–7.

¹⁵ Murray and White, *Penrith and St. Marys*, 7.

¹⁶ Murray and White, *Penrith and St. Marys*, 7.

¹⁷ Carol Liston, 'Research towards a History of Castlereagh to 1906,' unpublished working paper for Penrith Lakes Development Corporation, (May 1998), 9.

¹⁸ Paul Davies Pty Ltd, *Penrith Heritage Study: Thematic History*, prepared for Penrith City Council, May 2006, 38.

3.1.5 Martin Mentz 1803-1811

Martin Mentz arrived in the colony in 1791 as a free settler aboard the *Albemarle*, a ship of the Third Fleet. On arrival, Mentz enlisted in the New South Wales Corps as a private under Captain John Townsend. Townsend was transferred to Norfolk Island in 1791 where he served as acting Lieutenant Governor until 1799. It appears that Mentz served with Townsend during this time.

In March 1803, Mentz was discharged from the Corps and was one of the 24 ex-soldiers to be granted land in the District of Evan on the Nepean River in 1803 by Governor King. He received his grant on 30 June 1803 totalling 80 acres with river frontage (see Figure 5, above)²¹. His surname was spelled 'Mince' on the Grant Register. The grant was made with a standard clause that applied to all the Castlereagh grants – if the land remained unoccupied for one year after the grant was made it would revert to the ownership of the Crown. Similarly, if the land was sold within five years of the grant being made, the sale would be considered null and void and would revert to the Crown.²²

Mentz proceeded to clear and cultivate his land in accordance with the terms of the grant. By 1805 he had cleared 20.5 acres and planted 14 acres with wheat, five with maize and one and a half acres with barley. A further 29 acres were used for grazing and it was reported that Mentz, along with his wife, a child and two servants, was not reliant on the government stores, which gives some indication to his success.²³ Mentz had been purchasing goods from the government stores at Parramatta and Toongabbie from as early as 1803. He is listed in the account books of Rowland Hassall who was in charge of the stores. Between the years 1803 and 1804 Mentz purchased a range of household and agriculture items including pepper, shirt buttons, dungarees, tobacco, bushels of wheat, shoes, pork, writing paper and one duck.²⁴

In addition to his crops, Mentz had some horses on the property; he advertised in the *Sydney Gazette* in November 1809 for the return of a stray bay mare that had gone missing from his property at the Nepean River.²⁵ In this advertisement, Mentz advised that the mare could be returned to him or a Mr Landrin at Parramatta or Mr Marr of Sydney. In August 1806, he leased 30 acres to Charles Hadley Snr for £45, with the promise to sell the land to Hadley at the expiry of the lease in two years' time, although this sale is not recorded as having proceeded.²⁶ It appears, though, that Mentz continued to live on a portion of his property as both his and Hadley's names appear on an address from the Hawkesbury settlers, welcoming Governor Bligh in 1807.

In 1810, Mentz was granted a spirit licence in Sydney and moved into town with his family, selling his remaining Nepean land holdings. In September 1810, he transferred 50 acres to Anne Lander for £150, with an absolute transfer of property to the same in August 1811.²⁷ Anne Lander's name is spelt differently on each note in the Old Register—noted as 'Anne Laud' in 1810 then corrected to 'Anne Lander' in 1811.

Of particular interest is that the Old Register entry for Lander mentions the transfer of '50 acres of land at the Nepean and a dwelling house', dated 6 September 1810, with the addition of 'all buildings and appurtenances' in the final transfer of 1811.²⁸ Although no other detail is given in the transfer of the building or appurtenances mentioned, it does point to the existence of a

²¹ Grant Register, Serial 3, Page 112, NSW Land Registry Services

²² Nepean District Historical Archaeology Group, 'In Search of the Early Nepean Pioneers: A Post Settlement History Celebrating the Bicentenary of the 1803 Land Grants, Chapter 16'. (Penrith, 2003)

²³ Nepean District Historical Archaeology Group, *Early Nepean Pioneers*.

²⁴ Account Books 1803-1804, in 'Hassall family - Day sales books, Rowland Hassall's Parramatta store, 1803-1804, 1809-1812', Mitchell Library.

²⁵ Sydney Gazette and New South Wales Advertiser, 5 November 1809, 1.

²⁶ Primary Application Number 37060, NSW Land Registry Services.

²⁷ Primary Application Number 37060, NSW Land Registry Services.

²⁸ Primary Application Number 37060, NSW Land Registry Services.

collection of buildings, including a dwelling house, on the site by 1810. It is possible that at least one of these buildings is the Weatherboard Cottage which remains on site and which has been previously suggested as dating from c.1806, while the dwelling house could be the current two-storey house.

Mentz never returned to the Nepean district. The Sydney Gazette and New South Wales Advertiser reported on July 31 1813 that:

*An Inquisition was this morning taken at the Hospital Wharf, on the remains of the body of Martin Mintz, which were found on a point of the south shore opposite Garden Island, in a mutilated state – Verdict Felo de se. This unfortunate man had been missing from his house in Clarence-street nearly a week; and is supposed to have drowned himself in consequence of some pecuniary embarrassments.*²⁹

3.1.6 Hadley Park: Charles Hadley Senior 1806-1828

Charles Hadley Snr arrived for the first time in New South Wales as a convict in 1791 aboard the *Matilda*, one of the ships of the Third Fleet. Assigned to Dr John Harris, Hadley gained an absolute pardon on 18 January 1802 and returned to England.³⁰ In 1805 he returned to New South Wales, arriving at Norfolk Island aboard the whaler *Ocean* and finally back in Sydney in March 1806 aboard the *Argo*.³¹

By August 1806, Hadley Snr was living at Castlereagh on the Nepean River, having secured a lease of 30 acres of land from Martin Mentz, as discussed above. There is little information from these early years in regards to what Hadley Snr was doing on the property. In February 1807, his name, along with Mentz's, appeared on an address of welcome to the newly arrived Governor Bligh. In 1810 ownership of the land at Castlereagh was transferred to Hadley from Anne Lander. In 1812, Hadley married Sarah Phillips, a fellow passenger on the *Argo*, at St Matthews in Windsor. Their son, Charles Hadley Jnr, had been born in 1810.³² By 1825 Charles and Sarah had seven children, two boys and five girls aged between 15 and 4. With his family growing, Hadley Snr was also building his farm and his reputation in the district. His house at Hadley Park had become a local landmark and reference point—as is illustrated in a transaction for a nearby property (Portion 45) in April 1812, which states—'Thomas Francis (of the Nepean) agreeing to build a house equal to that of Charles Hadley'.³³ Hadley Snr himself signed as a witness to this agreement.

By 1821, Hadley was listed as holding 300 acres at Castlereagh in the District of Evan. He had 40 cleared acres, 70 horned cattle, 20 hogs and four horses.³⁴ To hold this livestock he must have had pens, stables and enclosed yards as part of his property. This land included a series of smaller holdings (between 40 and 80 acres) purchased in the area from 1814 and a larger purchase of 200 acres known as 'Gandell's Farm' which he acquired in 1817.³⁵ Interestingly, the total acreage of Hadley's purchases in this period was more than 200 acres as reported in 1821, which may indicate an error on behalf of the reporter, an approximation or that some of the transfers were either not included or not finalised.

During this period Hadley had successfully applied for a publican's licence to sell liquor. Hadley was licensed as early as April 1817, appearing on a list of publicans in that year. His inn, known

²⁹ Sydney Gazette and New South Wales Advertiser, 31 July 1813, 3.

³⁰ Convict Index, Charles Hadley, Absolute Pardon, 4/4486; Reel 800 Page 008, NSW State Archives & Records

³¹ Terry Kass, 'History of Hadley Park', in *Hadley Park, Castlereagh Conservation Management Plan*, prepared by Graham Edds & Associates for Penrith Lakes Development Corporation, (June–August 1996), 8.

³² Carol Baxter, (ed.), *General Muster List of New South Wales 1823, 1824, 1825*, (Sydney: Australian Biographical & Genealogical Record for the Society of Australian Genealogists, 1999), 23573-23580.

³³ Old Register Book 6, 1811-1817, No. 1443, 95, NSW Land Registry Services.

³⁴ Bonwick Transcripts, Box 26, 6084.

³⁵ Kass, 'History of Hadley Park,' 10.

as 'the First and Last', was the only one at Castlereagh at this time.³⁶ Although there is no direct evidence of where Hadley had his First and Last Inn, a memorial to the Branch of Magistrates in 1822 for the renewal of the licence gives some indication. In it, Hadley notes that for 'the preceding four years (he) has regularly taken out the Licence for retailing Spiritous liquors at his premises in the District of Evan'. Hadley may have been referring to Hadley Park House as his premises. As Hadley Park House is well set back from the line of Castlereagh Road this seems unlikely; his large landholdings in the district could have included an inn elsewhere.

As well as his trade in liquor, Hadley was involved in the lucrative fresh-meat market. From 1815 he supplied meat to the Emu Plains government stores, with 1000 pounds being recorded in 1817.³⁷ In 1824 Hadley put forward 6000 pounds for the quarter commencing 25th July. Hadley was the only tenderer supplying meat to the Emu Plains stores in 1824.³⁸

Hadley's reputation in the district continued to rise through the later 1810s and early 1820s with his being confirmed appropriate to serve as a juror in 1819, being a benefactor to the Windsor Bible Association in 1822 and being a subscriber to local funds such as for the school, a new bridge, the Waterloo Fund and a gold testimonial cup for Governor Macquarie.³⁹ However, his increasing profile attracted unwanted attention as well. On 20 August 1822, five armed men broke into his house and attacked Hadley, his wife and children. When Hadley's servants tried to intervene, they were threatened with firearms, which the attackers discharged in the air as they left to dissuade any pursuit.⁴⁰ The intruders took with them only a watch, with the *Sydney Gazette* speculating that their intent had been to take Hadley's life. Despite this setback, which left Hadley in a 'very dangerous state', his fortunes continued to rise.⁴¹ In 1824 he made an application to the governor for a grant of 150 acres to allow him to de-pasture his flock. In his application he noted that all his 400 acres had been acquired via purchase and that he had never received a grant. In September 1824 he was granted the 150 acres.⁴²

In early 1827, Charles's wife Sarah left him for a neighbour, John Griffiths. Hadley noted she had gone without 'cause or provocation', leaving behind her nine children, and warned the residents of the colony via the *Sydney Gazette* not to provide credit to her as he would not be responsible for any debts incurred.⁴³ Although they were never reconciled, it appears that Hadley Snr had some recompense as Griffiths Farm was later promised to his son Thomas in his will. Indeed, Thomas did not have long to wait, as Charles Hadley died in September 1828. In his will, as well as leaving Griffiths Farm to Thomas (80 acres), he left Charles Jnr Mentz's farm of 80 acres (Hadley Park), his daughter Anne (who had married a neighbour, James Landers) £50 sterling and among his remaining six daughters he left the proceeds from the sale of his produce, goods and chattels. The estate was valued at £4000 (not including land), with the money raised from the sale of 200 head of his cattle in January 1830 reaching £1390.^{44 45}

While the sale dispersed many of Hadley's assets, including two of his farms, one 160 acres and another of 40 acres, Hadley Park, the economic and family centre of the estates, was to be managed by Charles Hadley Jnr.

³⁶ Colonial Secretary, correspondence 19 April 1817, Reel 6038, SZ 759, State Records of NSW, 342; *Sydney Gazette and New South Wales Advertiser*, 26 April 1817, 1.

³⁷ *Sydney Gazette and New South Wales Advertiser*, 22 February 1817, 1.

³⁸ *Sydney Gazette and New South Wales Advertiser*, 1 July 1824, 1.

³⁹ Kass, 'History of Hadley Park,' 10; *Sydney Gazette and NSW Advertiser*, 15 December 1821, 2; 22 February 1822, 4.

⁴⁰ *Sydney Gazette and New South Wales Advertiser*, 30 August 1822, 3.

⁴¹ *Sydney Gazette and New South Wales Advertiser*, 30 August 1822, 3.

⁴² Colonial Secretary, correspondence 13 August 1824, Fiche 3091 4/1837B No. 409 p565; 10 September 1824 reel 6013, 4/3512, State Records NSW, 258.

⁴³ *Sydney Gazette and New South Wales Advertiser*, 22 March 1827, 3.

⁴⁴ Charles Hadley Probate 376, Probate Packets, State Records NSW.

⁴⁵ Kass, 'History of Hadley Park,' 10; *Sydney Gazette and New South Wales Advertiser*, 14 January 1830, 1.

3.1.7 Charles Hadley Junior 1828-1891

Charles Hadley Jnr inherited Hadley Park when he was 14 years old. He continued in his father's footsteps, maintaining the farm at Castlereagh throughout the remaining years of the nineteenth century. In May 1833, he married Matilda Howell, with whom he had nine children, seven of who survived into adulthood. Charles Hadley Jnr also followed his father's lead in community involvement, being an active member of the local Anglican church and allowing local sporting matches to be held on his land (a boxing contest was held at Hadley Park in the 1830s). His brother Thomas occupied the adjacent farm, known as Oldwright's Farm. In 1888, tragedy struck Thomas's family when his son Victor was killed by a gun he was carrying accidentally discharging.⁴⁶

Some details of Hadley Park from this period have survived through inscriptions inside the family prayer book, recorded by Terry Kass in a 1996 conservation plan for Hadley Park.⁴⁷ As well as family details, the prayer book recorded four floods—three high floods between 1864 and 1867 that came into the house and another that flooded the yard in 1870—as well as the destruction of a barn through fire in 1873 and its replacement in 1874. The floods of 1867 were particularly heavy—newspaper reports stated that Hadley Jnr lost all his furniture and goods:

*A person, name Hadley, who cultivated a nice little farm of his own, about nine miles below Penrith, has lost his furniture and goods. Everything on his place was carried away, but he is said to be somewhat better off than many of his fellow-sufferers. He is a married man with a grown up family.*⁴⁸

The June 1867 flood peaked at 19.57 metres, the highest recorded flood event of the nineteenth century in the district.⁴⁹

An 1885 survey of landholders and their returns for the Castlereagh area noted that Charles Hadley Jnr, at Hadley Park, had 80 acres with nine horses, five cattle and four pigs, while he also held a further 13 horses, nine cattle and four more pigs on a nearby holding.⁵⁰ From these numbers and a later return in 1900 stating the property was under cultivation with maize and barley, it would appear that Hadley Jnr had by then moved away from the beef cattle industry which his father had pursued so lucratively. The closure of the government farm at Emu Plains in the mid-nineteenth century and introduction of larger beef producers west of the mountains had reduced the profitability of small-scale farming in the Cumberland Plain area. As a result of this, Charles' second son, also named Charles, was declared bankrupt in 1888.

In November 1891, Charles Hadley Jnr died after a long illness during an influenza epidemic. His wife, to whom he had left everything in his will, died just six days later from the same illness.⁵¹ The farm and lands then passed to Hadley Jnr's children. Hadley Park itself was inherited by William Alvan Hadley Childs, the husband of Charles's oldest daughter, Louisa Matilda Hadley. Under the terms of the will, Louisa inherited the northern portion of the site – now Lot 1 of DP87060 - which included the house, while her brothers Thomas and Charles were to get an even share in the southern portion – now Lot 2.⁵² Thomas conveyed his share in the farm to his brother in 1897.

⁴⁶ *Nepean Times*, 21 April 1888, 4.

⁴⁷ Kass, 'History of Hadley Park,' 15.

⁴⁸ *Sydney Morning Herald*, June 29 1867, 5.

⁴⁹ Liston, 'History of Castlereagh,' 23.

⁵⁰ Liston, 'History of Castlereagh,' 31–32.

⁵¹ Kass, 'History of Hadley Park,' 15.

⁵² Charles Hadley (Junior) Bankruptcy file 696, Bankruptcy Index, State Records NSW.

3.1.8 Hadley Park 1891-1978

In April 1892, two of Charles Hadley Jnr's sons, George and William, applied to have Hadley Park assessed for stamp duties. The entirety of the subdivided 80-acre property was assessed as having a value of £800 with the 'largest portion of it under cultivation'. It was noted that a brick house of seven rooms plus barn, stable and outbuildings were on the property, though in a dilapidated state.⁵³ William Charles Hadley Childs, the son of Louisa Matilda and William Alvan Hadley Childs, is listed as the owner and occupier in an 1898 assessment of the property for Castlereagh Municipal Council. As Louisa Matilda's death is not recorded until 1902, it is likely that William Childs Snr died between 1898 and 1902, resulting in his son's inheritance of the property.⁵⁴ The property was recorded as a house and 40 acres of land, at an annual rate value of £30.⁵⁵ ⁵⁶ This presumably refers solely to Lot 1. Two years later, *Yewen's Directory of the Landholders of New South Wales 1900* listed William Childs farming maize and barley as well as operating a dairy farm.⁵⁷

In August 1905, through an order of the Supreme Court in Probate Jurisdiction, William Childs Jnr re-purchased and consolidated the two disparate blocks, Lots 1 and 2 DP87060, that had been separated from Hadley Park in the will of Charles Hadley Jnr. He paid £900 plus a further £100 to the official assignee of the two bankrupt estates. These transactions reunited the farm estate to its original 80 acres.⁵⁸



Figure 6. Hadley Park c. 1900. Source: GML CMP, 2013.

⁵³ Kass, 'History of Hadley Park,' 16.

⁵⁴ New South Wales Death Index #10787/1902

⁵⁵ Kass, 'History of Hadley Park,' 16.

⁵⁶ Castlereagh Municipal Council Assessment Book 1895-1905, Penrith City Council Local Studies Collection.

⁵⁷ Yewen, Alfred G. (1900). *Yewen's directory of the landholders of New South Wales*. Sydney: Farm and Dairy Publishing Company

⁵⁸ Kass, 'History of Hadley Park,' 17.



Figure 7. Castlereagh, Frank Hurley, c. 1910-1962. Source: National Library of Australia.



Figure 8. Undated photograph (prior to c.1950) showing the cream shed in its former location close to the road (to the left). Source: GML CMP, 2013.

A number of developments were carried out on the property during this period. The nine-paned sashed windows on the first floor were modified circa 1910. By the 1920s, a tennis court occupied the area to the southeast of Hadley Park House between the garden and the former cream shed. During the c1930s a dairy shed was built for milking the herds. Four pit silos for grain storage were built sometime before 1941.

A 1941 survey by the University of Sydney's Department of Geography showed all the land between (Old) Castlereagh Road and the river being used for dairying purposes, which is confirmed by the 1940 aerial photography (refer Figure 14).

In November 1948, William applied for the property to be brought under the Real Property Act. A plan accompanying the Real Property Act application showed an 'old stone house' on the northern portion of the site with lagoons and fence lines also indicated. The property was recorded as 94 acres 6.5 perches.⁵⁹ William requested the title to be issued in his name and that of his son William George Childs, farmer of Castlereagh. William died in July 1950 before the Real Property Act application was finalised.⁶⁰ His will provided for his son William George Childs to inherit the southern portion, while his two daughters Hannah and Elsa inherited the northern portion including the house. As part of the Death Duty estate valuation, it was noted that the northern portion equalled 44 acres 6 ½ perches and included a brick cottage with attic, weatherboard kitchen, iron garage, two sheds, feeders, dairy and bails, four pit silos, water supply, clearing and fencing. On the southern portion of 50 acres, the improvements were noted as pit silos, orchard, water supply, clearing and fencing and an unfinished galvanised-iron hay shed. The livestock included 55 dairy cows, 22 dairy heifers, two bulls and two farm horses, all valued at £1271.⁶¹

Between 1940 and 1961, a few changes were made to the site as evidenced through aerial photographs from the period (see Figures 14-16). The pit silos were infilled c. 1950–1960s. The tennis court was demolished by the 1950s. A new hay shed was erected to the south of the dairy building precinct and part of the southern portion was planted with orchards back to the river front. These had been removed by 1978 (see Figure 17). Elsa and Hannah Childs continued to own Hadley Park until 1972 when the site was transferred to Quarries Pty Limited.



Figure 9. Photograph of Hadley Park c. 1960s. Outbuildings associated with the property can be seen to both sides of the farmhouse. The dense band of trees to the north-west would have provided an effective windbreak from this direction. Among these trees would be the Peppercorn Trees and Kurrajongs known to have been planted in the nineteenth century. Source: Penrith City Library Local Studies Collection.

⁵⁹ Primary Application No. 37060, NSW Land Registry Services.

⁶⁰ William Charles Hadley Childs, 24816-1950, NSW Registry of Births Deaths and Marriages.

⁶¹ Kass, 'History of Hadley Park,' 18.

3.1.9 Hadley Park 1972-2010

Quarrying, gravel and sand extraction had started along the Nepean River at Castlereagh as early as the 1880s, mainly around Birds Eye Corner. At first these small-scale operations restricted their mining to the actual river and the river banks. However, as the available sand resource was exhausted, companies began to buy the adjacent farm sites for their mining potential. From the 1970s, as technology and mining techniques improved, the growing profitability of the mining operations saw the first serious incursions into the farm sites. Pressure grew on the remaining landholders as the quarries and sand mines expanded and most of the properties around the river were bought up by mine and gravel companies.

In 1972 both lots that comprise Hadley Park were sold to Quarries Pty Limited, a company established in the 1930s to quarry basalt at Prospect. In 1978, Quarries Pty Limited transferred the Hadley Park site to Blue Metal and Gravel Ltd, a subsidiary of Quarries Pty Limited set up to sell the aggregate from the quarries themselves in 1935.⁶²

Blue Metal and Gravel Ltd was to become Blue Metal Industries which was then bought out by Boral Ltd in 1982. By 1979, the larger quarrying companies that were operating at Castlereagh had combined their interests and commenced operating as the Penrith Lakes Development Corporation (PLDC). In 1996, Jacqueline Flower, a descendant of the Hadley family, moved into Hadley Park where she lived in the guest bedroom until 2008. During this period, Jacqueline Flower started an inventory of the moveable heritage items, along with comments on her memories of some items. In 2008-2009 the main farmhouse was propped and a series of physical surveys were carried out to assess the fabric and condition of the buildings.

In 2008 limited and localised physical investigation and emergency (temporary) works were undertaken by PLDC to inform the Penrith Lakes Scheme development and the associated Conservation Management Plans for heritage items within the Scheme area. For further detail on these works refer to 4.4 Past Remedial Works.

Quarrying works had commenced on the site by 2002, starting with the area to the west of the homestead complex. By 2006, quarrying was active across the whole site except for the protected zones of the Nepean River bank and a strip of land running north-south from Cranebrook Creek to the southern boundary, encompassing all of the buildings and homestead complex gardens. By 2007, the creation of the lakes to the northwest and east of the house had commenced indicating that quarrying was nearing completion on the site and remediation works had commenced. By early 2015, the two lakes were filled, meaning that the eastern portion of the Hadley Park site was now under water. In their 2013 CMP, GML put forward a revised heritage curtilage plan to reflect this change in the effective site area. In February 2019 the Minister for Planning and Housing, Anthony Roberts announced that the State government had taken ownership of the property.

⁶² 'Quarries' Prospect Heritage Trust. <<http://www.prospectheritagetrust.org.au/page26.html>>



Figure 10. Hadley Park, 1986. Source: Penrith City Library.



Figure 11. Hadley Park, 1986. Source: Penrith City Library.

3.2 Table of Chronology of Development at Hadley Park

Date	Event
1789	Exploration and survey by Governor Phillip and Captain Watkin Tench of the Nepean River and Castlereagh district. They were the first Europeans to see the river.
1791	Martin Mentz arrives as a free settler on board the <i>Albemarle</i> in the Third Fleet and enlists in the NSW Corps.
1791	Charles Hadley Snr arrives as a convict on board the <i>Matilda</i> in the Third Fleet.
1794	First 22 settlers take up land on the Nepean River around the site of present-day Richmond and Windsor.
1803	Governor King makes the first series of land grants in the District of Evan. This includes the formalisation of (Old) Castlereagh Road, which acts as the eastern boundary line for the allotments.
June 1803	Martin Mentz, ex-NSW Corps, granted 80 acres of land in the District of Evan.
1805	Charles Hadley Snr returns to NSW from England after receiving a free pardon.
August 1806	Mentz leases 30 acres to Charles Hadley Snr.
September 1810	Mentz transfers 50 acres of his land plus a dwelling house to Anne Lander. This appears to be the earliest mention of a dwelling and other buildings on the Hadley Park site.
1810	Anne Lander transfers the property to Charles Hadley Snr.
1812	Charles Hadley Snr marries Sarah Phillips.
April 1812	Hadley Park, house of Charles Hadley Snr, mentioned in the land transfer of a neighbouring property.
March 1814	Charles Hadley Jnr born
1817	Charles Hadley Snr granted a licence to sell liquor. His inn is called the 'First and Last.' The inn's location is unknown, but it was within the District of Evan.
1822	Hadley Park House is broken into and Charles Hadley Snr severely injured. Nepean Park homestead is constructed on adjoining land by John Single. ⁶³
1824	Charles Hadley Snr supplying beef to the government stores.
1827	Sarah Hadley, wife of Charles Hadley Snr, leaves him and their family for neighbour John Griffiths.
September 1828	Charles Hadley Snr dies. Hadley Park inherited by second son Charles Hadley Jnr.
1864	Hadley Park flooded.
1867	Major flood, reaching 19.7 metres, comes into the house.
1873	Barn destroyed by fire.
1874	Barn rebuilt.
November 1891	Charles Hadley Jnr dies, followed by his wife Hannah, six days later.

⁶³ Godden Mackay Logan, *Penrith Lakes*, 124.

1892	The northern portion of Hadley Park including the house is inherited by Hadley Jnr's daughter Louisa Matilda and her husband William Childs. The southern portion of the property is divided between his two sons Thomas and Charles.
1905	The original land grant portion of 80 acres is reconsolidated by William Charles Hadley Childs (son of Louisa and William). William Charles Hadley Childs establishes a dairy farm on the site
c. 1910	Tennis court built.
c. 1930s	Dairy shed built on the site.
1948	Application made to bring Hadley Park under the Real Property Act.
1950	William Charles Hadley Childs dies and the property is split between his son William George Childs and his two daughters, Hannah and Elsa.
c. 1950s	Hay shed built on the southern portion of Hadley Park.
1972	Hadley Park transferred to Quarries Pty Ltd after 166 years of ownership by the Hadley-Childs family.
1978	Hadley Park transferred from Quarries Pty Ltd to Blue Metal and Gravel Ltd.
1996	Jacqueline Flower, a descendant, moves into the guest bedroom at Hadley Park.
1998	Penrith Lakes Development Corporation takes ownership of Hadley Park.
2000	Sand mining commences on Hadley Park site by the PLDC.
2008	Jacqueline Flower moves out. Temporary props are installed in the main farmhouse and physical/archaeological investigation is undertaken.
2013	Moveable Heritage Inventory prepared. New heritage curtilage plan proposed by GML to reflect upcoming submersion of eastern portion of site.
2015	Lake to east of house is filled, occupying approximately 1/3 of the total site area.
2019	Property bought by the Planning Ministerial Corporation within the Department of Planning, Industry and Environment.

3.2.1 Key Phases in the Development of Hadley Park

Physical evidence associated with the key phases in the development of Hadley Park and the existing key built elements associated with each phase are described in detail below (see Figure 13). These phases are:

- 1803–1806 — original land grants.
- 1806–1828 — Hadley Park built by Charles Hadley Snr.
- 1828–1900 — little building development/major floods.
- 1900–c. 1950 — development of dairy farming.
- c. 1950–1960s — orchards and continuation of dairy farming
- 1970s–present — extensive quarrying and remediation within the Scheme area.

3.2.2 1803–1806

The original 80-acre 1803 land grant to Martin Mentz was defined by straight boundaries to the north and south, with the western boundary aligned to the Nepean River and the eastern boundary aligned to the access road (later to be named Castlereagh Road) that extended parallel to the course of the river and further north joined the Northern Road to provide a connection between this farming area with Richmond and Windsor. Clearing and occupation of the land would have commenced by this time, so that the overall character of the landscape evident today is related to this earliest development phase. No built elements relating to this phase of development survive at the site.

3.2.3 1806–1828

This phase saw the most activity in terms of the construction of buildings, a number of which still remain. These are:

- Hadley Park House
- Weatherboard Cottage
- Well (underground)
- Former Stables (or storage shed) Outbuilding
- Water Tank

3.2.4 1828–1900

This phase is characterised by very little development, possibly due to a number of floods high enough to inundate Hadley Park House between 1864 and 1870.

Historical sources indicate that a barn was destroyed by fire in 1873 and rebuilt the following year, and that in 1892 there was a brick house, a barn, stables and outbuildings on the site. The barn was demolished in the 1960s and replaced with the present-day dairy head stalls, feed storage shed and storage shed.

3.2.5 1900–c. 1950

This phase is characterised by the establishment of dairy farming on the property, an increasingly common land use in the area in the late 1890s–1900, along with mixed farming and orchards.

The previous CMP states that by 1950 four silos were located on the site.⁶⁴ A geographical survey undertaken in 2008 revealed evidence of underground silos to the east of the Hadley Park House, and to the east of the dairy head stalls, feed storage shed and storage shed. The silos are a typical feature of early-twentieth-century dairy farming and were used for the storage of cattle feed. The silos were infilled in c. 1950s–1960s. A tennis court occupied the area to the southeast of Hadley Park House between the garden and the former cream shed by the 1920s and was demolished by the 1950s.

This period also saw minor modifications to the house with the original sash windows to the north and south of the upper front façade being replaced with casement windows. The existing key built elements in this phase of development relate to the use of the site as a dairy farm and are located to the south of the old colonial farm and domestic area. These are:

⁶⁴ GML CMP, 62.

- Former Cream Shed
- Dairy and Milk Storage Shed
- Dairy Head Stalls/Feed Storage Shed/Storage Shed
- Water Pump

3.2.6 c. 1950–1960s

Alterations carried out during this period include the extension of the former stables and storage shed outbuilding (east portion), the extension of the former cream shed (north portion), the demolition of one row of the dairy feed stalls, and the infill of the underground silos.

A number of small outbuildings were added to the rear of Hadley Park House to accommodate modern services. A substantial hay shed was built to the south, adjacent to Nepean Park. Historical sources record that at the time the southern portion of Hadley Park was planted with orchards, which by 1978 had been removed from the site.

The existing key built elements relating to this phase of development are described (see Key Developments map p. 33). These are:

- Bathroom Outbuilding
- Toilet Outbuilding
- Guest Bedroom
- Hay Shed

3.2.7 1970s–present

This phase is characterised by the modification of the landform directly to the east and west of Hadley Park associated with the extensive quarrying and remediation in the immediate area by PLDC (see Figures 18-21). Limited and localised physical investigation and emergency temporary works were undertaken in 2008 by PLDC to inform the Penrith Lakes Development and the CMP projects. The eastern portion of the site is submerged with the creation of Middle Lake under the Penrith Lakes scheme.



Figure 12. Hadley Park site area as viewed from the Blue Mountains to the west. (Source: Penrith City Council Local Studies Collection, Dennis Good, Dec 11, 2012)



Figure 13. Key Developments of Hadley Park. Source: JPA&D, 2019.



Figure 14. 1940 aerial image of Hadley Park. Source: GML CMP, 2013.



Figure 15. 1947 aerial image of Hadley Park. Source: GML CMP 2013.



Figure 16. 1961 aerial image of Hadley Park. Source: GML CMP 2013.



Figure 17. 1978 aerial image of Hadley Park. Source: GML CMP 2013.



Figure 18. Aerial image of Hadley Park, with Nepean Park visible below. Source: Google Earth, 2002.



Figure 19. Aerial image of Hadley Park, with Nepean Park visible below. Source: Google Earth, 2007.



Figure 20. Aerial image of Hadley Park, with Nepean Park visible below. Source: Google Earth, 2014.



Figure 21. Aerial image of Hadley Park, with Nepean Park visible below. Source: Google Earth, 2019.

3.3 Historical Themes

The place and its individual components have been assessed according to the key national, State and local historical themes as identified below. The State themes are based on the Historic Thematic framework developed for the NSW State Heritage Inventory. The local themes are taken from the Penrith Heritage Study prepared for Penrith City Council by Paul Davies Pty Ltd in 2007.

3.3.1 Table of Historic Themes

<i>Australian theme</i>	<i>New South Wales theme</i>	<i>Local Theme</i>	<i>Comments</i>
<i>1. Tracing the natural evolution of Australia</i>	Environment – naturally evolved	Rural settlement	The Castlereagh area retains some original vegetation and landscape, indicative of the area's appearance before European colonisation. The presence of the Nepean River and its alluvial east bank made it ideal farming land.
<i>3. Developing local, regional and national economies</i>	Agriculture	Rural settlement	Hadley Park was an important early farm on the western boundaries of colonial Sydney that contributed significantly to the colony's food supply.
	Pastoralism	Rural settlement	
	Mining	Industrial development	The area around Hadley Park was mined significantly since the 1970s.
<i>4. Building settlements, towns and cities</i>	Land Tenure	Country estates Rural settlement Rural villages Subdivision and consolidation	Hadley Park estate demonstrates the boundaries of early land grants, and the relationship between rural estates.
	Accommodation	Country estates	Hadley Park House and the weatherboard cottage are two of the oldest surviving residential buildings in Sydney.
<i>8. Developing Australia's cultural</i>	Domestic Life	Country estates	Hadley Park was inhabited for a

<i>life</i>		Rural settlement Rural villages	period of almost 200 years. The buildings themselves and the movable heritage within them are demonstrative of domestic life over this period.
	Creative endeavour	Country estates	Hadley Park House is the only two-storey brick nog construction remaining in the Sydney area.
<i>9. Marking the phases of life</i>	Persons	Country estates Recognition of past events	Hadley Park is associated with Martin Mentz and the Hadley family.

3.4 Ability to Demonstrate

Hadley Park has the ability to demonstrate all phases of the history of the site from alienation of title to the present, through all aspects of the site, from the boundary alignments to the PLDC remediation works. The original property grant of Governor King to Martin Mentz in 1803 is reflected in the current property boundaries. The absence of substantial areas of natural vegetation both on the site and the surrounding lands demonstrates the large-scale clearing of the landscape which took place in 1803 and 1804 and was then maintained throughout the period of use of the site as a farm. The cleared landscape today continues to evoke this previous agricultural use, although in an altered form, disturbed by mining and the creation of artificial wetlands.

The buildings on Hadley Park demonstrate the 166 years of occupation and use of the site as a farm by the Hadley family. The weatherboard cottage is associated with the earliest occupation of the site by the Hadleys dating to 1806. A comparison of the weatherboard cottage to the later house is indicative of the leasehold nature of the Hadleys' early occupation. The 1810 house is of more substantial materials, demonstrating the formalisation of their ownership of the land and the greater certainty of remaining there. The original quality of the house being two storeys and of a masonry construction demonstrates a level of financial success. With these two buildings, Hadley Park also demonstrates a variety of early colonial construction techniques including split timbers (as opposed to sawn), early feathered edge weatherboards, brick nog construction and a jerkin head roof form.

The well, water tank on stand, former wash house and western wing of the former stables all relate to the needs of habitation in the period between 1810 and 1828, when they were constructed. They also demonstrate the emphasis on establishing the site which was made by Charles Hadley Snr, who died in 1828. That these buildings have continued to be maintained and remain in place to the present day conveys the ongoing use and habitation of the site by the Hadley family up to 2008. The numerous modifications and extensions to these outbuildings and the construction of additional outbuildings demonstrates both the multiple types of farming undertaken on the site and the changes in farming technology between 1810 and 1972.

The moveable heritage on the site demonstrates the phases of occupation and use by the Hadley-Childs family. The moveable heritage of the site is covered in more detail in the Moveable Heritage Report and Inventory (see Appendix B).

4.0 Physical Evidence

4.1 Identification of Existing Fabric

4.1.1 The Landscape

Hadley Park is located on the river flat between the Nepean River and the former line of Castlereagh Road. The site forms part of the Penrith Lakes Scheme and is surrounded by major quarrying and remediation works. The Blue Mountains Eastern Escarpment dominates the western skyline. The suburb of Cranebrook and the Cranebrook Escarpment lie to the east of the Scheme area. The City of Penrith urban area is situated to the south approximately 4.5 from the site. The Nepean Park property is located to the immediate south of Hadley Park. The suburb of Cranebrook and the City of Penrith are screened from Hadley Park by established groups of trees with the result that the broader landscape setting of Hadley Park is primarily rural in character.

The overall landscape character of the area between the Nepean River and the higher ground on which the properties of Hadley Park and Nepean Park stand is a wide river floodplain. Previously divided by the set-out of fence lines which reflected the original land grants, the landscape now bears few signs of the previous farms. The land has been remodelled for the creation of the Penrith Lakes and associated parklands.

The site is rectangular in shape, with an irregular boundary to the western end where it meets the Nepean River. The land rises to form the river bank and the site slopes gently up to the east. The buildings are strung across the centre of the site, where there is a slight rise before the terrain falls again gently to the new lake which lies between the buildings and the current alignment of Castlereagh Road. Since 2000, the parts of the site directly to the east and west of the Hadley Park House have been quarried and rehabilitated. Under the Penrith Lakes Development Corporation, quarrying in the immediate area finished around 2014 and remedial works are ongoing, including the completion of the recreational parks and parkland associated with the Penrith Lakes Scheme. The lake located to the east of Hadley Park House occupies approximately 1/3 of the site area and is intended for recreational use, while the land to the west of Hadley Park House, between the back lagoon, part of the former Cranebrook Creek tributary and the Nepean River will be returned to open fields. It is proposed to locate a walking path along the edge of the Nepean River at the western boundary of the site at the completion of the project.⁶⁵

The landscape setting beyond the immediate grazed areas and west of the house comprises tree and shrub windbreaks, rough pasture grass, freshwater back swamps with a large water body being the remains of the original Cranebrook Creek tributary.

⁶⁵ http://www.penrithlakesec.com/wp-content/uploads/2016/11/Draft_Vision_Plan_Penrith_Lakes_Parklands_-_FULL-1.compressed.pdf



Figure 22. View of Hadley Park from the east, Blue Mountains in the background. Source: Ross Thornton, 2019.

4.1.2 Built Fabric

Hadley Park House

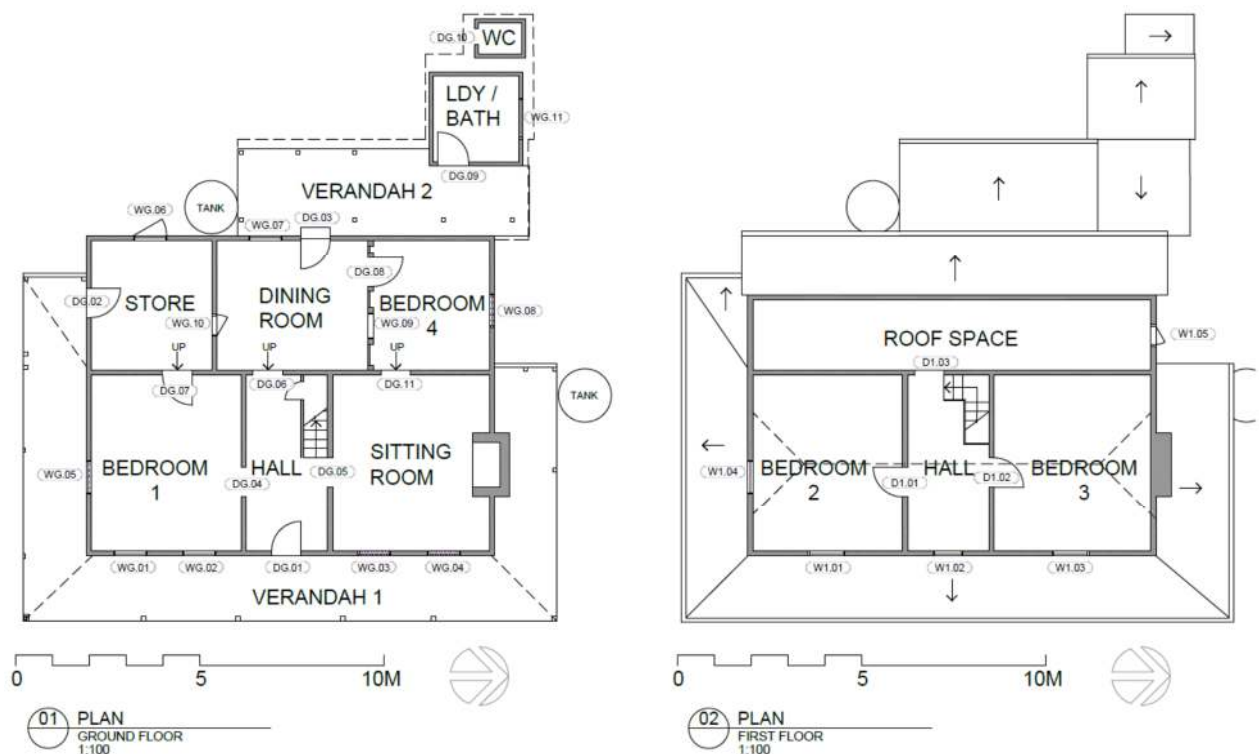


Figure 23. Ground Floor and First Floor Plans of Hadley Park House. Source: JPA&D, 2019.

Exterior

Hadley Park House was built on the elevated terrace along the eastern side of the Cranebrook Creek tributary, well set back from the (Old) Castlereagh Road alignment. It was designed as a substantial residence with the main elevation facing towards the road. Hadley Park House is a

freestanding symmetrical construction, rectangular in plan, part two-storey, at the front of the building, and part single-storey, at the rear. The two-storey section has a jerkin-head roof, a brick chimney at the north end, and a false brick chimney at the south end for visual symmetry. Hadley Park House is a timber post and beam construction using sandstock brick between timber noggings. The facades have an external brickwork face to weatherproof the building. The roof is framed in split rafters with battens for shingles (now replaced with corrugated iron). Physical investigation undertaken in 2008 revealed evidence of a timber bearer and timber sole plate below the first course of bricks of the eastern wall in bedroom 1 and a sandstock brick floor in the dining room and store room within the rear (skillion-roofed) portion of the house.



Figure 24. Roof detail of the Main House, viewed from the west. Source: Ross Thornton, 2019.



Figure 25. East elevation of Hadley Park House. Source: Ross Thornton, 2019.



Figure 26. West elevation of Hadley Park House. Source: Ross Thornton, 2019.



Figure 27. North elevation of Hadley Park House, Source: Ross Thornton, 2019.



Figure 28. South elevation of Hadley Park House. Source: Ross Thornton, 2019.

Interior

Internally, the ground floor comprises a central hallway with one room either side, a timber staircase leading to the first floor, and three rooms under a skillion to the rear of the building. A wrap-around verandah extends along the north, east and south elevations. The rear portion comprises three rooms under a skillion roof. The first floor contains a central hall with stairwell and a bedroom on each side.

Ground Floor



Figure 29. Storeroom looking into Bedroom 1. Source: Ross Thornton, 2019.



Figure 30. Looking into the roof from the Storeroom. Source: Ross Thornton, 2019.



Figure 31. Bedroom 1, looking east. Source: Ross Thornton, 2019.



Figure 32. Bedroom 1, looking south. Source: Ross Thornton, 2019.



Figure 33. Bedroom 4, looking north. Source: Ross Thornton, 2019.



Figure 34. Bedroom 4, looking south. Source: Ross Thornton, 2019.



Figure 35. Wall in Bedroom 1 demonstrating brick nog construction. Source: Ross Thornton, 2019.



Figure 36. Timber staircase leading to first floor. Source: Ross Thornton, 2019.

First floor

Figure 37. Central stairwell, first floor, looking east. Source: Ross Thornton, 2019.



Figure 38. View from Bedroom 3 into Bedroom 2 on the first floor, looking south. Source: Ross Thornton, 2019.

The northern window in Bedroom 3 is a casement window that replaced the original sash window probably in the early 20th century. It features a black pane of glass on which there is inscribed a prayer. (See Figure 39 below) The pane appears to have been painted black, with the paint scratched off to form the words. The prayer inscribed is known as the 'Good Friday Prayer for the Jews.' The text reads:

O Merciful God, who hast made all men and hatest nothing that thou hast made, nor wouldest the death of a sinner, but rather that he should be converted and live; Have mercy upon all Jews, Turks, Infidels, and Hereticks, and from them all ignorance, hardness of heart, and contempt of thy word, and so fetch them home, blessed Lord, to thy flock, that they may be saved among the remnant of the true Israelites, and be made one fold under one shepherd, Jesus Christ our Lord, who liveth and reigneth with thee and the Holy Spirit, one God, world without end. Amen.

Photographs of the house that are thought to date from around 1900 (see Figure 6) show the original sash windows. The casement window featuring the inscribed pane thus dates from after 1900, likely from around 1910.

There have been multiple iterations of this prayer, with this particular version coming from the *Book of Common Prayer*, first published in 1662, the standard prayer book used by the Church of England and other churches historically related to Anglicanism. The complete prayer shown is the third of the Solemn Collects, with the last lines of the second Collect visible above. There was therefore possibly once a second inscribed pane, with the remainder of the second Collect, and potentially the first. The Christ Church Anglican Church is visible from this window. The church was constructed in 1878, with an Anglican mission existing on the site since 1810, contemporaneous with the construction of Hadley Park House. Members of the Hadley family were personally involved with Christ Church over the years, with at least one Miss Hadley being involved with the Sunday School from the 1890s through the 1910s.⁶⁶ A Mr Hadley was involved in the organisation of a 'first-class concert at Castlereagh, in aid of the funds of Christ Church' in 1894.⁶⁷ The selection of this position for this inscription therefore was likely due to the religious association of the visual and personal relationship between the sites.

⁶⁶ *Nepean Times*, 30 November 1895, 4; 20 November 1897, 3; 16 September 1899, 3; 17 November 1900, 3; 3 March 1906, 6; 24 September 1910, 3

⁶⁷ *Nepean Times*, 26 May 1894, 3

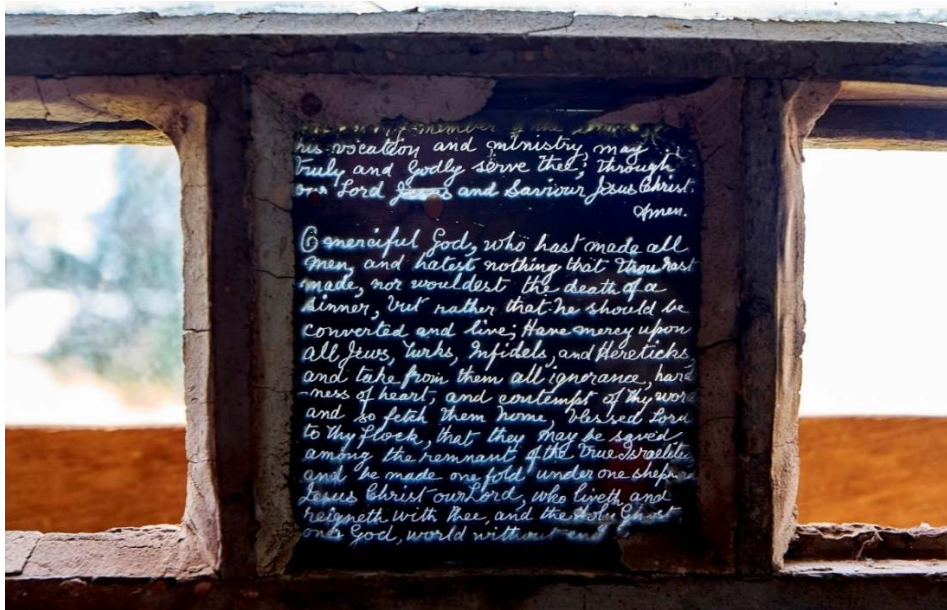


Figure 39. Engraved pane of glass in Bedroom 3. Source: Ross Thornton, 2019)

Weatherboard Cottage

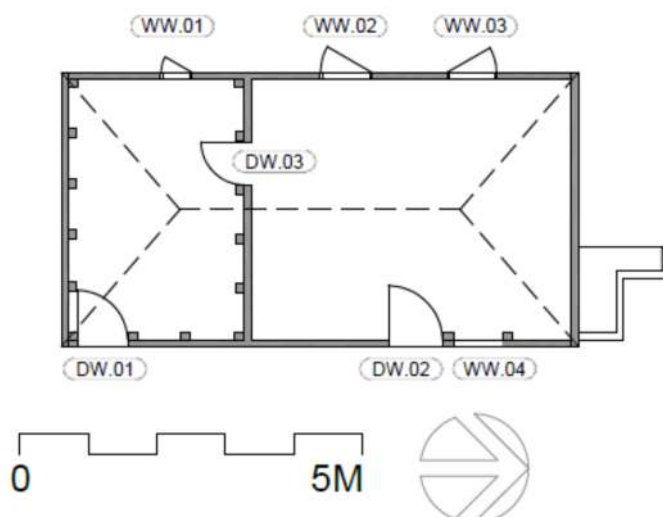


Figure 40. Floor Plan of the Weatherboard Cottage. Source: JPA&D, 2019.

As noted above, the Weatherboard Cottage was possibly built as early as 1806, making it one of the earliest standing structures in the region. It is a single-storey, timber-framed cottage, clad in split timber boards overlaid with metal sheets of flattened kerosene tins, with a hipped roof. It is rectangular in plan, comprised of two rooms divided by a timber framed and lined wall. The remains of an external brick fireplace and chimney are attached to the north elevation. Both rooms may be accessed directly from outside and are linked internally with a door in the dividing wall. The northern room is larger, and the presence of the fireplace in the external northeast corner indicates that this was the living room while the smaller southern room was used for sleeping.

The weatherboard cottage was originally walled with feather-edged weatherboards and finished internally with lime wash. Physical investigation in 2008 revealed later hessian or sailcloth and masonite ceilings, now removed, and an earlier lath and plaster ceiling, and battens for roofing shingles, which have now been replaced with corrugated-iron roofing.



Figure 41. East elevation of the weatherboard cottage. Note the remains of the brick hearth and chimney at the right. Source: Ross Thornton, 2019.



Figure 42. West elevation of the weatherboard cottage. Source: Ross Thornton, 2019



Figure 43. North elevation of the weatherboard cottage. Source: Ross Thornton, 2019.



Figure 44. Ruins of fireplace attached to the northern elevation of the Weatherboard Cottage. Source: Ross Thornton, 2019



Figure 45. Southern room of the Weatherboard Cottage, looking west. The door between the rooms is to the right. Source: Ross Thornton, 2019



Figure 46. Northern room of the Weatherboard Cottage, looking south. Source: Ross Thornton, 2019

Site of the former 'Wash House'

The former wash house was built behind the line of the rear of the houses to accommodate the bathroom and laundry. The original structure in this location was a timber slab building, which was replaced in the 1950s–1960s with a post and beam construction with a skillion roof. The site contains a number of sandstock bricks that may be the ruins of the structure. The structure is no longer in existence. It was removed between 2013 and 2018.



Figure 47. The wash house was believed to have been located to the right (north) of this tree. Source: Ross Thornton, 2019

Well (underground) and Water Pump

An underground circular brick well, covered with a timber slab platform, is located directly to the west of the Weatherboard Cottage. It is likely contemporaneous with the Weatherboard Cottage, considering the need for ready access to clean water. The shed is a twentieth-century addition, probably introduced at the time of the conversion of the water pump to electrical power, around the 1940s-1950s. The shed is a timber-framed structure clad in corrugated-iron sheets and open to the north and east sides. The well was not able to be inspected but is understood to be 10 to 15 metres deep. The roof drainage from the weatherboard cottage is currently directed into the well.



Figure 48. Well and Water Pump. Source: Ross Thornton, 2019



Figure 49. Well and Water Pump. Source: Ross Thornton, 2019.

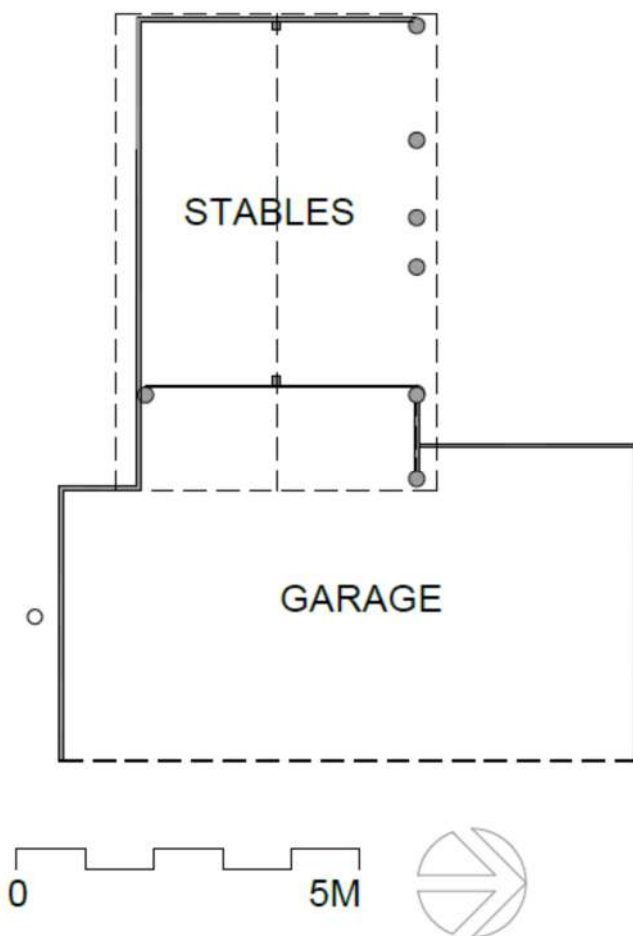
Former Stables (or storage shed) Outbuilding

Figure 50. Floor Plan of the Former Stables outbuilding. Source: JPA&D, 2019.

The former stables are a post and beam construction, comprising four bays with a gabled roof clad in corrugated metal sheeting. It was extended to the east in c. 1950–1960s and has most recently been used as a storage shed and garage.



Figure 51. North elevation of former stables outbuilding. Source: Ross Thornton, 2019.



Figure 52. West elevation of former stables outbuilding. Source: Ross Thornton, 2019.



Figure 53. South elevation of former stables outbuilding. Source: Ross Thornton, 2019



Figure 54. Interior of former stables outbuilding. Source: Ross Thornton, 2019



Figure 55. Interior of former stables outbuilding. Source: Ross Thornton, 2019

Water Tank and Stand

The water tank is the remains of a circular corrugated-iron tank on a stand supported by four circular bush poles, with sawn timber beams and a platform consisting of sawn planks. Much of the tank has rusted away, and only the base of the iron tank now remains upon the platform.



Figure 56. Water tank and stand. Source: Ross Thornton, 2019.

Former cream shed

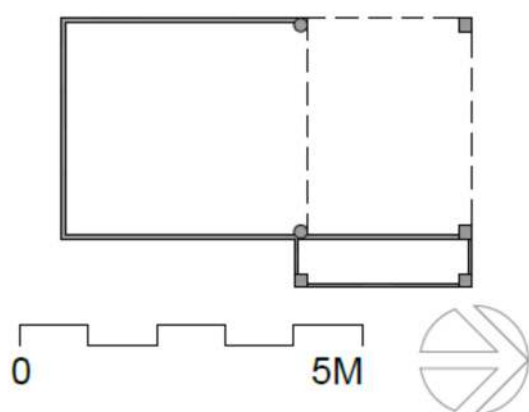


Figure 57. Floor Plan of the Former Cream Shed outbuilding. Source: JPA&D, 2019.

The former cream shed is a small post and beam structure with a gabled roof. It was moved from its former location slightly to the east, closer to the road, and extended to the north in the 1950s –1960s to accommodate its recent use as a welding workshop.



Figure 58. Looking south-east into the former cream shed. Source: Ross Thornton, 2019.

Dairy and Milk Storage Shed

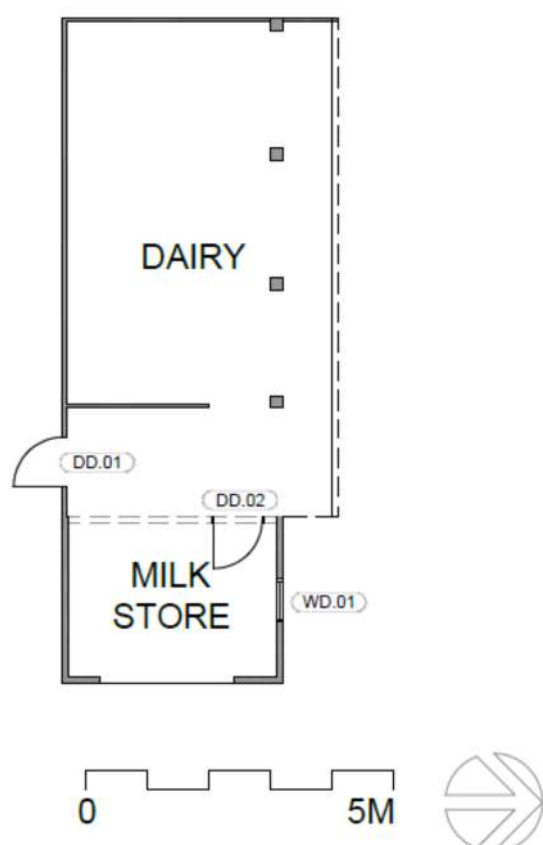


Figure 59. Floor Plan of the Dairy and Milk Storage Shed outbuilding. Source: JPA&D, 2019

The dairy and milk storage shed were built in the 1930s -1940s. They comprise the milking stalls, within the west portion, and the milk storage shed, within the east portion, both with gabled roofs and rectangular in plan.



Figure 60. Dairy and milk storage shed, looking south. Source: Ross Thornton, 2019



Figure 61 Interior of milk storage shed



Figure 62 Dairy

Dairy Head Stalls, Feed Storage Shed, and Storage Shed

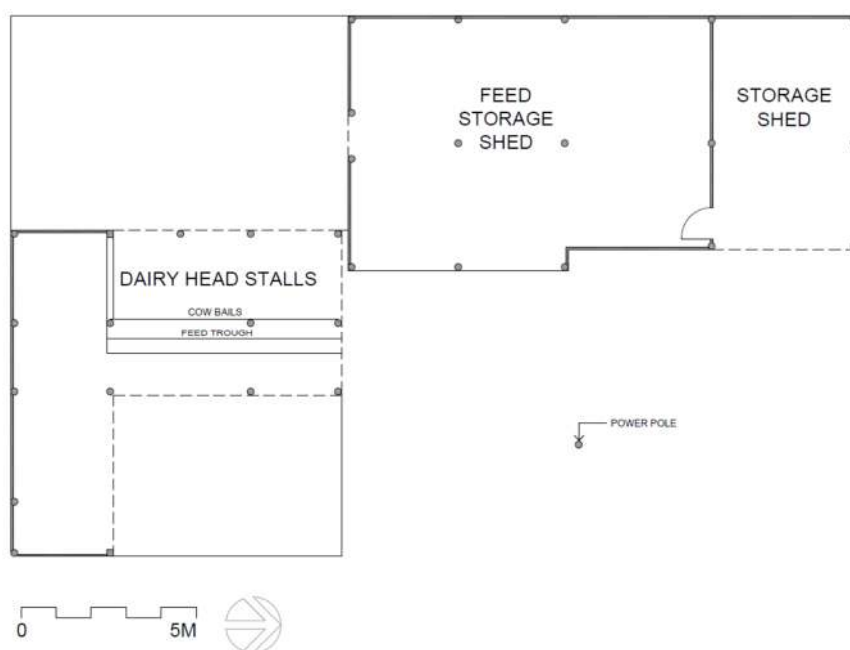


Figure 63. Floor Plan of Dairy Head Stalls, Feed Storage Shed and Storage Shed outbuilding. Source: JPA&D, 2019.

The dairy head stalls (south portion), feed storage shed (middle portion) and storage shed (north portion) are a timber framed construction typical of an early-twentieth-century. One row of the dairy feed stalls, including the roof above, was demolished in c. 1950s – 1960s.

The storage shed is currently being used to store a portion of the movable heritage items that belong to the site.



Figure 64. Dairy head stalls, feed storage shed and storage shed, looking south-west. Source: Ross Thornton, 2019.



Figure 65. Storage shed, feed storage shed and dairy head stalls, looking north-east. Source: Ross Thornton, 2019

Bathroom and Toilet Outbuildings

The bathroom and toilet outbuildings were built sometime between 1950 and 1970 to the west of Hadley Park House. The bathroom is constructed of load-bearing concrete blocks with cement render finish, and a shallow gable roof of corrugated iron. The toilet is constructed of timber framing clad in timber weatherboards, with a skillion roof of corrugated iron. The bathroom and toilet are connected to the house by a covered walkway. Refer to Figure 23 for plans of these buildings.



Figure 66. Rear of Hadley Park House, bathroom outbuilding in the middle, toilet outbuilding to the right. Source: Ross Thornton, 2019.

Guest Bedroom

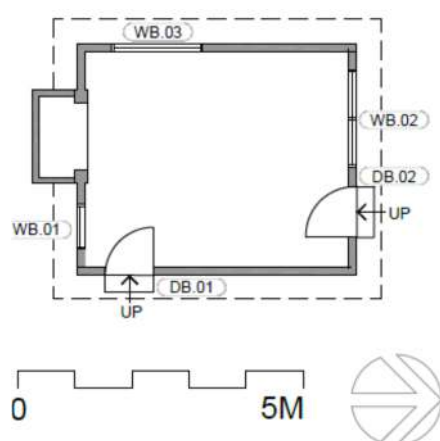


Figure 67. Floor Plan of the Guest Bedroom outbuilding. Source: JPA&D, 2019.

The guest bedroom outbuilding was built sometime in the 1950s–1960s to the southwest of Hadley Park House. The guest bedroom is a load bearing concrete block work construction with a hipped roof of corrugated iron.



Figure 68. Guest bedroom. Source: Ross Thornton, 2019.

Hay Shed

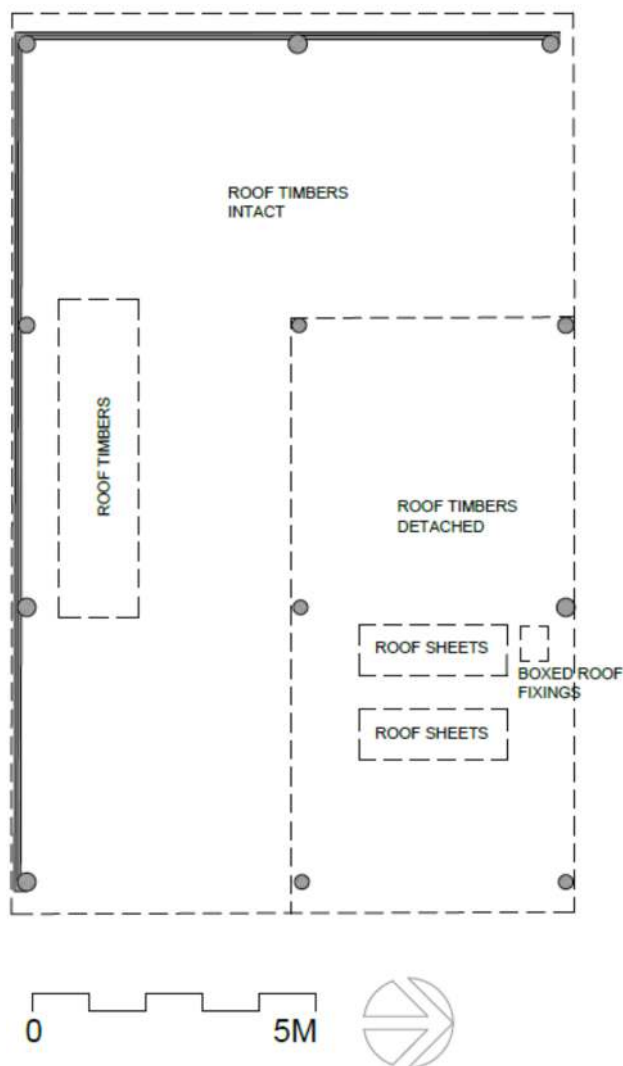


Figure 69. Floor Plan of the Hay Shed outbuilding. Source: JPA&D, 2019.

The hay shed is a substantial, high clearance post and beam construction, built of bush poles sometime between 1947 and 1961. Given the differences in dates and types of timber used in the structure, it is likely that the current structure has replaced an earlier hay shed, possibly with a closer relationship to the other outbuildings. The hay shed is rectangular in plan, comprising three bays, and has a gabled roof clad in corrugated iron. The south and west walls are also clad in corrugated iron. It is well removed from Hadley Park House. The hay shed has been used for the storage of hay and farm machinery. Some sections of the roof were damaged by high winds in late 2019. The unstable roof sheets were dismantled and the materials and fixings are stored within the shed.



Figure 70. Hay shed. Source: Ross Thornton, 2020.

Gardens and Landscape

Historical accounts of the development of the grounds around Hadley Park are contained in the review of archival and physical evidence undertaken by Geoffrey Britton in 2007 and in the Hadley Park Landscape Management Plan 2010 (LMP) (draft), undertaken concurrently by Clouston Associates. Britton's report focuses on the domestic core—the house, cottage and garden area. The quotes below are taken from the Clouston's Hadley Park LMP. The LMP includes a plant audit and location of individual species which is included at Appendix C. The longstanding character of the Hadley Park landscape has been one of a simple working farm. Most of the area was cleared by 1806 and has remained so, with typically only the old colonial farm/domestic area and former creek channel to the immediate west having any substantial concentration of trees. The following information is largely taken from the Hadley Park Landscape Management Plan 2010 by Clouston Associates and reviewed and amended by Matthew Taylor of Taylor Brammer Architects.

Garden layout

The original settler design was probably primarily functional to provide food in the kitchen garden, protection from the strong westerly winds through windbreaks of trees, and comfort/social standing through the traditional cottage garden form.

The post-war garden layout demonstrates continuation of earlier plantings, including opportunistic plant self-seeding, additional fruit trees, fashionable and popular plantings of the period and the sharing and swapping of local cuttings/seedlings.

The current layout follows contemporary gardening styles of the late 1960s onwards and is attractive in an eclectic fashion but lacks a clear structure, with random plantings and informal garden beds of found materials to the edging, including river rock and portions of concrete. The

gardens are now predominantly ornamental and cottage garden in character. Any evidence of kitchen garden production is now not found with much of the broader garden outside the immediate house area having been slash mown with remnant groups of trees retained. Of the trees retained around the house, the Peppercorn trees are of some note having a mature form and typically planted from colonial times. These trees and other mature trees form a garden and visual curtilage to the house and contribute to the house's setting. Much of the other mature planting is post World War II and reflects the evolving tastes and needs of the inhabitants of the time.

Fencing to the front of the house separating the garden from the front paddock has changed from the picket fence evident in the c.1900 photograph (see Figure 6) to a replacement with a typical rural fence of recent times that reflects the need for security to the place.

An early brick paved pathway between the Hadley Park House and the Weatherboard Cottage was noted in Britton's 2007 report but it appears that this has since been concreted over. (Refer Figure 71.)

This lack of detail to the garden is typical of the present state of the garden where the existing garden structure is defined by mature plantings as described. Details such as the original paths and fence lines are not extant.

The garden and surrounds to the house are typical of a primarily functional landscape providing shelter, definition to the immediate surrounds to the house with some ornamental planting to the eastern or front façade of the house. The various outbuildings around the house contribute to its setting reflecting much of the past farming activities that occurred on the property.



Figure 71. Remnant of early brick paved pathway noted in the Britton 2007 report. Source: Ross Thornton, 2020.



Figure 72. Mature Peppercorn trees providing a windbreak to the west elevation of the house. Source: Ross Thornton, 2019.

4.1.3 Access ways

The earliest known road providing access to Hadley Park was Castlereagh road, which formed the eastern boundary of the granted allotments which had frontage to the Nepean River. Castlereagh Road ran from Windsor and Richmond to the north, to Castlereagh in the south, terminating approximately 4km to the south of Hadley Park. At the time of the Castlereagh grants, Penrith did not exist and all transport to the Castlereagh area was from the north via Richmond and Windsor or on the Nepean River. Historical imagery indicates that a driveway into Hadley Park ran west from Castlereagh Road roughly along the line between Lots 1 and 2 of the site. As the driveway neared the buildings it turned to the north, towards the former

stables/garage outbuilding. A small portion of this early driveway survives today. Though covered by vegetation in the aerial photograph dated 2019, it is visible in the images dated 2007 and 2014 (see Figures 19 and 20). Under the PLDC works, a new road which winds north then east around the new lake to the east of the site now connects the site to Castlereagh Road at Cranebrook.

The 1978 aerial photograph (see Figure 17) shows an earlier access road or track to the creek between Hadley Park House and the former stables (or storage shed) outbuilding, leading from the southern side of the house down to an earlier crossing of the Cranebrook Creek.

4.2 Analysis of Existing Fabric

4.2.1 Discussion of Building Dates

There is no documentary or physical evidence that provides a firm date for the construction of Hadley Park House and the nearby Weatherboard Cottage. Documentary evidence supports someone living on the site by 1806, that a dwelling was there by 1810 and in 1812 there was a dwelling of reasonable quality. However, the physical evidence also supports a construction period up until the c. 1840s or later. While it is likely that Hadley Park House and the Weatherboard Cottage are from the period 1806-1812, it is still possible these could have been built later, replacing buildings constructed in the period 1806-1812.

Historical sources record that by 1806 Charles Hadley Snr had secured a lease of 30 acres from Mentz. The reference to the transfer of the property from Mentz to Anne Lander in 1810 and the final transfer of 1811 appear to be the earliest references to the existence of a collection of buildings, including a dwelling, on the Hadley Park property. There is no documentary evidence that Hadley leased or owned other properties in the area at the time. Thus, it is possible that he and his family lived at Hadley Park soon after leasing the property in 1806.

The location of the Weatherboard Cottage to the north of Hadley Park House, comprising two rooms, possibly a bedroom and a living space, and with an external fireplace used for cooking, suggests that the Weatherboard Cottage was possibly built as a residence rather than as a kitchen outbuilding. Kitchen outbuildings were typically built to the rear of the house, rather than to the side. Both the Weatherboard Cottage and the two storey Hadley Park House are located within the 30-acre portion leased to Hadley Snr in 1806.



Figure 73. Hadley Park House and the Weatherboard Cottage, two of the earliest standing structures in the region. Source: Ross Thornton, 2019.

The condition of the transaction for a nearby property, Oldwright's Farm, confirms the existence of Hadley's house by 1812. It is likely that the provision 'to build a house equal to that of Charles Hadley' referred to the more substantial two-storey house rather than to the smaller, more rudimentary, single-storey cottage.

The earliest known plan showing a house on the site is the 1948 plan accompanying the Real Property Act application (Figure 74, below). Physical investigation undertaken by GML in 2008–2010 has identified evidence of pre-1840s construction techniques and use of materials, the main indicators being: the use of split and adzed timbers derived from bush poles, the use of early handmade sandstock bricks, a few handmade nails used for fixing shingles, battens and weatherboards, the use of pegged joints, evidence of battens for shingle roofing, brick nogging construction, evidence of limewash finish, and the use of more primitive methods of timber framing, being vertical timber slab construction in the outbuildings.

In summary, and based on an analysis of available documentary and physical evidence, a possible construction sequence is that the Weatherboard Cottage was constructed between 1806 and 1810, and following this Hadley Park House was most likely constructed before 1812.

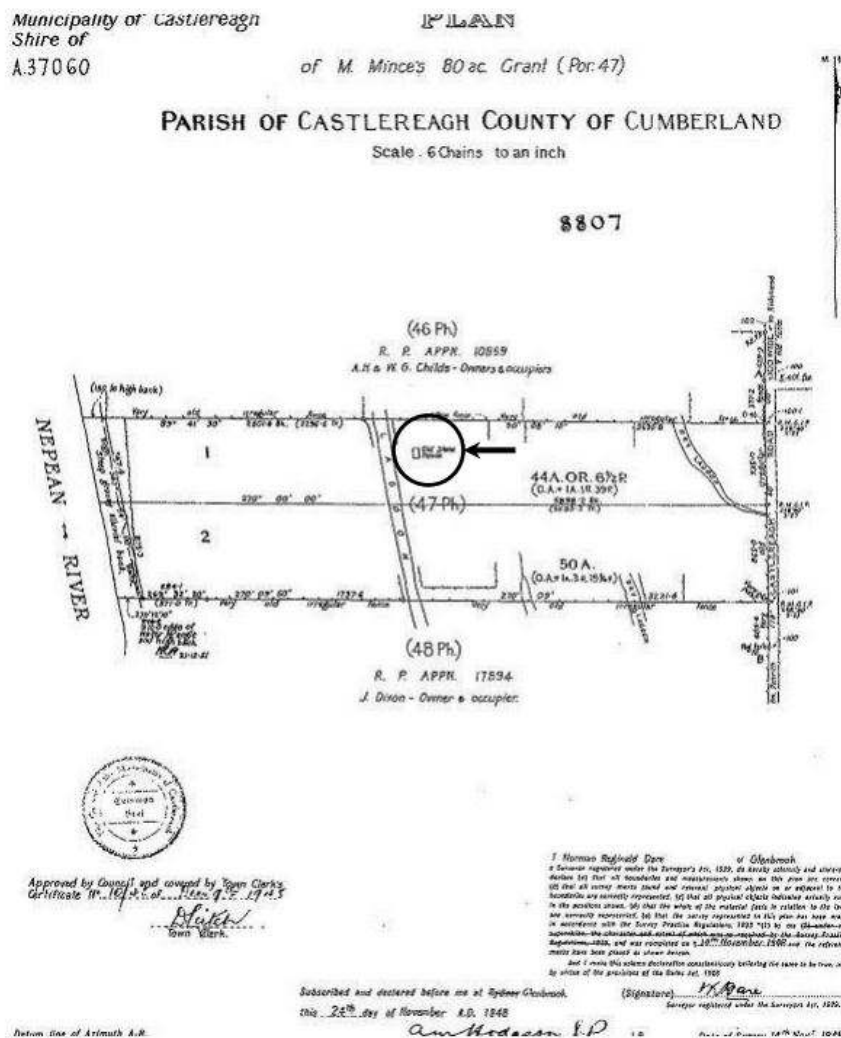


Figure 74. 1948 plan accompanying William Child's 1948 Real Property Act application. The plan shows the subdivision of the property into two allotments, and an 'old stone house' (circled and arrowed) on the northern portion of the site, with lagoons and fences also indicated. Source: GML CMP, 2013.

4.3 Building Materials and Techniques

Buildings on farm estates evolved slowly as the need arose, being constructed with a variety of materials over time. This resulted in a farm landscape that illustrates a number of different building methods. Early 19th century buildings date from the Colonial period of NSW history and in particular illustrate vernacular building materials, techniques and styles. Building materials were locally sourced and buildings were usually constructed by hand using unskilled labour and traditional techniques. Frequently, building materials were recycled following their original use and can often be seen in surviving later structures. Early colonial buildings thus display a variety of traditional building materials and construction techniques, such as handmade and early machine-made nails, hand sawn or split and later pit sawn timbers, pisé, brick nogging, slab timbers and wattle and daub. Hadley Park is an excellent and largely intact example of a variety of traditional building materials and techniques. Hadley Park House is a rare surviving example of brick nog construction in New South Wales. A more detailed discussion of the significant aspects of the design and construction of Hadley Park is below.

Jerkin head roofing

Hadley Park House has a jerkin head roof, also known as a half-hipped roof. This describes a roof where the roof planes on the short sides of a rectangular building are hipped for only part of the width of the walls below, with the walls rising to form truncated gables. In the Sydney region the jerkin head form was predominantly used in Georgian architecture dating from the Colonial period, and was used symmetrically. Hadley Park House is one of the few surviving early examples of the jerkin head roof form in Sydney, others being Macquarie Retreat, Cattai (c. 1850) and the Macquarie Arms Inn, Pitt Town (c. 1805- c.1816). The roof would have been originally finished in wooden shingles. It has been reclad with corrugated iron in the early 20th century.

The jerkin head roof form is a combination of the gable and hipped roof forms. It is thought to better support side walls and diminish uplift more than the gable form while reducing the greater potential for leaking of the hipped form.

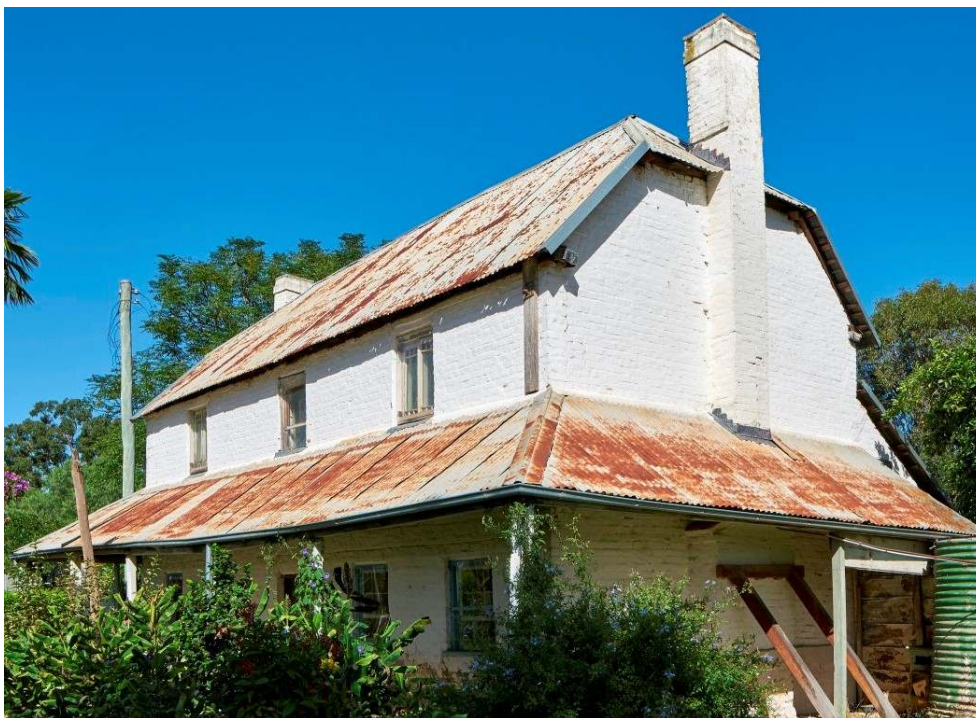


Figure 75. Hadley Park House from the north-east, showing jerkin-head roof form. Source: Ross Thornton, 2019.

Brick nogging

Hadley Park House is constructed using brick nogging. This technique involves the laying of bricks between the nogs of a conventional timber frame. Brick nogging can be used for a number of reasons, including poor quality bricks or mortar, the lack of skilled bricklayers, the lack of bricks suitable for the surface finish desired and the provision of additional insulation in a timber building.⁶⁸ In Australia, brick nog walls were usually plastered or covered with tile or weatherboards. Brick nogging was more commonly used for internal walls rather than complete buildings. Hadley Park House is the earliest known surviving example of a brick nogging building in Sydney, particularly unique as it is of two storeys. At Hadley Park House, the brick nogging has been plastered and painted or wallpapered.

⁶⁸ Lewis, M., n.d., Australian Building: a cultural investigation, Chapter 6.00.3



Figure 76. Detail of brick nog construction in Bedroom 4, ground floor. Source: Ross Thornton, 2019.



Figure 77. Unequal sashed window on ground floor. Source: Ross Thornton, 2019.

Unequal window sashes

Hadley Park House contains a number of hung windows in the ground floor sitting room and Bedroom 1 with unequal sashes, generally a larger upper sash and smaller lower sash. Of the windows in the front façade, 5 were originally of this type, 2 in the upper floor being replaced in the early 20th century. There are two additional sash windows in the south façade and one in the north façade. While it is understood that some of the windows were replaced in the early 20th century, the unequal hung windows are considered to be original or early fabric and highly significant. There are many surviving examples of unequal windows with larger upper sashes in Australia and other former British colonies.⁶⁹

False chimney and window in south façade

Symmetry is an important aspect of the Georgian vernacular style in Australia.⁷⁰ At Hadley Park, the chimney at the north end of the house is mirrored by a false chimney at the south end. While the north chimney extends the full height of the façade and serves a ground floor fireplace, the south chimney protrudes from the façade above the head of an upper floor window, an eccentric combination which clearly indicates the south chimney is not functional. Refer Figure 78.

Partition Wall

The 20th February 2020 site visit revealed the early to mid-20th century form of the partition wall between the sitting room and bedroom 4. By carefully removing layers of wallpaper, an underlay of newspaper was revealed, the earliest dating from September 1939. This indicates that this

⁶⁹ Fowles, Joseph, *Sydney in 1848* (Ure Smith in association with the National Trust of Australia N.S.W., 1973)

⁷⁰ Apperly, Richard. Irving, Robert. Reynolds, Peter, *A Pictorial Guide to Identifying Australian Architecture Styles and Terms from 1788 to Present* (Angus and Robertson Publishers, 1989) pp.24-27

structure was a later addition to the original house fabric. Additionally, another layer of wallpaper was discovered underneath the newspapers, possibly indicating a creation date pre-1939. A faint marking of “8-5 FT” is on the upper portion of the wall. This is possibly a measurement of high flood waters, supported by the photographic and journalistic evidence of heavy flooding of the Nepean River in late August of 1938.



Figure 78. False chimney on south facade. Source: Ross Thornton, 2019.



Figure 79. Partition wall between Bedroom 4 and Dining Room. Source: Ross Thornton, 2019.

4.4 Past Remedial Works

The following stabilisation works are believed to have been undertaken by PLDC in 2008-2009.

House – Opening-up:

- Lifting up of selected floor boards.
- Removal of wall finishes to identify horizontally-embedded timber elements generally. These included lintels, wall plates, chair rails, bearing plates and top plates.
- The wall to upper floor junction at the south wall.
- Selected timber posts generally.
- Partial removal of some concrete slabs internally.

Testing:

- Drill testing of beams.

Archaeological Investigation:

- Excavation of 10 test pits (six internal and four external) to identify the nature of the sub-grade below the concrete slabs (such as compacted earth floor), any remnants of timber

flooring or floor structure, and the level and nature of the bottom plates or footings to external and internal walls.

Propping:

- Props in Bedroom 1, Bedroom 2 and Sitting Room to support the upper floor.
- Props to west end of beam over the dining room within the single-storey portion to the rear of the house.

Short-term structural works undertaken:

- Installing (temporary) bracing to stabilise the south wall.

The physical investigation undertaken in association with the emergency temporary works in 2008-2009 was limited to a photographic survey and remote sensing survey, using ground penetrating radar within the immediate house and cottage precinct, together with localised and limited opening-up, testing and archaeological investigation within the footprint of Hadley Park House.

Some localised removal and identification of internal wallpaper linings (essentially post-war and later wallpapers) was undertaken by International Conservation Services and Karmen Grech Designs for PLDC for the purpose of structural investigation. Samples of these wallpapers are kept in the guest bedroom.

An inventory of movable items at Hadley Park was undertaken by Muru Cultural Heritage Services for PLDC, in consultation with former tenants and family descendants. This work was revisited by Preservation Australia on behalf of JPA&D for the purposes of this CMP and is attached at Appendix B.

Further stabilisation works were carried out by the Penrith Lakes Development Corporation prior to acquisition by DPIE in 2019. These included:

- Securing existing roofing and maintaining as necessary.
- Maintaining and repairing existing rainwater goods.
- Providing new temporary and reversible guttering and downpipes to the kitchen (weatherboard cottage) and lead flashings to the main house verandah and roof abutments.
- Securing existing weatherboard cottage wall and ceiling/roof fabric with reversible ties and tin sheet as necessary.
- Protecting extant timber door and wall cladding with reversible ply and polycarbonate sheets.
- Bird proofing both buildings with reversible bird wire to eaves.
- General structural ties, props, and brick heli tie crack stitching in mortar joints.
- Removal of 1937 concrete floor around perimeter of brick walls to the main house and undertaking structural underpinning of walls, insertion of chemical injected DPC, and repairing deteriorated bricks at ground floor in brick work to match existing; and providing

reversible polycarbonate sheet protection to nominated windows from birds, rain/hail without prejudice to future repair options.

All the above works were considered interim apart from the necessary brick remedial works/footings to the main house ground floor.

Archaeological Impacts of the Past Remedial Works

The underpinning or rebuilding works of all external and internal walls of Hadley Park House resulted in the destruction of in-situ archaeology in the areas that were required to be excavated for the underpinning. Both the potential and significance of archaeological remains in these areas were assessed as high in both the CMP and the AMP. If regrading of ground surfaces was proposed around the cottage this could also result in a significant impact on the high potential of high significance in-situ archaeological remains.

While the significance of the archaeological remains was considered to be high, the absolute necessity and urgency of the underpinning works was such that impacts on the archaeological resource was considered necessary.

These previously undertaken stabilisation works provide a basis for the next phase to conserve the structures in a maintainable way prior to determination of an ultimate new use and associated further works.

4.5 Assessment of Archaeological Potential

The following section is taken from the CMP by GML 2013.

‘Archaeological potential’ refers to the likelihood of archaeological remains to survive at a site. The potential for relics to survive at a site depended on a wide range of site modifications and the site formation processes that have operated there. These processes include the physical development of the site (for example, the phases of building construction) and the associated activities that occurred there.

The following discussion of the potential archaeological resource within the Hadley Park property is based on the historical research presented in Section 2.0, an analysis of available historical plans and aerials, and a review of previous reports including the results of a geophysical survey and a test excavation within the footprint of Hadley Park House.

In 2008 Godden Mackay Logan (GML) engaged the Archaeological Computing Laboratory at the University of Sydney to undertake remote sensing surveys to identify subsurface archaeological features at four sites within the Penrith Lakes Scheme area, including Hadley Park, to inform the Archaeological Management Plan (AMP) for the Penrith Lakes Scheme area undertaken by GML. The summary of results in the survey report identified several archaeological features within the Hadley Park site including service lines, silo pits and a possible former structure, all located in the area south of Hadley Park House (see Figure 80 below).

In the second half of 2008, GML was engaged by PLDC to undertake archaeological test excavation within the footprint of Hadley Park House to inform the Penrith Lakes Scheme and the Hadley Park CMP projects. The test excavation was undertaken pursuant to the endorsed Exception to the Standard Excavation Permit under Section 139(4) of the *Heritage Act 1977* (NSW) and resulted in identification of the original construction technique, subsequent modifications and discovery of artefacts contained in the subfloor and yard deposits that provided valuable information about the Hadley Park residents.⁷¹

⁷¹ Godden Mackay Logan 2010, Penrith Lakes Development—Hadley Park, Results of Archaeological Test Excavation, report prepared for Penrith Lakes Development Corporation, April 2010.

4.5.1 Site Land use

Documentary research indicates that there has been a continuous non-Aboriginal use of the site for over 200 years. In this time a number of activities have taken place with the potential to both deposit and disturb archaeological relics. The extensive clearing that was likely undertaken after the site was granted in 1803 to Martin Mentz and the ongoing use of the site as agricultural land since that time is likely to have disturbed any potential evidence relating to the pre-Hadley Park use of the land.

The site has been mainly used for residential purposes and exhibits the characteristics of a domestic compound with outbuildings and associated farm structures concentrated around Hadley Park House. This was an area of high activity with a high potential for evidence of former structures such as skillions, ancillary buildings and privies, and associated artefacts.

The site of Hadley Park was flooded several times over the course of the nineteenth and early twentieth centuries. Floodwaters have the potential to move artefacts from their place of original deposition.

Sand and gravel mining would have disturbed or destroyed any archaeological remains in areas where those activities have occurred, while the earthworks and flooding of the rehabilitated mining areas under the Penrith Lakes Scheme have obliterated any remnant traces.

4.5.2 The Potential Archaeological Resource

The following section is taken from the CMP by GML 2013.

The kinds of relics that may survive in different parts of the site, and their potential for survival, are described in Table 4.5.3 below.

4.5.3 Table of Archaeological Potential

Potential Archaeological Resource	Likely Archaeological Remains	Archaeological Potential
Evidence of land-clearing activities – e.g. cleared tree stumps, remnant natural landform such as gullies and rills etc.	The study area has been the subject of partial site clearance in the early nineteenth century. On completion of the land clearing, the area around the Hadley Park farm complex was generally the subject of only non-intensive agricultural uses, e.g. farming and orcharding. In these areas, archaeological evidence of historical land forms and land clearing have a relatively high potential to survive. In areas subjected to ploughing, especially mechanised, and subsequent quarrying, there is a minimal potential for the survival of such archaeological evidence, as the level of ground disturbance is high.	Low
Agricultural remains (e.g. deposits indicating cultivated areas)	Archaeological relics – e.g. seed remains and deposits indicating early agriculture, in those areas of the study area used for agriculture in the nineteenth and early twentieth centuries would generally be ephemeral in nature, highly susceptible to damage or disturbance by later farm activities and quarrying, as well as natural processes, and difficult to identify and date by	Low

	<p>visual inspection should they survive.</p> <p>Archaeological investigation – e.g. micro-botanical sampling, would have some potential to identify the location and extent of cultivated areas, and might possibly identify plant types that were cultivated in the early years of settlement.</p>	
Former structural elements and activities carried out in them.	<p>There have been a number of working and domestic structures on the site over the last 200 years, with some of these structures still standing (see Key Developments map page 33). Historical records indicate that Hadley Snr was licensed as early as 1817 to sell liquor, and that he operated an inn known as the 'First and Last', in the District of Evan. It is likely that the inn may have been located on the Hadley Park property; however, there is no firm evidence of this.</p> <p>Historical sources record that Hadley Snr supplied meat to the Government Stores between 1815 and 1824. A slaughter yard may have existed on the site, in which case it may have existed in this general area. Such a yard may be represented in the archaeological record by fencepost/postholes, compacted surfaces, or isolated artefacts.</p> <p>Two pre-1873 barns are known to have existed on the site (probably on the site of the dairy head stalls/feed storage shed, storage shed) (see Key Developments map page 33, building 8). These might be represented in the archaeological record by postholes, footings, piers, compacted surfaces etc. One of the barns is thought to have burnt down and might therefore be represented in the archaeological record by charcoal and ash deposits.</p> <p>Archaeological evidence of former structures might include: brick piers, postholes, slabs, brick and concrete wall footings; defunct services; differential soil deposits, compact surfaces etc. and isolated artefacts.</p>	High
Existing farm structures and associated activities	<p>A number of farm structures exist on the site including former stables, former cream shed, dairy and milk storage shed, dairy head stalls/feed storage shed/storage shed, and hay shed (see Key Developments map page 33, buildings 5, 6, 7 and 8 respectively). Archaeological evidence of the activities undertaken in these areas may survive as isolated artefacts (discarded or lost), soil deposits, compacted surfaces or brick piers.</p>	Low to moderate

Under-floor artefacts and deposits within the extant and former structures	Artefacts located in discrete areas under the floors within Hadley Park House and adjacent Weatherboard Cottage. The 2008 test excavation within the footprint of Hadley Park House revealed a notable artefact assemblage including a variety of finds ranging from domestic and personal to construction elements. They have slipped between ill-fitting floor boards or impressed into dirt floors. There is a potential for a similar assemblage to exist within the footprint of the Weatherboard Cottage and within the footprint of other existing or former structures on the site.	High
Former landscaping—flower beds, kerbs and edging, garden paths, tree roots and associated garden furniture	Soil deposits – e.g. introduced loams in the otherwise clayey substrate. Cuts – e.g. pits excavated for the introduction of plantings. Stone and/or brick edging/kerbs, in situ and ex situ. Remains of tree roots or ‘shadows’ in the soils reflecting decayed roots. Artefact fragments – e.g. broken flower pots, gardening tools etc. Postholes and compacted surfaces.	Moderate
Former kitchen (vegetable) garden	A kitchen garden of at least twentieth century date is known to have been located to the northeast of Hadley Park House. Botanical remains may survive.	Low to Moderate
1910s tennis court	A tennis court was located to the southeast of Hadley Park House in the 1910s, but removed by 1950. The tennis court may be represented in the archaeological record by differences in soil deposits and compact surfaces.	High
Driveway and paths	Geophysical survey identified the compacted surface of the driveway and, below that, features of what may be evidence of the early access road (see Key Developments map page 33). The former road might be represented in the archaeological record by different soil deposits, gravels and compaction, and kerbing.	High
Bridges, crossings and pathways	The existing crude creek crossing is a recent intervention but it is not known if it replaced an earlier bridge—if not the original one—or a subsequent replacement of an earlier structure. Evidence of an earlier bridge exists at the location of the present crossing, as well as the formation of an earlier access to the bridge on the eastern side of the channel. Archaeological evidence of historic crossings	High

	may survive as compacted surfaces, gravel deposits, timber posts, stone kerbing etc.	
Water storage and supply structures	A well and a tank stand exist to the west of the Weatherboard Cottage (see Key Developments map page 33, buildings 4 and 6). The well itself is an archaeological feature. Further, artefacts often accumulate in the bottom of wells as a result of deliberate discard and accidental loss.	Moderate
Services—sewer and water pipes etc.	Metal and terracotta pipes. Trenches—cuts and fills.	Moderate to High
Pits—refuse and silo	Geophysical survey and surface survey have confirmed the existence of a number of silo pits on the site (see Key Developments map page 33). The silos are archaeological relics in their own right, although of limited significance. They may also contain isolated artefacts discarded or lost. The pits would be represented in the archaeological record by cuts in the natural deposits and fill. Work areas often became locations for discarded objects and were sometimes used for waste disposal, e.g. in pits. There is potential for such to exist on the site. The pits would be represented in the archaeological record by cuts in the natural deposits and artefact-rich fill. Other artefacts may have been dumped on the surface and subsequently covered by soil deposits. These would be shallow concentrations of artefacts.	Refuse—Moderate Silos—High
Isolated artefacts	Isolated finds may be present in all areas of the site; however, their relationships to specific structures and phases would remain unclear due to their possible displacement by factors such as erosion and flooding.	Low
Historic fence lines/posts	Hadley Park has been used for agricultural purposes for over 200 years and those activities are often reflected in the location of existing and past fence lines. Physical evidence of the fence line set out of the original (1803) boundary to the south of Hadley Park, adjacent to Nepean Park survives. Past fence lines may be represented in the archaeological record by postholes in other parts of the site.	Low

4.5.4 Summary of Archaeological Potential

Hadley Park has a high potential for historical archaeological remains, covering over 200 years of occupation, to survive in situ. As indicated by the low degree of disturbance and

the results of geophysical survey and test excavation, a range of archaeological features and deposits associated with Hadley Park House, as well as the earlier phases of occupation, survive at the site. These features include the remains of the early entrance driveway from Old Castlereagh Road, associated services and elements of water supply, silo pits, remains of former buildings including the former cream shed and former nineteenth-century barns, and artefacts that may have survived as part of underfloor deposits within the structures or as part of yard deposits within the building footprints and/or surrounding them.

There is less likelihood that archaeological remains such as tree stumps from early land clearing, original land grant fence lines and/or posts and agricultural remains will have survived due to the high level of disturbance by subsequent activities involving ploughing and quarrying. Their potential for survival on the site, therefore, is generally assessed as being low.



Figure 80. Ground penetrating radar image showing the location of a former structure (dashed rectangle), possibly the remains of the former cream shed (previously located closer to the road), underground silos (circles) and services (dashed lines). Source: GML CMP 2013, Archaeological Computing Laboratory, University of Sydney, 2008.

4.6 Assessment of Views and Vistas

The homesteads within the Castlereagh area provided views of neighbouring farms and local prominent landmarks. Hadley Park House is oriented north-south looking towards the Castlereagh escarpment in the east and the Blue Mountains in the west. To the north, the

property once overlooked properties where relatives of the Hadley-Childs family, such as the Oldwrights, Griffiths and Kennedys. The siting of the Anglican Christ Church in 1878, away from the plain, indicates it was constructed as much to serve the Castlereagh community along the ridge-line as for the inhabitants to the north of the area. This notwithstanding, its location on the edge of the terrace suggests it was designed to be viewed from a considerable distance to the south and west. The visual relationship with Hadley Park demonstrates the direct important historical social and religious connection.

The following is a summary of key views to and from Hadley Park:

- Clear distant views from the house looking east to Christ Church and the higher ground of the Cranebrook Escarpment.
- Clear views north to the remnant stand of *Angophora subvelutina*.
- Views north remain between Hadley Park and Howell's House, also now known as the Smith Road Residence, dating from c.1840, located on the sandstone outcrop close to Smith Road.
- Views north east to Landers Inn, a substantial stone-built former stables and inn dating from c.1840
- Views between Hadley Park House and Nepean Park are obscured by dense vegetation and a modern farm storage shed. However, clear views of Nepean Park House are still obtained from the site to the west of the house. The landscape was much more open during the nineteenth and early twentieth centuries and these obstructions would not have been present. Nepean Park would have looked out over Hadley Park, although Hadley Park House did not look towards Nepean Park. Even so, the farm buildings on each were constructed in between the two houses, obstructing view lines between the properties.
- Views south west to The Poplars, a pisé house dated to 1845, are probably not possible given the 3km distance and the dense vegetation that surrounds The Poplars.
- No views are available between Hadley Park House and the Nepean river, south to McCarthy's Cemetery, the Upper Castlereagh School Group and Methodist Church due to the distance and topography.
- Hadley Park is visible from Castlereagh Road, however not vice versa.

Significant historic views included to the Oldwright, Griffiths and Kennedy's farms, shown on the parish map below. Howell's House is located on what was once Kennedy's farm.

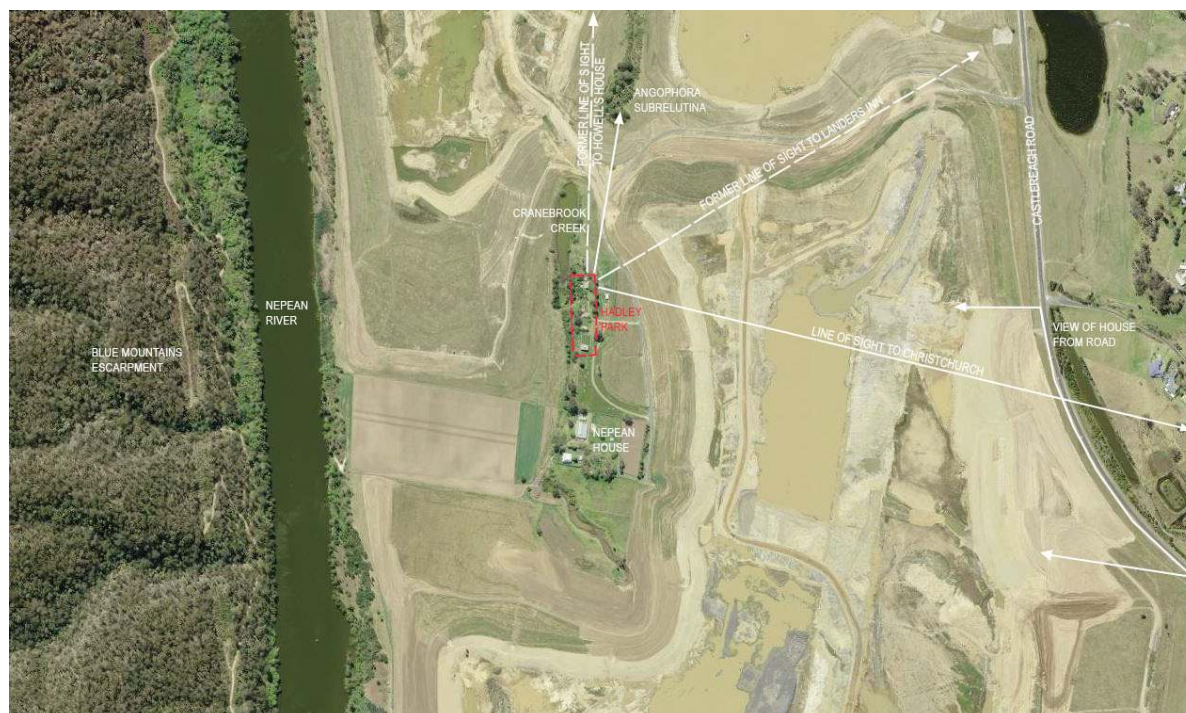


Figure 81. Views and vistas plan. Source: JPA&D edit of Sixmaps image 2019.



Figure 82. View south-west to Nepean Park. Source: Ross Thornton, 2019.



Figure 83. A 170-degree east view from Hadley Park, with Lander's Inn, Christ Church Anglican Church, and Cranebrook escarpment visible. Source: Ross Thornton, 2020.

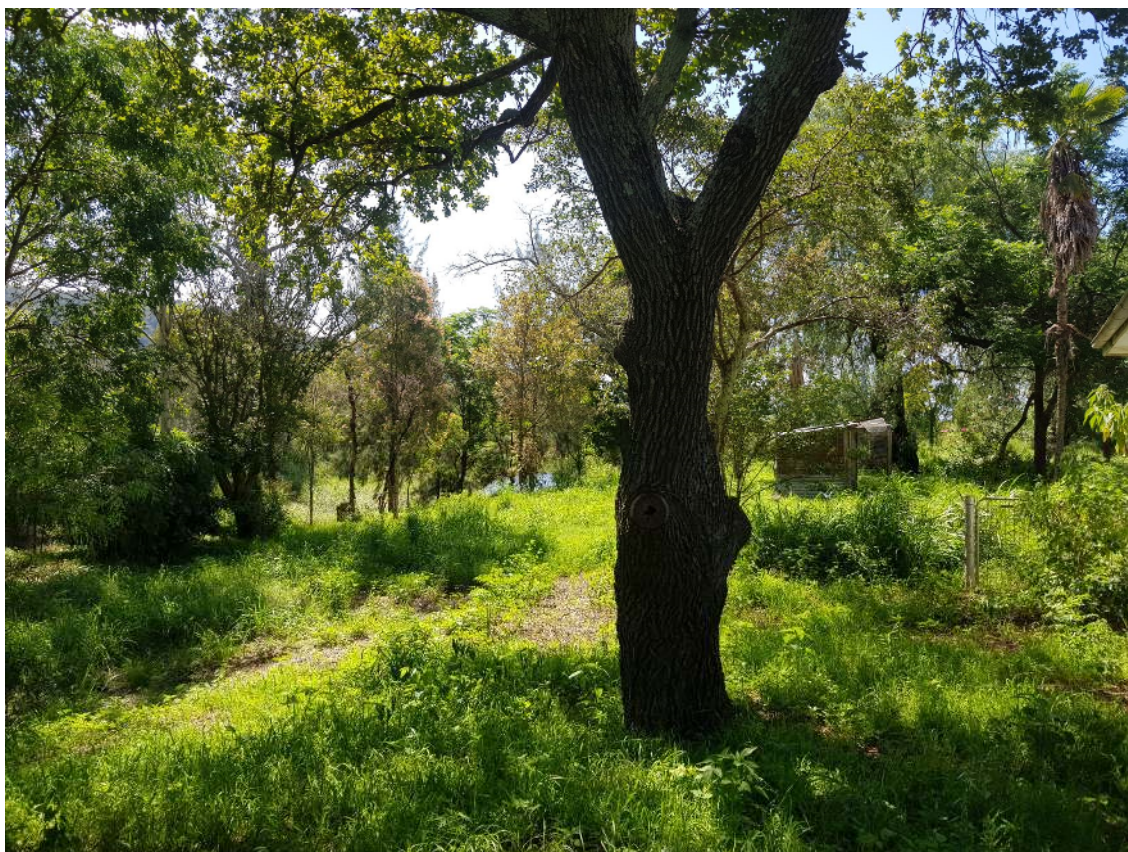


Figure 84. View north west, with Cranebrook Creek visible in the background, and dense vegetation obstructing views to the Nepean River. Source: JPA&D, 2020.



Figure 85. View from Bedroom 2 east to Christ Church Anglican Church. Source: JPA&D, 2020.



Figure 86. Parish map of Castlereagh, n.d. although post-1810 as it includes Macquarie's plan for the Castlereagh township. Source: Historical Lands Records Viewer, 2019.

5.0 Assessment of Cultural Significance

5.1 Comparative Analysis

Hadley Park is an extremely rare, early example of a colonial farm complex. It is outstanding due to its largely unaltered nature. It retains evidence of the historical 1803 grant allotment, its intact original 1806-1812 fabric in its rural setting, and long history of agricultural use. While Hadley Park House shares features with a number of properties, it is the only known example of a two-storey brick nog construction that features a jerkin-head roof from this period.

A summary of several comparable buildings is set out below, but it should be noted that none date from as early as Hadley Park. Like Hadley Park, some such Cecil Hills Farm and Nepean Park contain remnants of a range of outbuildings to support the agriculture and pastoral activities on the sites.

Several of these sites, such as Mamre and Nepean Park, also include extensive stone-flagged verandahs. While the current verandah at Hadley Park House is concrete slab, it is possible that an earlier iteration of the verandah may have been constructed in a similar manner to these comparative sites. However, lack of access to original site plans, and the limited structural investigations into the verandah form has prevented a substantial comparative analysis of the verandahs at Hadley Park House.

John Plaw's American Cottages

These cottages appear in John Plaw's 1795 publication *Ferme ornée, or, Rural improvements: a series of domestic and ornamental designs, suited to parks, plantations, rides, walks, rivers, farms, &c.: consisting of fences, paddock houses, a bath, a dog-kennel, pavilions, farm-yards, fishing-houses, sporting-boxes, shooting-lodges, single and double cottages, &c: calculated for landscape and picturesque effects*. Though Plaw used the epithet 'American' cottages, there is nothing specifically American about the form, which was traditional to southern English counties, and used in both colonial America and Australia.⁷² Plaw's description of the cottages is given below:

These Double Cottages are built (on the plan and in the style of some in America) at Throwley near Feversham in Kent, by Colonel Montrefor. I saw them soon after they were completed, and for their extreme singularity have introduced them in this work: the East, West, and South aspects have a piazza round them; and the major part of the external appearance, together with the roof, is covered with plain tiles. The general declivity of the roof is well calculated to throw off rain or snow.

Plaw's design is externally similar to Hadley Park House, featuring a jerkin-head roof, an encircling verandah, a second-storey, and a rear skillion. Internally, the design of each house is symmetrical, with living and cooking areas on the ground floor, with bedrooms presumably located on the upper floor in the American Cottages as in Hadley Park House.

Plaw's works, which also included *Rural Architecture: or Designs from the Simple Cottage to the Decorated Villa* (1794), and *Sketches for Country Houses, Villas, and Rural Dwellings*, were widely read in England, America and Europe at the end of the 18th and beginning of the 19th century; the former was reprinted six times. While Plaw's design may not have necessarily been the blueprint for Hadley Park House, Broadbent states that the American Cottages demonstrate the 'development of a traditional, vernacular, English cottage type' in New South Wales.⁷³

⁷² James Broadbent, *Aspects of Domestic Architecture New South Wales 1788-1843*, Thesis, 1985, 13

⁷³ Broadbent, *Domestic Architecture*, 13

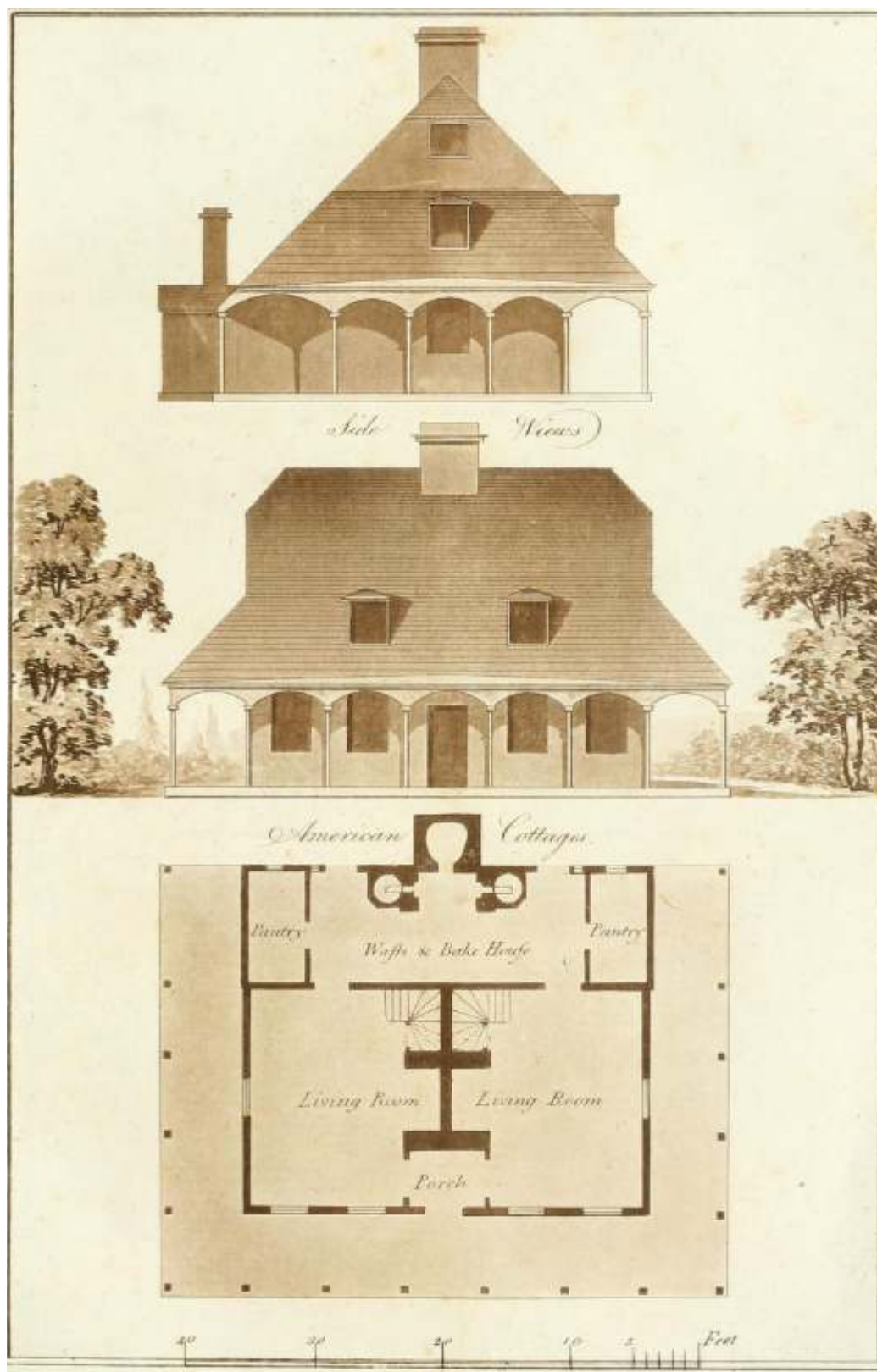


Figure 87. 'American Cottages.' Source: John Plaw, *Ferme ornée, or, Rural improvements*, Holborn: I. and J. Taylor, Architectural Library: 1796.

Cox's Cottage

Address: 2 St Thomas Road, Mulgoa.

LGA: Penrith.

Date of construction: 1811-1820.

Current use: Residence.

Comparison: Like Hadley Park House, Cox's Cottage was constructed using timber framed brick nogging. The house also originally had a jerkin head roof, which was replaced by a double pitched hip roof which encompassed the verandah in renovations c. 1820. Hadley Park House and Cox's Cottage were constructed within a few years of each other in similarly rural settings. Unlike Hadley Park House, Cox's Cottage is clad in weatherboard, and is only one storey. The cottage originally comprised of three rooms, with an additional room and an encircling verandah added c. 1820.



Figure 88. Cox's Cottage. Source: Bronwyn Hanna, Heritage NSW.



Figure 89. Cox's Cottage. Source: Bronwyn Hanna, Heritage NSW.

Cecil Hills Farm Homestead

Address: Sandringham Drive, Cecil Hills.

LGA: Liverpool.

Date of construction: c. 1820

Current use: Vacant

Comparison: Like Hadley Park House, Cecil Hills Farm homestead was constructed using brick nog construction, with Cecil Hills homestead being clad in weatherboards. Cecil Hills differs from Hadley Park House in that it is a one-storey residence rather than Hadley's two. The two properties are similar in their visual relationship to their respective landscapes, both being located in fairly prominent positions. They are also similar in their function as the main homestead of farming estates which contain a variety of farm outbuildings constructed over a long period of time. Both properties' farm outbuildings have similar construction techniques, though they date from a range of different periods. The outbuildings at Cecil Hills Farm include a garage (formerly the Kitchen), stables, milking shed with cow bails, shearing sheds, stockyards and a machinery shed.



Figure 90. Cecil Hills Farm homestead. Source: Ross Thornton, 2018.



Figure 91. Cecil Hills Farm outbuildings – shearing shed in foreground with stables in background. Source: Ross Thornton, 2018.

Bowman House

Address: 368–370 Windsor Street, Richmond.

LGA: Hawkesbury.

Date of construction: 1817 to 1820, extended by 1824.

Current use: Function centre and tea rooms.

Comparison: Like Hadley Park House, the original section of Bowman House is of timber framing and brick nog construction; however, Bowman House is clad with weatherboards, similar to Cecil Hills homestead, as opposed to the brickwork of Hadley Park House. Bowman House has a steeply pitched roof clad in slate, with dormer windows and a surrounding verandah with stone flagging and projecting rooms at each end. Associated with the house is a former barn and brick stables block with a cobbled courtyard between.

Bowman House was constructed relatively soon after Hadley Park House was completed. In the early nineteenth century, the two houses would have had a similar cultural context, as Richmond, like Castlereagh, was one of Macquarie's Five Towns. However, Richmond continued to prosper as Castlereagh failed to, so the relationships between each house and their respective townships would have diverged, as Hadley Park has remained relatively isolated to the present day, and Bowman House is now in a built-up area of Richmond.



Figure 92. Bowman House. Source: Lucy Moore, Heritage NSW.



Figure 93. Bowman House. Source: Lucy Moore, Heritage NSW.

Nepean Park

Address: Old Castlereagh Road, Castlereagh.

LGA: Penrith.

Date of construction: c. 1822 replacing an earlier cottage to the south (now enveloped by additions).

Current use: Privately-owned residence.

Comparison: Nepean Park is a two-storey farmhouse built of rendered sandstock brick, with outbuildings, garden and orchard in its rural setting. The house features a panelled front door with sidelights and arched fanlight, and stone flagged front verandah and cellar. The rear verandah has been enclosed and added to at one side.

The early histories of Nepean Park and Hadley Park are closely intertwined, as the physical proximity of the two properties ensured a personal relationship between the families. Today the two properties are similar in that they are amongst the few Colonial period buildings remaining in the Castlereagh area.



Figure 94. Nepean Park. Source: Penrith City Council.



Figure 95. Nepean Park. Source: Penrith City Library Photographic Collection.

Osborne Homestead

Address: Old Castlereagh Road, Agnes Banks.

LGA: Penrith.

Date of construction: 1820.

Current use: Residence

Comparison: Osborne Homestead is a simple two-storey brick stuccoed farmhouse with a flagged verandah, timber shutters to ground floor windows, and tall chimneys. It comprises of four rooms on the ground floor and two rooms on the first floor. The site includes a later detached kitchen block and cellar behind the house and the remains of an early barn of timber slab construction.

Osborne is of a similar age and a similar design to Hadley Park House, being of two storeys with a symmetrical design including two chimneys, sash windows and a verandah, though it was constructed using a different technique and different materials. Located north of Castlereagh on the Nepean River, Osborne is situated in a very similar landscape to that of Hadley Park.



Figure 96. Osborne, Agnes Banks. Source: Penrith Local History.

Mamre

Address: 181-275 Mamre Road, Orchard Hills.

LGA: Penrith.

Date of construction: 1822-1832.

Current use: Residential, community, nursery, market gardening

Comparison: Mamre is a two-storey sandstock brick house. It has stone footings with timber floors, and originally featured a shingled roof. The shingles remain in some places, and the building now has a corrugated steel roof. A sandstone flagged timber verandah wraps around the west, north and east elevations, and the building has a bell cast roof form. The house is rectangular in plan, with a central stair hall, eleven rooms, a chimney on either end, with a single storey kitchen wing to the south side. Though constructed with different techniques and materials, Mamre is visually reminiscent of Hadley Park House in terms of its two storey, symmetrical design with sash windows and encircling verandah. As a highly productive farm, Mamre likely would have had several outbuildings similar to those at Hadley Park, although little evidence of these remain.



Figure 97. Mamre House. Source: Penrith Local History.

5.2 Indigenous Values

This section is largely based on the statement by Muru Cultural Heritage Services for the 2013 CMP for Hadley Park by GML. It has been amended and expanded to encompass updated government acts and definitions.

An Aboriginal cultural landscape is 'a place or area valued by an Aboriginal group (or groups) because of their long and complex relationship with that land. It expresses their unity with the natural and spiritual environment. It embodies their traditional knowledge of spirits, places, land uses, and ecology. Material remains of the association may be prominent, but will often be minimal or absent'.⁷⁴ Aboriginal cultural landscapes can be assessed according to a number of components. The assessment components include natural environment, culture, history, community and associations.

This definition has subsequently been broadened and strengthened by the *Aboriginal Cultural Heritage Act (Draft)*, 2018, which included public consultation on a proposed new legal framework for the protection and management of Aboriginal cultural heritage (ACH), open from 11 September 2017 to 20 April 2018. The Act defined Aboriginal Cultural Heritage as follows:

Aboriginal cultural heritage is the living, traditional and historical practices, representations, expressions, beliefs, knowledge and skills (together with the associated environment, landscapes, places, objects, ancestral remains and materials) that Aboriginal people recognise as part of their cultural heritage and identity.

Aboriginal cultural heritage significance means of significance to Aboriginal people or communities for conservation for present and future generations and in respect for past generations, and includes any such spiritual, social, historic, scientific or aesthetic significance.

Aboriginal object means any object, article or material evidence that relates to the habitation of land in New South Wales by Aboriginal people (whether or not connected with particular land), being habitation before or concurrent with the occupation of the land by other people. An Aboriginal object includes (but is not limited to) any object, article or material evidence that is declared under Part 3 to be an Aboriginal object for the purposes of this Act.

intangible Aboriginal cultural heritage means any practices, representations, expressions, beliefs, knowledge or skills comprising Aboriginal cultural heritage (including intellectual creation or innovation of Aboriginal people based on or derived from Aboriginal cultural heritage), but does not include Aboriginal objects, Aboriginal ancestral remains or any other tangible materials comprising Aboriginal cultural heritage.⁷⁵

⁷⁴ Buggey, S 1999, *An approach to Aboriginal Cultural Landscapes*, Historic Sites and Monuments Board of Canada, Ottawa, as cited in Department of Environment, Climate Change and Water, 'What is an Aboriginal cultural landscape?', viewed July 2010,

<<http://www.environment.nsw.gov.au/resources/cultureheritage/commconsultation/09783factsheet2.pdf>>

⁷⁵ *Aboriginal Cultural Heritage Bill, 2018 (NSW), Part 1, Preliminary*, April 2018, NSW Draft Government Bill Public Consultation Draft

5.2.1 Aboriginal Cultural Landscape

Hadley Park is part of the wider local Castlereagh Flood plain and hence part of the regional Blue Mountains/Cumberland Plain landscape.

Hadley Park was assessed by Muru Cultural Heritage Services in 2010 using the concept of an Aboriginal Cultural Landscape provided in the Department of Environment, Climate Change and Water publication 'What is an Aboriginal Cultural Landscape?'⁷⁶ This included an assessment of the Bush Tucker Plants found in the Hadley Park area as remnant of the pre-1788 river flat eucalyptus forest vegetation community. The Bush Tucker Plants report includes the scientific name of the plant species, the Darug name (if known), and the use of the plant as food, medicine or other resource. This demonstrates the past and continued Indigenous value of the Cumberland Plain area as an important site for food cultivation and gathering.

Table 5.2.2 below includes an explanatory note of what constitutes each component of significance to the Aboriginal Cultural Landscape, as well as the evidence for this where it is relevant to Hadley Park.

5.2.2 Schedule of Assessment of Hadley Park Aboriginal Cultural Landscape

Component of Aboriginal Cultural Landscape	Relevance to Hadley Park
1. Environmental Significant biodiversity and a diverse range of ecological systems and associations, all of which contributed to the continuing existence of Aboriginal peoples in the region over many thousands of years, and which are valued in different ways by Aboriginal communities today.	Nepean River Remnant section of former Cranebrook Creek tributary. Bush Tucker plantings Regrowth native vegetation
2. Cultural Heritage Material remains of this continuing occupation in the form of a diverse array of Aboriginal sites and places known to the Aboriginal communities, some of which will be recorded on the Department of Environment, Climate Change and Water's Aboriginal Heritage Information Management System (AHMIS) ⁷⁷	Identified artefacts.
3. People, Places and Events Extensive historical records from 1788 through to today which record observations of Aboriginal people and lifestyles, wars, massacres, social and cultural events, population census, social interactions, language etc., and which influence Aboriginal community values today.	Potential Aboriginal/European connections. Early settlement of the flood plain. First contact records of Watkin Tench. Conflict over loss of food sources.
4. Aboriginal Community Values An Aboriginal population made up of people who have traditional association and knowledge of the region, as well as others who live, work and play within the region, all of whom may attribute various values with the area, derived	Protection of Aboriginal cultural heritage.

⁷⁶ Department of Environment, Climate Change and Water, 'What is an Aboriginal cultural landscape?', viewed July 2010, <<http://www.environment.nsw.gov.au/resources/cultureheritage/commconsultation/09783factsheet2.pdf>>

⁷⁷ AHMIS is a database system recording over 93,000 recorded sites and over 13,500 archaeological and cultural heritage assessment reports.

from the distant and recent past, through to the present day.	
5. Associations Aboriginal people do not view heritage places as individual points or sites, but rather as associated places within a broad landscape where all sites have a relationship with, and contribute to, other sites.	Connections between the Nepean River, former Cranebrook Creek tributary and settlement patterns on the floodplain.

For the purposes of this report, the Hadley Park site has been divided into three zones of Aboriginal Cultural Heritage significance, as described in Table 5.2.3 below.

Most significant among these is Zone 1, which can be identified as a 'generalised campsite'. Such sites provide evidence of continual occupation over millennia through archaeological evidence of stone-working, wood-working and the preparation, storing and cooking of food. Kohen notes that these areas were often situated at the junction of several ecosystems providing the widest range of resources for the resident community. The Nepean-Hawkesbury area has a particularly high instance of such sites, many occurring on the higher ground of river terraces and containing over 50 artefacts pertinent to Aboriginal cultural heritage.⁷⁸

5.2.3 Table of Hadley Park Zones of Aboriginal Cultural Significance

Aboriginal Cultural Heritage Zone	Summary Description	Identified Values
Zone 1—Cranebrook Creek Tributary	Comprises the remnant of Cranebrook Creek tributary and the associated creek banks. It has been identified that there is a high potential for Aboriginal sites to exist within 200m of the Cranebrook Creek area. The area also has a value as it is one of only 3 remnant sections of this creek and offers significant interpretative potential.	Potential for Aboriginal Sites. Remnant Section of Cranebrook Creek tributary.
Zone 2—Hadley Park	This section is the balance of the Hadley Park conservation area and has the general potential for Aboriginal Sites.	Potential for Aboriginal Sites.
Zone 3—Hadley Park Homestead	As part of building stabilisation works, several potential Aboriginal artefacts were identified in a series of test pits within and around the house. The artefacts identified and recovered from the Historical archaeological work were found in varying contexts but all within disturbed layers. These layers were introduced fill, levelling fill, and disturbed natural A horizons. The artefacts found in this context are of little scientific value given the disturbed nature and uncertain origin of fills but the artefacts hold value to the local Aboriginal Community.	Potential for Aboriginal Sites.

⁷⁸ Kohen, James L., *Prehistoric Settlement in the Western Cumberland Plain: Resources, Environment and Technology*, Macquarie University, Sydney, 1986, p.304

5.3 Movable Property

A report on Hadley Park's moveable heritage and an associated inventory of movable heritage was prepared by Preservation Australia Pty Ltd for JPA&D Australia Pty Ltd to inform this CMP.

5.3.1 Moveable Heritage Assessment

A study of the moveable heritage was undertaken for this CMP. This study built on previous studies by family member Jacqueline Flower and by Muru Cultural Heritage Services for the PLDC, dated 2010. These previous studies identified 420 items. The current study identified an additional 350 items but was unable to locate 70 of the previously identified items. The schedule of moveable heritage therefore lists 750 items, categorized by location, condition, significance, conservation treatment and storage potential. The items are currently housed in less than ideal conditions throughout the various buildings on the site. The objects as listed on the schedule in Appendix B have been numbered and notes have been made regarding their condition, significance, proposed treatment and storage requirements.

The moveable heritage at Hadley Park is comprised of furniture, household items, agricultural and mechanical items, along with hobby collections of bottles, eggs, shells and maintenance collections of useable items for repurposing in building fences and machinery. Some items reflect the period before the availability of electricity and motorised machinery, while others appear to date from the most recent phase of residential occupation of the site. There are a number of items associated with food preservation and sewing, while many objects superseded by others on site have been kept, apparently in case they were required again. This demonstrated the approach of the occupants of minimising waste as well as making do with the resources at hand, repairing or repurposing everything possible. This also evokes the relative remoteness of Hadley Park and the need for self-sufficiency at times when access to Windsor or Penrith was not possible, such as during floods.

Along with these items of necessity, there are objects with relate to the leisure and social life of the occupants – a record player, garden furniture, camping cookware and a tricycle. The collections of eggs ad shells have been carefully packed in a way that the contents may still be viewed. Oars, paddles and fishing rods indicate recreation on the nearby Cranebrook Creek and the Nepean River.

There are many tools among the objects on the site, as well as many hand-made pieces of carpentry – a toolbox, spice rack and shelves – and metalwork – stools, gratings and horseshoes. A stack of old timber fenceposts lies on the floor of the workshop. A number of saws and saw blades are located in the outbuildings, some of the type used to cut felled trees into logs then planks. Evidence of their use is found in the many hand sawn timbers of the buildings and fences on the site.

The Moveable Heritage Report and Inventory Schedule may be found at Appendix B below. Further to this Inventory, the collection should be analysed and assessed in order to relate the items to specific phases of occupation.

5.4 Definition of Curtilage

This CMP uses the principles and definitions contained in the *Heritage Curtilages* guideline publication by the NSW Heritage Office and Department of Urban Affairs and Planning 1996.

Heritage curtilage—means the area of land (including land covered by water) surrounding an item or area of heritage significance which is essential for retaining and interpreting its heritage significance. It can apply to either:

land which is integral to the heritage significance of items of the built heritage; or
a precinct which includes buildings, works, relics, trees or places and their setting.

The NSW Heritage Office guidelines identify four types of heritage curtilages. These are defined below:

Lot Boundary Heritage Curtilage—where the heritage curtilage coincides with the legal boundary of the heritage item.

Reduced Heritage Curtilage—where the heritage curtilage does not necessarily relate to the total legal boundary of the heritage item but to a lesser area which is considered to be still sufficient to retain and interpret the heritage significance of the place.

Expanded Heritage Curtilage—where the heritage curtilage may need to be greater than the legal boundary of the heritage item to protect the landscape setting or visual catchment of the heritage item.

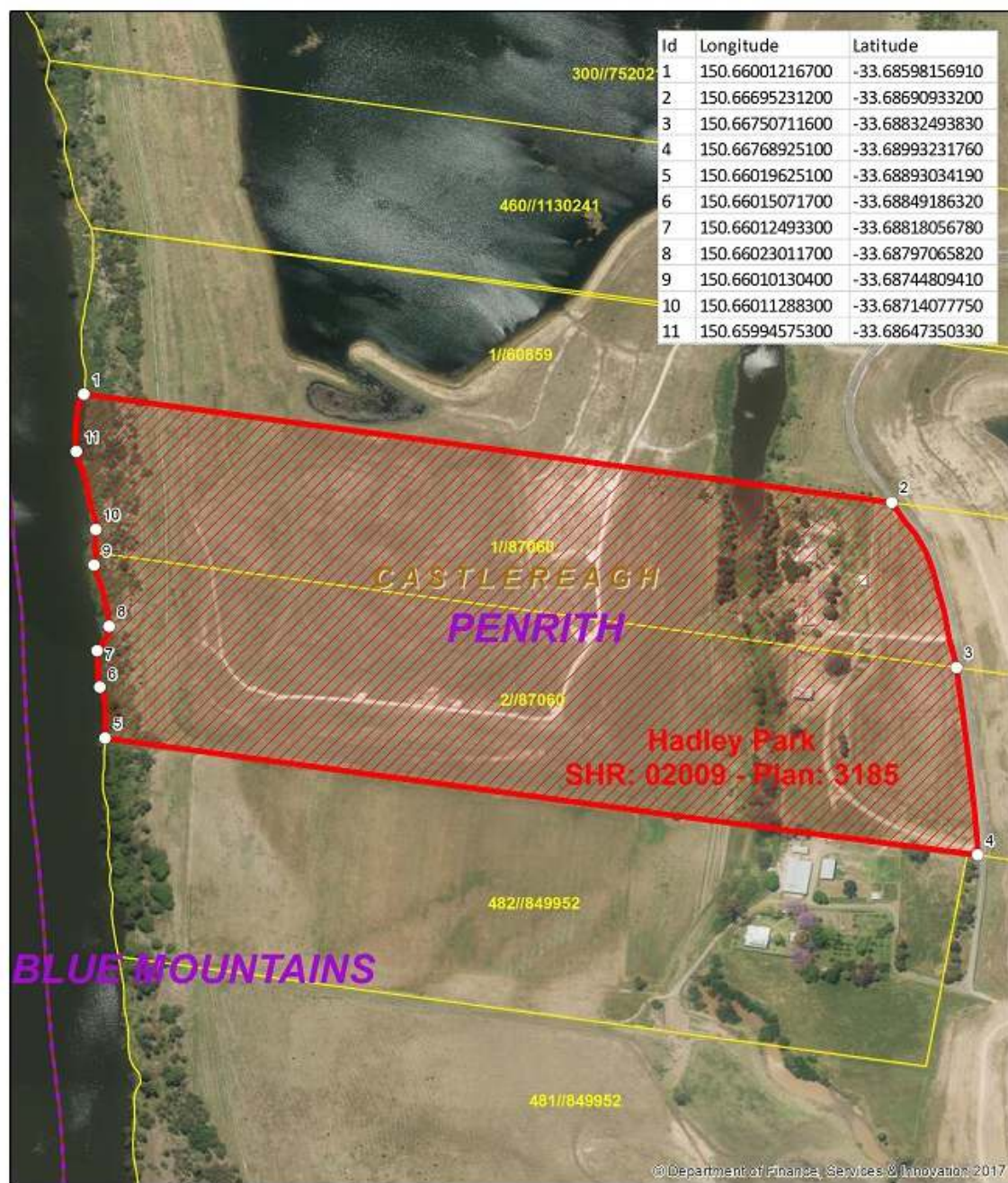
Composite Heritage Curtilage—this type of curtilage relates to the area encompassing a group of heritage items which have a homogeneous distinctive character (conservation area). (Note this boundary does not necessarily relate to their individual lot boundaries but to the perimeter of the area.)

The Burra Charter provides the following guidelines and definitions:

A diagram showing the curtilage boundary clearly marked must be included. The curtilage should be distinguished from the setting. For an SHR item, the curtilage should be contiguous with the SHR listing boundary—if an existing listing boundary is to be varied, this should be discussed and justified.

A related place—means a place that contributes to the cultural significance of another place.

Heritage Council of New South Wales



State Heritage Register - SHR 02009, Plan 3185

Hadley Park

14-278 Old Castlereagh Road, Castlereagh

Gazettal Date: 20 April 2018

0 100 200 300 Meters

Scale: 1:5,000

Datum/Projection: GCS GDA 1994



Legend

- SHR Curtilage
- Roads
- Land Parcels
- LGAs
- Suburbs

Figure 98. Heritage curtilage of Hadley Park. Source: Office of Environment and Heritage.

This plan reflects the reduced heritage curtilage recommended by GML in their 2013 Hadley Park CMP. Note that the eastern edge of the curtilage is aligned to the new access road of the Penrith Lakes Scheme, not the eastern boundary of the lot, which lies approximately 500 metres further east.

Hadley Park and neighbouring Nepean Park have a visual association when seen from Castlereagh Road and surrounding vantage points. The two properties could be considered to form a Composite Heritage Curtilage. At Hadley Park, the openness of the site around the buildings is reflective of the previous open rural nature of the Castlereagh areas as a whole. The broader context of the pastures, wetlands, Nepean River and Blue Mountains escarpment beyond is essential to the character of the site and represents the visual catchment of the site.

5.5 Review Against State Heritage Register Criteria

The following discussion is based on the guidelines set out in the N.S.W. Heritage Office's NSW Heritage Manual: *Assessing Heritage Significance 2000*. The document identifies the following criteria for assessing heritage significance:

- a. an item is important in the course, or pattern, of NSW's cultural or natural history (or the cultural or natural history of the local area);
- b. an item has strong or special association with the life or works of a person, or group of persons, of importance in NSW's cultural or natural history (or the cultural or natural history of the local area);
- c. an item is important in demonstrating aesthetic characteristics and/or a high degree of creative or technical achievement in NSW (or the local area);
- d. an item has strong or special association with a particular community or cultural group in NSW (or the local area) for social, cultural or spiritual reasons;
- e. an item has potential to yield information that will contribute to an understanding of NSW's cultural or natural history (or the cultural or natural history of the local area);
- f. an item possesses uncommon, rare or endangered aspects of NSW's cultural or natural history (or the cultural or natural history of the local area);
- g. an item is important in demonstrating the principal characteristics of a class of NSW's
 - cultural or natural places; or
 - cultural or natural environmentsor a class of the local areas
 - cultural or natural places; or
 - cultural or natural environments.

5.5.1 Criterion (a) – an item is important in the course, or pattern, of NSW's cultural or natural history (or the cultural or natural history of the local area).

Hadley Park is situated on one of the first Castlereagh land grants made by Governor King in 1803. Despite mining operations having modified the landscape in parts of the Hadley Park property, the links with the Nepean River which served as the original boundary to the west and east, and the fence lines marking the boundaries to the north and south are still in evidence in parts of the site. Physical evidence of a cultural landscape from the early period of the property still survives and demonstrates land clearing activities associated with agriculture and over 200 years of continued European occupation and farming (primarily agricultural) use. Hadley Park has associations with the earliest phase of European settlement of Australia (1803) and with the establishment of the township of Castlereagh, one of the five towns established during the Macquarie era (1810–1820). It illustrates concepts of early colonial government administration and estate planning, the exploration of the inner districts in search of better agricultural land, the establishment of major roads and transport routes to areas beyond Sydney, and the colonial social structure.

Hadley Park has historical significance due to the rare and intact 1806–1812 construction and fabric of this early period of colonial architecture in New South Wales, including the rare brick nog construction in the two-storey dwelling.

Hadley Park represents an early colonial settlement pattern having been first associated with Martin Mentz, a soldier and settler, and, later, with Charles Hadley Snr, a former convict. The Castlereagh grants were surveyed and subdivided then allocated according to social status. This differed from squatting, where the indiscriminate nature of the settlement where a subsequent grant formalised a pre-existing condition. Martin Mentz, a former soldier settler of the Castlereagh area who came to colony in 1791, is an example of the first Castlereagh grantees 'pattern'.

Hadley Snr is an example of the second wave of ex-convicts taking over. Historical records indicate that Hadley Snr was a prominent farmer, having progressed from being a tenant farmer to land owner and inn keeper, owning 550 acres of land in the district by 1824 and successfully making the transition into the society through market-orientated production, with his valuable contribution to food supplies during a tenuous time. This illustrated Macquarie's vision of Sydney as more than a penal colony and an example of how the convict system was supposed to work into the future through reform and agricultural/building work.

Hadley Park is historically significant as part of a broader Aboriginal cultural landscape, with the creek and river margins within and adjacent to the Hadley Park site most strongly associated with pre-European cultural landscape use.

Hadley Park is considered to be of State heritage significance under this criterion.

5.5.2 Criterion (b) – an item has strong or special association with the life or works of a person, or group of persons, of importance in NSW's cultural or natural history (or the cultural or natural history of the local area).

While other grants away from the river were sold or absorbed into larger land holdings, Hadley Park retained its individual identity as one landholding, remaining the Hadley family's place of residence and the economic centre of their agricultural network. It was occupied by six generations of the Hadley-Childs family for over 200 years, until descendant Jacqueline Flower moved out in 2008. This association with a single family over successive generations, with continued use of the land since 1806, is notable for its continuity and ability to provide progressive information on the way of life of its occupants and further information on the history

of the property. This is reinforced by the moveable heritage collection which illustrates the evolution of the way of life and the use of the land.

Hadley Park is considered to be of local heritage significance under this criterion.

5.5.3 Criterion (c) – an item is important in demonstrating aesthetic characteristics and/or a high degree of creative or technical achievement in NSW (or the local area).

The remaining 1803 lot boundaries of Hadley Park are both evidence of the early settlement pattern associated with the Nepean River and also of the survival of a cultural landscape from this period. While the landscape itself has in recent times been altered in significant parts of the site through quarrying, the essential relationship of farm complex, land and river are retained, demonstrating the interaction of the early European settlers with the Australian landscape.

Hadley Park comprises an uncommon two-storey house that was most likely built between 1811–1812, of timber and brick nogging construction, clad externally in brickwork, with a jerkin-head roof, and intact internal layout and detailing, and a single-storey Weatherboard Cottage that possibly predates the house (1806–1810), built of split timbers with feather-edged weatherboard walling. These two buildings are rare survivors from the early period of colonial architecture in New South Wales and provide important evidence of vernacular construction techniques and design of the period.

The house and cottage are in relatively poor condition but are still largely intact and, along with several early outbuildings, strongly evoke the colonial establishment of the farm. The design of the house, with a domestic garden with fruit trees, privet edging and a kitchen garden, provide evidence of nineteenth-century lifestyle and taste. Items of moveable heritage remain on the site. These reflect the domestic life of an agricultural family. They also demonstrate the knowledge and skill of the occupants in not only running the farm but crafting, maintaining and repairing buildings and utilitarian objects.

The homesteads within the Castlereagh area provided views of neighbouring farms and of prominent landmarks in the local area. In the case of Hadley Park, these included views to farms formerly located to the north (i.e. Oldwright, Griffiths and Kennedy) where the family once had farming interests, views of the mass concrete house on the ridge top off Smith Road, and views to Christ Church, located on the edge of the Castlereagh terrace. Some of these views are still evident, demonstrating these historical and social connections.

Hadley Park, along with the adjoining Nepean Park, are landmark features within the Castlereagh farming plateau, and a surviving example of a collection of rural properties that once made up the wider agricultural landscape of the area. Hadley Park can be clearly viewed from Castlereagh road. There has been a loss of connection with the landscape in this area due to quarrying.

Hadley Park is considered to be of State heritage significance under this criterion.

5.5.4 Criterion (d) – an item has strong or special association with a particular community or cultural group in NSW (or the local area) for social, cultural or spiritual reasons.

Hadley Park is significant to the Hadley-Childs family for its continued occupation and use for over 200 years. The family shares associations with the well-established local farming community through marriage, site tenancy, ownership, religious affiliations and employment since the early colonial era. Examples of this are the Howell and Oldwrights' farms and the connections with the Church.

The ongoing presence of the local family groups with continuing use of the land until recent years has created an enduring attachment to the landscape.

The public esteem in which Hadley Park is regarded is demonstrated by its listing on the National Trust (NSW) register and a detailed article about the house appearing in the National Trust magazine in 2018, as well as local and state-wide newspaper articles in 2018-2019 covering the site's acquisition by DPIE and its cultural heritage significance to the early colonial period.

Oral history studies conducted in the area in 1998, coupled with public protest and media coverage of the Penrith Lakes Development Scheme in the 1990s, demonstrate the ongoing social attachment and value of the area to the local community.

Hadley Park is considered to be of local heritage significance under this criterion.

5.5.5 Criterion (e) – an item has potential to yield information that will contribute to an understanding of NSW's cultural or natural history (or the cultural or natural history of the local area).

Hadley Park has major research potential due to the rare and substantially intact 1806–1812 construction and fabric.

The history of Hadley Park indicates a gradual process of accretion and consolidation of the property, with the addition of necessary new buildings and other improvements, but without substantial alterations to the early colonial structures or disturbance in the immediate area around the house and cottage.

An archaeological survey and assessment of Hadley Park undertaken in 2008 that formed part of the Penrith Lakes Archaeological Management Plan concluded that the Hadley Park curtilage has high research potential in relation to non-Indigenous archaeology.⁷⁹

Further archaeological investigation may enhance knowledge on the way the early grants developed from modest timber shelters into prosperous and respectable households. Intact archaeological features and deposits may shed more light onto the construction date of the timber cottage, its construction elements, evidence of its early garden and information about its first occupants.

With its continuous occupation over two centuries, the site offers a range of archaeological remains from different phases of occupation that may provide information about the location of structures that are no longer extant, some of which have been identified by ground penetrating radar and the development and use of the site from the early days of settlement.

Hadley Park retains an extensive moveable heritage collection, with household, agricultural and building items reflecting the phases of occupation. Further research into these items would reveal information about the daily life and farming work of the occupants. It may also reveal retained building materials from structures on the site which have been modified or removed.

The areas of Hadley Park that have not been quarried have the potential to retain evidence of Indigenous occupation that could contribute to an understanding of the Indigenous cultural landscape of this area.

Hadley Park is of considerable interest due to its archaeological research potential and is considered to be of State heritage significance under this criterion.

⁷⁹ Penrith Lakes Scheme Hadley Park Archaeological Handbook, GML September 2008

5.5.6 Criterion (f) – an item possesses uncommon, rare or endangered aspects of NSW's cultural or natural history (or the cultural or natural history of the local area).

Hadley Park has exceptional significance as rare, surviving, intact evidence of one of the Castlereagh grants made during the earliest phase of European settlement in Australia (1803).

Hadley Park comprises an uncommon two-storey house that was probably built between 1811–1812, of timber and brick nogging construction, clad externally in brickwork, with a jerkin-head roof, and intact internal layout and detailing; and a single-storey Weatherboard Cottage that possibly predates the house (1806–1810), built of split timbers with feather-edged weatherboard walling.

These two buildings are rare survivors from the early period of colonial architecture in New South Wales and provide important evidence of vernacular construction techniques and designs of the period.

Hadley Park is considered to be of State heritage significance under this criterion.

5.5.7 Criterion (g) – an item is important in demonstrating the principal characteristics of a class of NSW's

- cultural or natural places; or
- cultural or natural environments

or a class of the local areas

- cultural or natural places; or
- cultural or natural environments.

The whole of the Hadley Park site is an outstanding representative example of a colonial farm complex in remarkable unaltered condition, due to the surviving evidence of the 1803 land grant, its intact original 1806–1812 fabric and layout of the cottage, house and gardens as originally intended. The house, cottage and other farm structures, generally of vernacular design and construction, form an interesting juxtaposition with more substantial farm villas of this early colonial period around Sydney (see Section 5.1). The moveable heritage collection comprises a representative example of household and agricultural items used by a family of farmers on a relatively small holding.

Hadley Park is considered to be of State heritage significance under this criterion.

5.6 Statement of Significance

Hadley Park is considered to be of exceptional significance at State level for the following reasons.

Hadley Park is situated on one of the first Castlereagh land grants made by Governor King in 1803. Some physical evidence of the cultural landscape from this period survives today, demonstrating land clearing activities associated with over 200 years of continued European occupation and agricultural use.

Hadley Park has associations with the earliest phase of European settlement of Australia demonstrating concepts of old colonial government administration and estate planning, the exploration of the inner districts in search of better agricultural land, the establishment of major roads and transport routes to areas beyond Sydney, and the early colonial social structure.

Hadley Park represents an early colonial settlement pattern, having been first associated with Martin Mentz, a soldier settler and, later, with Charles Hadley Snr, a former convict illustrating Macquarie's vision of Sydney as more than a penal colony and how the convict system was supposed to work into the future through reform and agricultural/building work.

Of great historical importance are the remaining 1803 lot boundaries of Hadley Park and its neighbour Nepean Park, both of which are evidence of the early settlement pattern associated with the Nepean River and also of the survival of a cultural landscape from this period. While parts of the landscape have been severely altered in recent times due to quarrying and the eastern portion flooded in the formation of the remedial lakes, the essential relationship of farm complex, land and river are retained, demonstrating the interaction of the early European settlers with the Australian landscape.

Hadley Park comprises a rare two-storey house of brick nog construction clad externally with brickwork and having a jerkin head roof that was mostly likely built between 1811 and 1812. The single-storey cottage which possibly pre-dates the house (1806–1810) is constructed of split timbers and feather edge weatherboards.

These two buildings are rare intact survivors from this early period of colonial architecture in New South Wales. While in relatively poor condition these two buildings along with several early outbuildings, provide important evidence of vernacular construction technique and design and strongly evoke the colonial establishment of the farm.

Hadley Park has major archaeological and moveable heritage research potential due to its overall rarity and intactness.

The whole of the Hadley Park site is an outstanding representative example of an old colonial farm complex in unaltered condition. The house, cottage and other farm structures, generally of vernacular design and construction, form an interesting juxtaposition with more substantial farm villas of this early colonial period around Sydney.

Hadley Park is historically significant as part of a wider Indigenous cultural landscape in the area. Potential exists for discovery of Indigenous sites on the parts of the site where quarrying has not occurred, in particular on the banks of the Nepean River and on the banks of the former Cranebrook Creek tributary.

There has been a loss of connection with the landscape due to quarrying, however public interest in the site has been evidenced by the recent media coverage and by the large number of visitors on an open day in 2018.

5.7 Grading of Significance

5.7.1 Basis for Assessment

The grading of significance reflects the contribution a specific element makes to the overall significance of the item, as well as the extent the item's significance would be reduced if the element were lost or modified. Hadley Park has been assessed to enable grading of significance into the ranks of exceptional, high, moderate, little and intrusive. This process of assessment has included consideration of the following factors:

- Quality of the original design
- Intactness of the item
- Age and amount of original material

- Extent of later alterations and additions
- Association with important people, events or groups
- Ability to demonstrate rarity or technical value

Exceptional Significance

Fabric which contributes most to the significance of the item. This may include original fabric and spaces which demonstrate particular intactness, rarity, historic or aesthetic value as well as original features and elements which are unaltered. Elements of exceptional significance should be retained and conserved in situ.

High Significance

Fabric which is important to the significance of the item. This may include original and early fabric which is not in good condition, has been altered, reconstructed or added sympathetically, where these make an important contribution to the significance of the item. Elements of high significance should be retained, restored and conserved in situ. Other interventions to fabric of high significance may be permitted where the significance of the elements is retained.

Moderate Significance

Fabric which supports the overall significance of the item. This may include elements which have some heritage value but are not key to the significance of the item, such as elements which have been modified, compromised or have deteriorated beyond repair. Elements of moderate significance may be adapted or relocated provided that the overall significance of the item is not affected.

Little Significance

Fabric which does not contribute to the significance of the item. This may include elements of no or neutral heritage significance, such as unsympathetic alterations and additions and elements added to improve functionality over time. Elements of little significance may be retained, replaced or removed as needed, as long as such works do not impact the significance of the item.






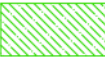
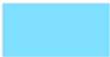



Intrusive Significance

Fabric which degrades the significance of the item. This may include fabric which has been added without consideration of the values of the item, which obscures or confuses the ability to interpret the item. Elements of intrusive significance should be removed or modified to lessen their impact on the overall significance of the item.

5.7.2 Grading of Significance of Elements

5.7.2.1 Plans of Grading of Significance

SIGNIFICANCE KEY

	EXCEPTIONAL	
	HIGH	
	MODERATE	
	LITTLE	
	INTRUSIVE	

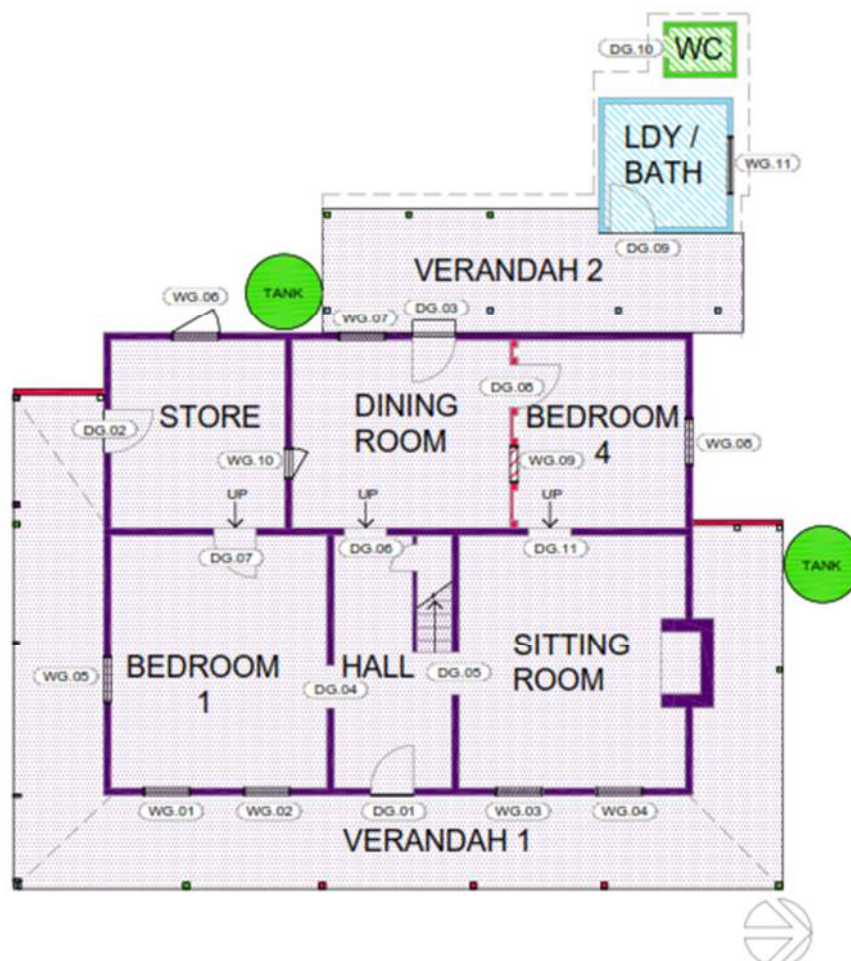












Figure 99. Significance Grading Plan - Ground Floor of Hadley Park House. Source: JPA&D, 2019.

SIGNIFICANCE KEY

	EXCEPTIONAL	
	HIGH	
	MODERATE	
	LITTLE	
	INTRUSIVE	

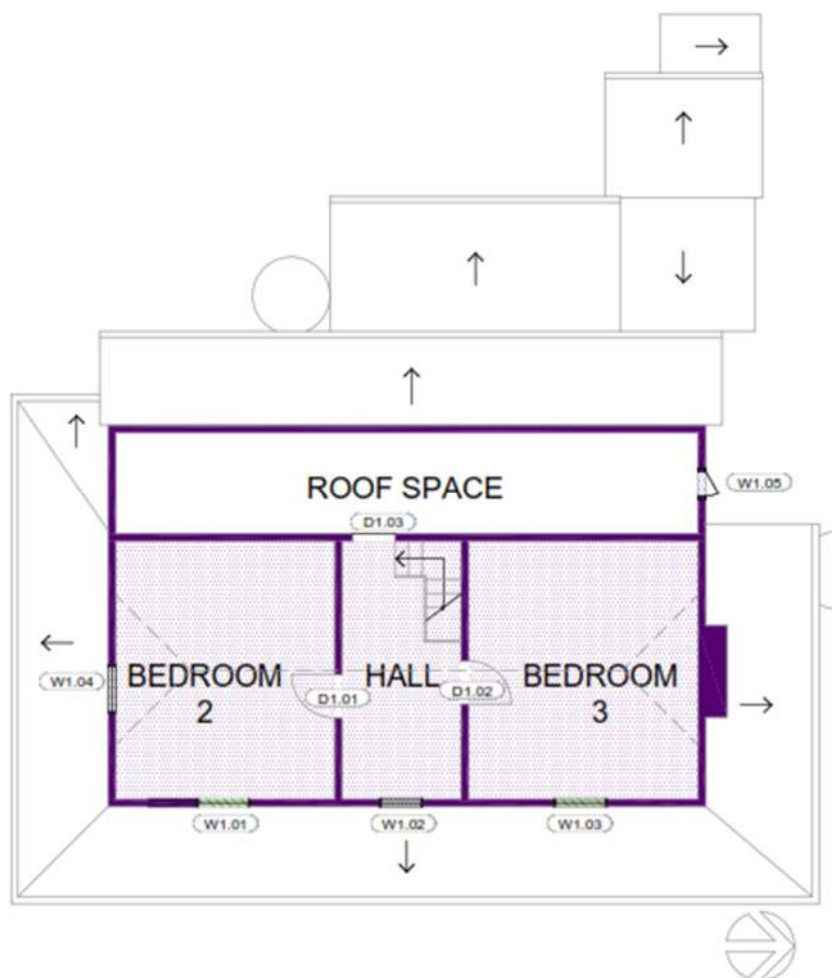












Figure 100. Significance Grading Plan - First Floor of Hadley Park House. Source: JPA&D, 2019.

SIGNIFICANCE KEY

	EXCEPTIONAL	
	HIGH	
	MODERATE	
	LITTLE	
	INTRUSIVE	

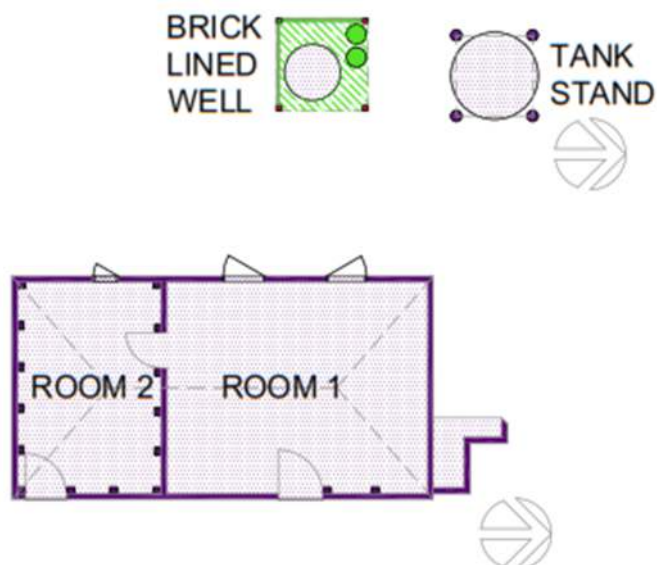











Figure 101. Significance Grading Plan – Weatherboard Cottage, Brick lined Well and Tank Stand. Source: JPA&D, 2019.

SIGNIFICANCE KEY

	EXCEPTIONAL	
	HIGH	
	MODERATE	
	LITTLE	
	INTRUSIVE	

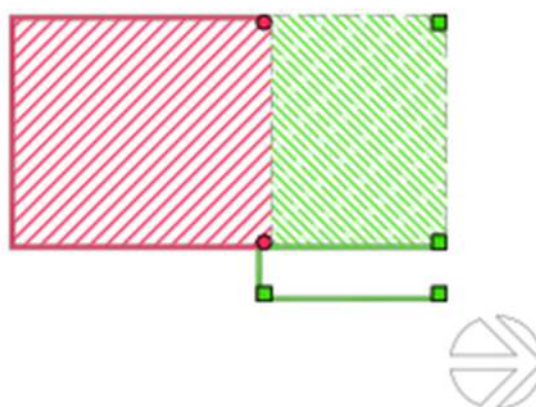





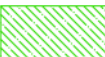






Figure 102. Significance Grading Plan – Former Cream Shed. Source: JPA&D, 2019.

SIGNIFICANCE KEY

	EXCEPTIONAL	
	HIGH	
	MODERATE	
	LITTLE	
	INTRUSIVE	

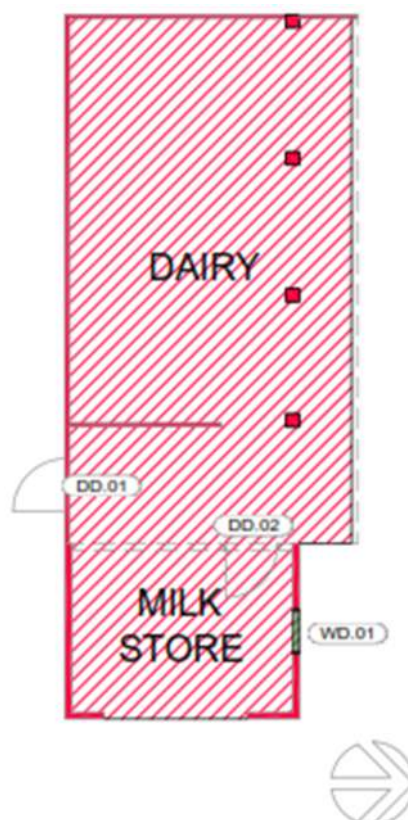


Figure 103. Significance Grading Plan – Dairy and Milk Storage Shed. Source: JPA&D, 2019.

SIGNIFICANCE KEY

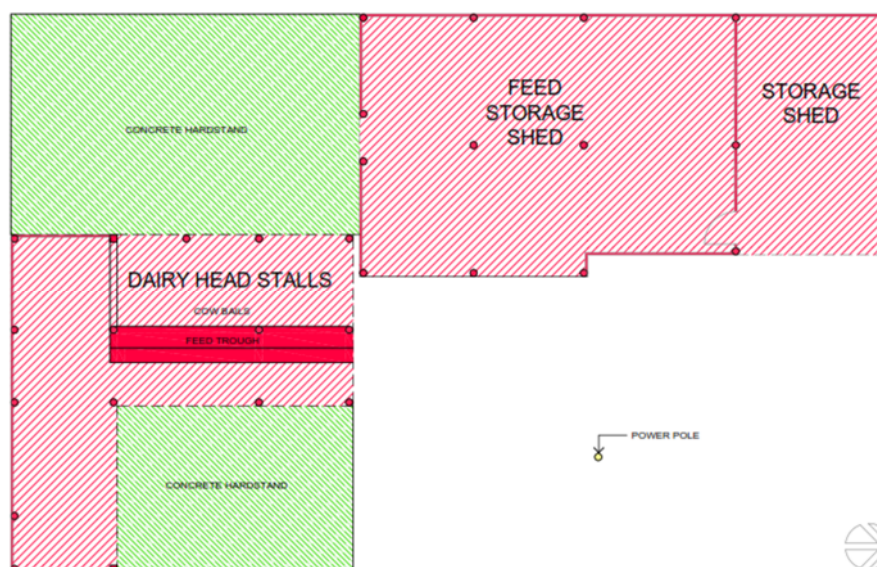
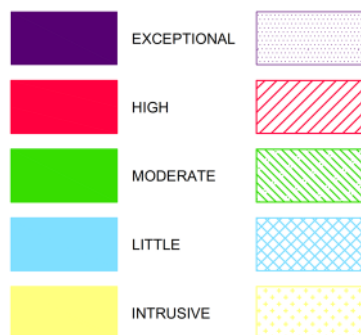


Figure 104. Significance Grading Plan – Dairy Head Stalls, Feed Storage Shed and Storage Shed. Source: JPA&D, 2019.

SIGNIFICANCE KEY

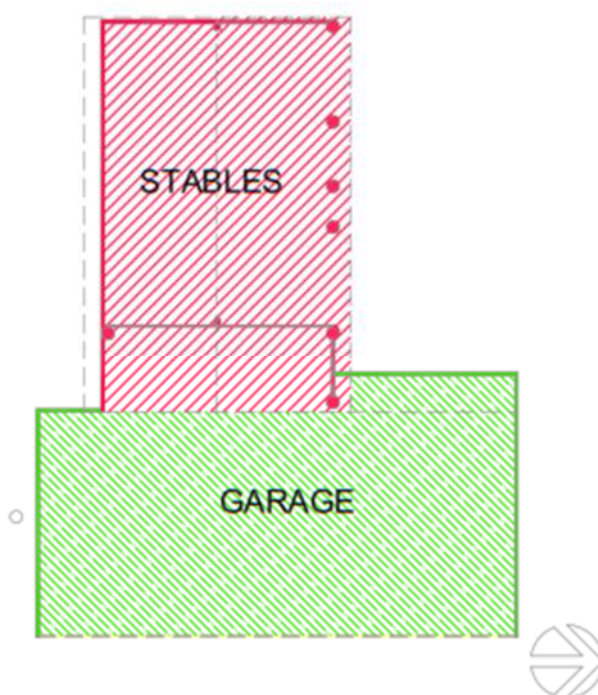
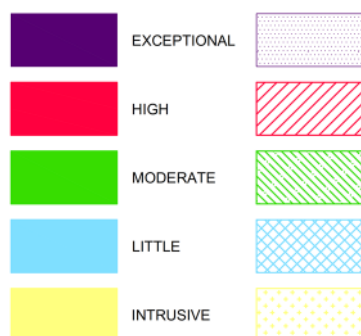












Figure 105. Significance Grading Plan – Former Stables. Source: JPA&D, 2019.

SIGNIFICANCE KEY

	EXCEPTIONAL	
	HIGH	
	MODERATE	
	LITTLE	
	INTRUSIVE	

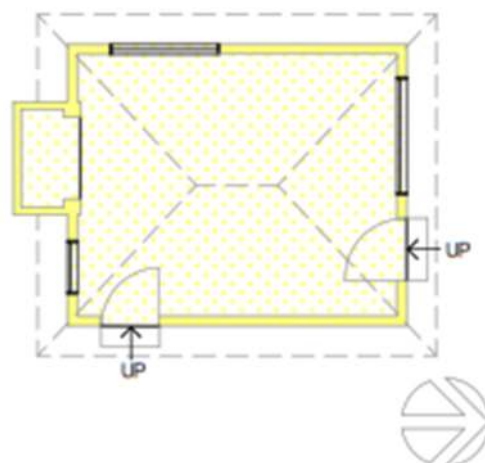












Figure 106. Significance Grading Plan – Guest Bedroom. Source: JPA&D, 2019.

SIGNIFICANCE KEY

	EXCEPTIONAL	
	HIGH	
	MODERATE	
	LITTLE	
	INTRUSIVE	

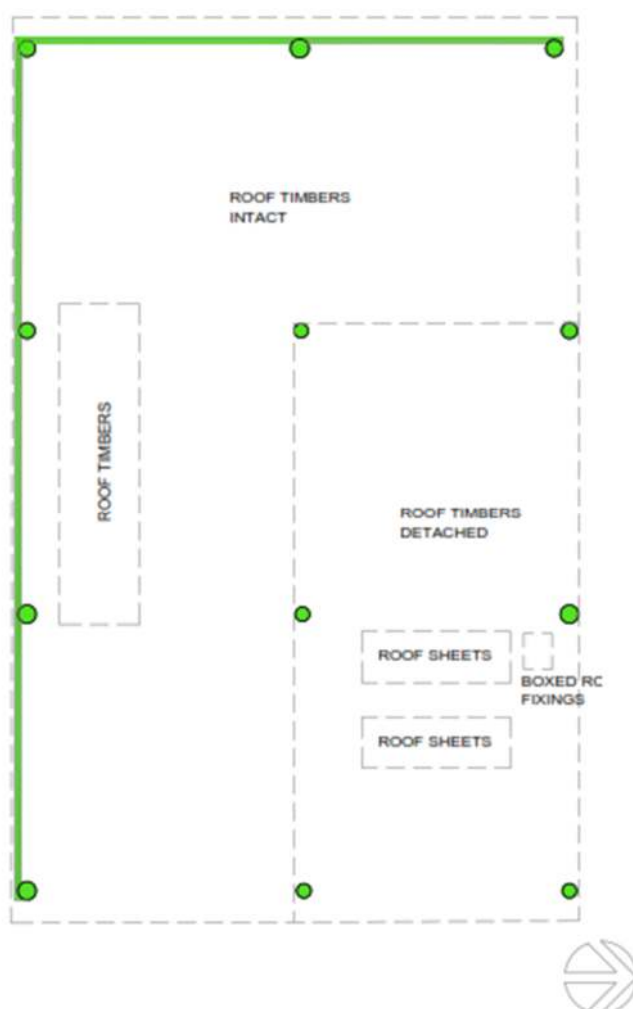


Figure 107. Significance Grading Plan – Hay Shed. Source: JPA&D, 2019.



Figure 108. Significance Grading Plan – Site Plan, Homestead area. Source: JPA&D, 2019.

5.7.2.2 Table of Grading of Significance

Item	Significance	Commentary
Context		
Lot boundary	Exceptional	Evidence of the historical 1803 land grant.
Relationship with Nepean Park	Exceptional	Hadley Park and Nepean Park are surviving examples of a collection of rural properties that once made up the wider agricultural landscape of the area.
Relationship with Nepean River	Exceptional	
Topographical setting	Exceptional	
Visual relationship of Hadley Park to surrounding area	Exceptional	Topographical setting associated with historic agricultural use.
Views to Nepean River	Exceptional	The views demonstrate the siting of Castlereagh on a ridge, and the historical and social connections between properties.
Views to Christchurch and Cranebrook Terrace	Exceptional	The views demonstrate the siting of Castlereagh on a ridge, and the historical and social connections between properties.
Homestead - Exterior		
Form/building envelope	Exceptional	
Roof	Exceptional	Original jerkin head roof form. Evidence of original shingle cladding remains.
North wall	Exceptional/intrusive	Brick nog construction exceptional. Hard cement finish intrusive.
North windows (WG.08)	Exceptional	
East wall	Exceptional/intrusive	Brick nog construction exceptional. Hard cement finish intrusive.
East windows (WG.01-04, W1.01-03)	Exceptional/moderate/intrusive	Upper floor replacement windows moderate. Remnant sash W1.02 exceptional, glazing intrusive.
East door (DG.01)	High	
South wall	Exceptional/intrusive	Brick nog construction exceptional. Hard cement finish

		intrusive.
South window (WG.05, W1.04)	High/Little	Level 1 sash removed, opening and frame remain. Opening high.
South door (DG.02)	High	
West wall	Exceptional/intrusive	Brick nog construction exceptional. Hard cement finish intrusive.
West windows (WG.06, WG.07)	Exceptional	
West door (DG.03)	High	Including sandstone threshold.
North verandah	Exceptional/intrusive	Brick nog construction exceptional. Concrete verandah floor intrusive.
East verandah	Exceptional/intrusive	Brick nog construction exceptional. Concrete verandah floor intrusive.
South verandah	Exceptional/intrusive	Brick nog construction exceptional. Concrete verandah floor intrusive.
Brick chimney (north)	Exceptional	
False brick chimney (south)	Exceptional	
Water tanks	Moderate	Recent fabric but replacing earlier.
Temporary structural works	Intrusive	Temporary works only.
Homestead Interior - Ground floor		
Layout/design	Exceptional	
Temporary structural works	Intrusive	Temporary works only.
Central Hall		
Walls	Exceptional/moderate	Brick nog construction exceptional. Post war and later internal wallpaper lining graded as moderate. Limewash wall finish exceptional.
Ceiling	Exceptional	Lath and plaster ceiling.
Floor	Exceptional/Intrusive	Sandstock brick floor graded as exceptional. 1930s concrete slabs and skirtings promote rising damp, graded as intrusive. These should be removed.

Door (DG.01)	Exceptional/High	Front door.
<i>Bedroom 1</i>		
Walls	Exceptional/moderate	Brick nog construction exceptional. Post war and later internal wallpaper lining graded as moderate. Limewash wall finish graded as exceptional.
Ceiling	Exceptional	Lath and plaster ceilings as exceptional.
Floor	Exceptional/intrusive	Sandstock brick floor graded as exceptional. 1930s concrete slabs and skirtings promote rising damp, and are graded as intrusive.
Windows (WG.01, WG.02, WG.05)	Exceptional	All original double hung uneven sashes.
Door (DG.04)	High	Door is being stored in Guest Bedroom.
<i>Bedroom 4</i>		
Walls	Exceptional/high/moderate	Brick nog construction exceptional. C1930s wall high and opening to dining room high. Post war and later internal wallpaper lining graded as moderate. Limewash wall finish graded as exceptional.
Ceiling	Exceptional/moderate	Painted sheet metal lining moderate. Possible original ceiling remnants exceptional.
Floor	Exceptional/intrusive	Sandstock brick floor graded as exceptional. 1930s concrete slabs and skirtings promote rising damp, and are graded as intrusive.
Window (WG.08)	Exceptional	Original double hung uneven sashes.
Hatch in partition wall (WG.09)	High	Internal window into dining room.
Door (DG.08)	High	Door in partition wall is high.
<i>Sitting Room</i>		
Walls	Exceptional	Brick nog construction exceptional. Post war and later internal wallpaper lining graded as moderate. Limewash wall finish graded as exceptional.
Fireplace and chimney	Exceptional	Fireplace and surrounds are graded as exceptional.

		Elements of fireplace surround constructed of solid stone.
Ceiling	Exceptional	Fabric lined ceiling graded as exceptional.
Floor	Exceptional/intrusive	Sandstock brick floor. 1930s concrete slabs and skirtings promote rising damp, and are graded as intrusive.
Windows (WG.03, WG.04)	Exceptional	Double hung sash with glazing bars removed, matches other unequal windows.
Doors (DG.05, DG.11)	High	Doors may be among those stored in Guest Bedroom.
<i>Dining Room</i>		
Walls	Exceptional/high/moderate	Brick nog construction exceptional. Timber partition wall and inter-war wallpaper graded as high. Post war and later internal wallpaper lining graded as moderate. Limewash wall finish graded as exceptional.
Ceiling	Exceptional/moderate	Painted sheet metal lining moderate. Possible original ceiling remnants exceptional.
Floor	Exceptional/intrusive	Sandstock brick floor. 1930s concrete slabs and skirtings promote rising damp, and are graded as intrusive.
Windows (WG.07)	Exceptional	Double hung sash with glazing bars removed, matches other unequal windows.
Doors (DG.03, DG.06)	Exceptional	DG.06 may be among those stored in Guest Bedroom.
<i>Store room</i>		
Walls	Exceptional/moderate	Brick nog construction exceptional. Post war and later internal wallpaper lining graded as moderate. Limewash wall finish graded as exceptional.
Ceiling	Exceptional/moderate	Painted sheet metal lining moderate. Possible original ceiling remnants exceptional.
Floor	Exceptional/moderate	Sandstock brick floor. 1930s concrete slabs and skirtings promote rising damp, and are graded as intrusive.

Window (WG.06)	Exceptional/high	External shutter exceptional. Casement sash high.
Hatch in partition wall (WG.10)	High	Internal window into dining room, sealed from within store room.
Doors (DG.02, DG.07)	Exceptional	
Homestead Interior - First floor		
Layout/design	Exceptional	
Temporary structural works	Intrusive	Temporary works only.
<i>Central hall</i>		
Walls	Exceptional/moderate	Brick nog construction exceptional. Post war and later internal wallpaper lining graded as moderate.
Ceiling	Exceptional	Lath and plaster ceilings graded as exceptional.
Floor	Exceptional	Original timber board floor on timber structure.
Windows (W1.02)	Exceptional	Double hung sash with glazing bars removed, matches other unequal windows.
Door (D1.03)	High	Door may be among those stored in Guest Bedroom.
<i>Bedroom 2</i>		
Walls	Exceptional/moderate	Brick nog construction exceptional. Limewash wall finish graded as exceptional. Post war and later internal wallpaper lining graded as moderate.
Ceiling	High	Ripple iron cladding. Lath and plaster ceilings graded as exceptional.
Floor	Exceptional	Timber floor graded as exceptional.
Windows (W1.01, W1.04)	Exceptional/Moderate	South window exceptional. East window modified casement C20th, moderate.
Door (D1.01)	High/Moderate	Ledged and boarded door with hardware.
<i>Bedroom 3</i>		
Walls	Exceptional/moderate	Brick nog construction exceptional Limewash wall finish graded as exceptional.

		Post war and later internal wallpaper lining graded as moderate.
Ceiling	Exceptional	Evidence of former fabric ceiling, structure exposed.
Floors	Exceptional	Sandstock brick floor graded as exceptional.
Windows (W1.03)	Moderate	Small pane etched with biblical text on the sight to Christ Church, Castlereagh.
Door (D1.02)	High	Ledged and boarded door with hardware.
Weatherboard Cottage		
Building form/ envelope	Exceptional	
<i>Exterior</i>		
Roof	Exceptional	Original hipped roof form and structure. Now clad in later corrugated metal. Some bush poles remain in roof structure.
North wall	Exceptional	
East wall	Exceptional	Temporary corrugated fibreglass protective sheeting intrusive.
South wall	Exceptional	
West wall	Exceptional	Recent galvanised sheet panels intrusive.
All external walls – Flat sheet tin cladding, repurposed.	Moderate	Of unknown date, possibly associated with repairs to flood damage.
Fireplace remains	Exceptional	Original external fireplace.
Internal layout	Exceptional	
Temporary structural works	Intrusive	Temporary works only.
Services	Intrusive	Electrical and light fittings intrusive.
<i>Room 1</i>		
Walls	Exceptional	
Ceiling	Exceptional/Intrusive	Remnant of canvas ceiling exceptional. Recent fibreboard intrusive.
Floor	Exceptional/intrusive	Sandstock brick floor graded as exceptional. Later concrete topping intrusive.

Windows (WW.02, WW.03)	Exceptional	Original openings with external shutters. Shutters have been reclad.
Door (WD.02)	Moderate	
Room 2		
Walls	Exceptional	
Ceiling	Exceptional	No ceiling. Open to roof. Soot on underside of roof. Traces of cladding.
Floor	Exceptional/Intrusive	Sandstock brick floor exceptional. Concrete topping intrusive.
Window (WW.01)	Exceptional	Original shutter, has been reclad.
Doors (WD.01, WD.03)	Exceptional/Moderate	External door exceptional. Internal door moderate, later fabric.
Outbuildings		
Site of (former) Wash house	Little	Few remnants of former wash house, including some bricks which may have been part of building.
Well	Exceptional	Brick-lined, 10-15 metres deep, still contains water, exceptional.
Water pump enclosure	Moderate	Pump machinery post-1950. Walls and roof moderate. Floor of sandstock brick and timber platform moderate.
Water tank and stand	Exceptional	Tank and structure degraded.
Former cream shed	High/moderate	Original structure graded as high. Extension to the north graded as moderate. Relates to the development and establishment of dairy farming within the context of the growth of dairying as a major land use in the area.
Dairy and milk storage shed	High	Relates to the development and establishment of dairy farming within the context of the growth of dairying as a major land use in the area.

Dairy and dairy head stalls	High/moderate	Relates to the development and establishment of dairy farming within the context of the growth of dairying as a major land use in the area.
Cow bails and Feed Trough	High	Early dairy head stalls and trough in timber are rare in the Sydney region. Concrete hard stand to east and west moderate.
Feed storage shed and Storage shed	High	Relates to the development and establishment of dairy farming within the context of the growth of dairying as a major land use in the area.
Former stables and garage	High/Moderate	West portion built of vertical timber slabs and bush poles is high. Extension to the east is moderate. West portion was stables. East portion was garage.
Below-ground grain silos	High	One remains, the rest have been filled in. Relates to the development and establishment of dairy farming within the context of the growth of dairying as a major land use in the area.
Bathroom / laundry	Little/Intrusive	Fabric is intrusive. Use and proximity to the house is little.
Toilet	Moderate	Pre-dates Bathroom/laundry.
Guest bedroom	Intrusive	
Hay shed	Moderate	Roof removed following storm damage in 2019. Timbers, roof sheets and fixings now stored within walls.
Landscape		
Garden	Exceptional	
Paths	Moderate	Path between weatherboard cottage and house is concrete but original brick may remain under.
Surviving portion of early entry drive from Old Castlereagh Road	Exceptional	
Recent access road	Intrusive	
Gates and fences	Exceptional/Little	Exceptional where original or early fabric or where aligned to

		1803 boundaries. Garden gate currently stored in weatherboard cottage. Remainder are little.
Peppercorn trees and remnant fruit trees	Exceptional	Relates to the establishment of the place and of a productive garden.
Remnant and regrowth native vegetation to Nepean River and Cranebrook Creek corridors	Exceptional	Rare ecological community.
Cranebrook Creek	Exceptional	Significant natural feature.
Trees of post-1950 planting	Moderate	
Row of recent <i>callistemon</i> spp along recent fence line	Intrusive	Planted 2016, relate to a recent fenceline created by PLDC.
Trees planted between 1850-1949	High	
Moveable Heritage		
Refer to Moveable Heritage Inventory at Appendix B		

6.0 Constraints and Opportunities

6.1 Constraints Arising from Statement of Significance

The assessment of significance in Section 5.6 of this CMP concludes that Hadley Park is of heritage significance at State level. Opportunities to retain, reinstate and interpret key aspects of heritage significance for present and future generations should be investigated, implemented and integrated into the future use and care of the place.

Hadley Park House

The structural timber elements of Hadley Park House are generally in very poor condition. The timber posts have very extensive termite damage and the timber plates on which the brickwork was originally supported have decayed completely in most areas. The result is that the loads, originally carried by the timber posts and horizontal timber plates, are now mostly carried by the brickwork which was originally intended as infill walling (non-load bearing). The floor and roof have variable degrees of termite damage but there are significant areas of major damage. In addition to this, the walls incorporate horizontal timber plates associated with fixing points for skirtings, chair rails, lintels, bearing plates below beam and the like. These appear to occupy half the wall width (i.e. the full width of the internal brick infill wall) resulting in additional weak points. The brickwork itself has areas of localised significant fretting due to water damage, including rising damp, and requires urgent repair. In some cases, the fretting is so severe that replacement of bricks is necessary. The concrete floor slabs and skirtings installed inside the house and in the verandah, which were removed in some locations prior to the 2008 works, further contribute to the retention of moisture. These should be removed. Metal ties and timber walers were installed at some point (date unknown) to stabilise the south wall. The underpinning of the brick walls was completed as part of the PLDC remedial works and additional bracing was installed. Temporary propping has been installed through the house to support the first floor and ceilings. Some of the brick remedial reinforcing has also been installed.

The external envelope of the house is in fair condition only and the roof sheeting, rain water goods and door and window joinery all require conservation works to assist weather tightness and prevent access by birds and vermin.

In summary, Hadley Park House is in a very frail condition and requires urgent extensive structural stabilisation and urgent substantial repairs. Notwithstanding its poor condition, the overall integrity of the house as a good representative example of early colonial architecture remains high.

Weatherboard Cottage

The structural timber elements of the Weatherboard Cottage have extensive termite damage and are generally in poor condition. The external envelope of the cottage is in a poor condition and the roof and wall sheeting, rain water goods and door and window joinery all require conservation works to assist weather tightness. Notwithstanding its poor condition, the overall integrity of the Weatherboard Cottage is also high.

Outbuildings and Sheds

The outbuildings are generally in a fair structural condition, although substantive conservation works would be needed to bring them to a functional state. The original timber elements of the tank stand are in very poor condition and require urgent structural stabilisation (refer to Figure 56). The relatively recent hay shed requires works to connect and brace its timber pole frame structure and to replace roof sheeting damaged by wind in late 2019.

Moveable Heritage

The condition of the items of moveable heritage ranges from very poor to good. Items of ferrous metal composition are generally corroded; some remain in good condition while others are not salvageable. The items of organic, glass and porcelain composition are generally in better condition. The report attached at Appendix B details recommendations for each item of moveable heritage, which should be actioned with some urgency to minimise further degradation or losses from the collection.

The Hadley Park Site

The quarrying and subsequent remedial flooding of a substantial part of the Hadley Park property to the east and west of the building group has impacted its overall integrity as an early colonial landscape. While some of this landform has been reconstructed, other areas have been irrevocably changed from their original colonial character. The reconstructed landform provides an opportunity for uses associated with its historic farm use to be recovered, as well as allowing for an appreciation of that cultural landscape.

The immediate landscape setting and gardens in the farm complex area, while needing maintenance, contribute to the character of the site and have a high degree of value as an evolved landscape.

6.2 Requirements for Future Works

The structural stabilisation works that were undertaken prior to 2019 were considered necessary and appropriate given the very poor structural condition of the house, and the poor weather-tightness of the external envelopes of both the house and cottage when seen against the high level of assessed heritage significance of both structures.

However, while these works retarded deterioration to some extent, further repair works are required to bring the buildings to a maintainable standard in which the external envelope and internal spaces can be accessed and appreciated without the presence of the temporary propping and ply and polycarbonate sheeting that formed part of the previous stabilisation works. These works are likely to include restoration and reconstruction of doors and windows, guttering and downpipes, roof sheeting and wall finishes, and removal of the remaining concrete flooring. Following maintenance works, restoration, reconstruction and adaptive reuse associated with yet to be determined future uses will be required. In summary, the following stages in the conservation of Hadley Park can be defined:

- Stage 1—the emergency (temporary) works completed in 2008.
- Stage 2—the urgent structural stabilisation works completed prior to 2019.

It appears that by 2019 the planned brick replacement, underpinning and reinforcement had been completed from the ground floor sill level down. Refer to Section 4.4 Past Remedial Works.

- Stage 3 – Hadley Park House

Essential external and internal conservation works to fully recover the external form and fabric and to recover the internal spaces free of structure props. This will include the brick replacement and reinforcement works above the level of the ground floor sill and to the upper level. These works have been documented in the Remedial Works Schedule and Structural Drawings 1842-01 to 1842-06. Once these works are completed the integrity of the first-floor bearers and joists need to be checked by

ultrasonic testing and the stair framing investigated in detail and repaired as necessary.

- Stage 3 – Weatherboard Cottage

In the weatherboard cottage, decayed wall and roof framing will require replacement (likely to be in the vicinity of 30%) and the installation of permanent wall and roof bracing systems will need to be undertaken.

- Stage 4—adaptation works associated with the implementation of compatible uses. See Section 6.5 below

6.3 Statutory and Non-Statutory Listings

6.3.1 State Heritage Register

Heritage items of particular importance to the people of New South Wales are listed on the NSW State Heritage Register (SHR), which was created in April 1999 by amendments to the *Heritage Act 1977* (NSW) (See Section 6.4.2).

Hadley Park is listed on the SHR with listing number 02009.

6.3.2 Penrith Council Local Environmental Plan

Penrith Local Environmental Plan 2010 (PLEP) is the overarching environmental planning instrument for the Penrith City Council area. However, under the PLEP Land Application Map, the Penrith Lakes Scheme area is excluded and identified as a “Deferred Matter” and PLEP therefore does not apply to Hadley Park.

6.3.3 State Environmental Planning Policy

The State Environmental Planning Policy (Penrith Lakes Scheme) 1989 was created to ‘provide a development control process that ensures that environmental and technical matters are considered in the implementation of the Penrith Lakes Scheme.’⁸⁰

Hadley Park is listed in Schedule 3 Items of the environmental heritage as ‘Hadley Park, lots 1 and 2, MPS (OS) 8807, Parish of Castlereagh, County of Cumberland’.

Hadley Park is categorised as Unzoned in the SEPP Land Zoning Map amended July 2020. The SEPP identifies the consent authority for unzoned land as the Minister for Planning.

6.3.4 Section 170 (s170) Department of Planning, Industry and Environment

Hadley Park is listed on the s170 Register of the Department of Planning, Industry and Environment (see Appendix D).

Under Section 170 of the *Heritage Act 1977*, NSW State Government Departments are required to compile a list of heritage properties owned and managed by the department. This Register includes details of each item of the environmental heritage which:

- is subject to a conservation instrument; or
- could, in accordance with guidelines issued from time to time by Heritage NSW, be subject to a conservation instrument; and

⁸⁰ State Environmental Planning Policy (Penrith Lakes Scheme) 1989, ‘Aims of Policy,’ accessed 16 October 2020.

- in the case of a statutory body, is owned or occupied by the statutory body; or
- in the case of a Department Head, is vested in or owned or occupied by, or subject to the control of, the appropriate Minister or the Department.

The statutory requirement of s170 Registers is to:

- review and amend, if required, the Register not less than once a year;
- supply Heritage NSW with the Register; and
- make the Register available for inspection by the public.

Heritage NSW has a policy of including all items appearing on s170 Registers with a significance level of State or higher on the NSW State Heritage Register (SHR).

6.3.5 National Trust of Australia (NSW) Register

Hadley Park has been included on the National Trust of Australia (NSW) Register. This is a non-statutory register compiled by the National Trust and listing places and items the Trust considers being of cultural and natural heritage; it performs an advisory and educational role. The inventory sheet provides the following summary statement of heritage significance of Hadley Park:

Hadley Park built c. 1811 is probably the oldest remaining building in the Nepean Valley. In form and much of its fabric, it survives intact as an extremely early and rare example of a domestic farmhouse built in the first quarter of the nineteenth century. The two-storey single pile form and jerkin head roof reveal construction techniques and stylistic features of NSW's earliest building tradition. No earlier house in NSW preserves this form as purely as Hadley Park. Hadley Park retains its original 80-acre property and rural setting as sold to Charles Hadley in 1811. This farm holding remains an intact example typical of the size and manner of subdivisions of farmland adjacent to Governor Macquarie's town along the Nepean and Hawkesbury Rivers.

6.4 Commonwealth and State Legislation

6.4.1 Commonwealth Legislation

Environment Protection and Biodiversity Conservation Act 1999

The *Environment Protection and Biodiversity Conservation Act 1999* (EPBC Act) is the Australian Government's environment and heritage legislation. This act is triggered by developments or actions that will have a significant impact on matters of National environmental significance, including world heritage areas, nationally significant Ramsar wetlands, Commonwealth marine areas, nationally threatened species and communities and migratory birds. This includes the critically endangered Cumberland Plain woodlands. The Act provides for the identification of threatened species and environments and outlines the system for their protection and regeneration in addition to the protection and conservation of heritage. The framework for the development of bioregional plans includes the consideration of heritage values of places. The EPBC Act includes a process for assessment of proposed actions that have, or are likely to have, a significant impact on matters of national environmental significance. These actions require approval from the Commonwealth Minister of Environment and Heritage.

6.4.2 State Legislation

Heritage Act 1977 (NSW)

The purpose of the Heritage Act 1977 is to ensure cultural heritage in NSW is adequately identified and conserved. Hadley Park is listed as a heritage item of heritage significance on the State Heritage Register (SHR) of NSW under this Act.

Minimum Standards of Maintenance and Repair

Minimum standards of maintenance and repair are required for sites listed on the SHR, and certain maintenance works are exempt from approval under the Act. Reference should be made to the Minimum Standards of Maintenance and Repair under Section 118 of the Act and as specified in the *Heritage Regulations 2005*. Minimum standards of maintenance and repair generally relate to: protection of the item from weathering; protection from damage or destruction by fire; protection from security threats; and essential maintenance and repair.

Maintenance works at Hadley Park should be established to ensure compliance with the minimum standards under the Heritage Act and Regulations.

Approvals for Works

Some development approvals or exemptions are required under the Heritage Act as well as the EPBC Act. If works are not exempt under the Heritage Act, they will require a Section 60 application following approval of an Integrated Development Application through Penrith Council. The Integrated Development Application process is recommended for approvals required under both Acts, as it enables heritage issues to be dealt with by the local council and the Heritage Council, and it reduces delays in the approvals process.

Standard exemptions apply to all properties listed on the SHR under s.57 (1) of the Act. Certain activities are granted exemption from approval by Heritage NSW (or its delegate). These activities are considered minor in nature and will only have minimal impact on the heritage significance of a place, and include maintenance, repairs and minor alterations.

Reference should be made to Standard Exemption Guidelines for specific details about activities considered minor in nature. Hadley Park does not have any site-specific exemptions under s.57 (2) of the Act.¹⁹⁵

Some exempt works require notification to Heritage NSW, such as restoration, painting and temporary structures.

Historical Archaeology

If historical archaeological relics are found, or there is potential for their discovery, the Heritage Council must be notified under s.146 of the Act.

A relic is defined under the Act as a deposit, object or material evidence which relates to the settlement of NSW (not being Aboriginal settlement). If proposed works may impact on potential or known relics within the Hadley Park SHR curtilage, then the work may require an exemption under s.57 (2) or an excavation permit under s.60 of the Act.

Under Section 139 (4) the Heritage Council may permit an exception to the requirement of an excavation permit, subject to conditions.

Environmental Planning and Assessment Act 1979 (NSW)

The *Environmental Planning and Assessment Act 1979* governs strategic planning and development assessment processes undertaken by State and Local Government in NSW. Part 5 covers the assessment of development proposals. It is necessary in most cases to submit a development application to the relevant Local Council for permission to erect or alter a building, demolish a building; or change the use of an existing building. This does not apply to a building proposal defined as an 'Exempt Development'. Six categories of development are defined by the legislation: Exempt Development, Complying Development, Local Development, Integrated Development, Designated Development or State Significant Development.

National Parks and Wildlife Act 1974 (NSW)

In addition to a range of other environmental and land management matters, the National Parks and Wildlife Act also includes provisions that apply to Aboriginal objects and places. If Aboriginal objects and places are found, the National Parks and Wildlife Service must be informed under Section 91 of the Act and permits may apply under Section 90. A licence may also be required under the Act to harm any threatened fauna species. Penalties apply for the destruction of Aboriginal objects and places, and the harm of any protected species.

Threatened Species Conservation Act 1995 (NSW)

This Act identifies and protects native plants and animals in danger of becoming extinct. The original vegetation of the undulating landscape was part of the Castlereagh Woodlands and is likely to have been a forest of Broad-leaved Ironbark (*Eucalyptus fibrosa*), Narrow-leaved Ironbark (*Eucalyptus crebra*) and Mugga Ironbark (*Eucalyptus sideroxylon*).

Castlereagh Woodland is listed as an endangered ecological community under the *Threatened Species Conservation Act 1995* and the Commonwealth *Environmental Protection and Biodiversity Conservation Act 1999*.

Noxious Weeds Act 1993 (NSW)

The objectives of the Noxious Weeds Act are to identify which noxious weeds require control measures, identify control measures suitable to those species and to specify the responsibilities of both public and private landholders for noxious weed control.⁸¹ The NSW Department of Primary Industries is the government authority that has responsibility for noxious weeds. Private property owners are responsible for controlling noxious weeds under s.12 and 17A of this Act, and they must notify the local control authority (Penrith City Council) if there are notifiable weeds under s.15 of this Act.

Rural Fires and Environmental Assessment Legislation Amendment Act 2002

The *Rural Fires and Environmental Assessment Legislation Amendment Act 2002* amends the *Rural Fires Act 1997* and several environmental assessment-related Acts. This Act provides for mapping bush-fire prone lands and the development of a Bush Fire Environmental Assessment Code. This code is aimed at streamlining the assessment process for hazard reduction works. To this end, the Code will include general ameliorative prescriptions and, in some cases, species specific prescriptions. Threatened species and their habitats are one of the items considered in the Code.

⁸¹ Ecological Australia, *Sustainability Assessment*, 2008, 47.

6.4.3 Commonwealth and State Policies

The National Construction Code

The National Construction Code (NCC) is the national technical document which sets the standards for building work in Australia. The consent authority has the discretionary power to require that existing buildings comply with current building standards, as a condition of approval for proposed works.

The NCC provisions relate to structure, fire safety, access and egress, and services and amenity. The goals of the NCC are to enable the achievement and maintenance of acceptable standards of structural sufficiency, safety, health and amenity.

Any strategies or solutions to ensure that components of Hadley Park comply with the NCC should be based on the cultural significance of the place. Where necessary, alternative solutions and performance-based outcomes should be pursued to ensure the intent of the code is met without adversely impacting on significant fabric. Professional advice should always be obtained. Should conflicts arise between compliance and cultural significance Heritage NSW is able to provide advice and assistance in seeking appropriate compliance solutions through its Fire and Services Advisory Panel.

Disability Discrimination Act

The *Disability Discrimination Act 1992* (Cwlth) (DDA) is a Commonwealth Act that requires that all public buildings be accessible to people with disabilities. The DDA makes it unlawful to discriminate against people with disabilities and aims to remove the direct and indirect barriers preventing equal opportunities for disabled persons and thus their full participation in the community. The DDA applies a broad definition to the term 'disability', to include physical and intellectual disabilities as well as mental illnesses.

The DDA relates to the provision of goods and services, access to facilities and physical access to public places. Section 23 of the DDA states that failing to provide access for people with a disability is not considered unlawful if:

- the premises are so designed or constructed as to be inaccessible to a person with a disability; and
- any alteration to the premises to provide such access would impose unjustifiable hardship on the person who would have to provide that access.

'Unjustifiable hardships' in complying with the requirements of the DDA may include financial burden as well as adverse heritage impacts. If strict adherence to these requirements were likely to use adverse heritage impacts to significant fabric, then alternative means of meeting the objectives of the codes/legislation should be investigated. (In these cases, specialist input could be sought from the Heritage Council Fire, Access and Services Advisory Panel (FASAP).

6.5 Possible Future Compatible Uses

6.5.1 Use of House and Cottage

The key factors to consider in determining a compatible new use are:

- The significance and integrity of the house and cottage fabric and spaces.

- The potential to recover a 'living' pastoral landscape with farming/market gardening operations on the retained curtilage or restored landform.
- The potential value of the place for public visitation and education as part of the Penrith Lakes Scheme but acknowledging the relative remoteness of this site as a destination and the fragility of the buildings.

Whilst a theoretical ideal may be for the house to be used as it always was, as a farmhouse for the family farming the property, the need to provide modern services and accommodation to meet current expectations is highly likely to require more minimal modern services such as plumbing. Additionally, farming on a scale permitted by the now reduced land area is unlikely to be viable other than in a 'hobby farm' context. Hadley Park House could be used as a domicile, this could be achieved by constructing separate kitchen, bathroom and laundry facilities in a separate pavilion to the rear of the existing house. However, there are significant issues affecting the adaptation of the house to modern living include the low floor to ceiling heights, the floor surfaces at ground floor level, and its current very poor condition.

Alternatively, a new building could be constructed for the accommodation of a tenant within the heritage curtilage as discussed in Section 5.4., but situated outside of the historic house, garden and farm complex. However, as buildings without uses are rarely maintained as required to ensure their longevity, a separate use would need to be found for the house.

The adaptation of the old Weatherboard Cottage is more difficult due to its extreme fragility. As such, the preferred option for the cottage is that it be conserved and not used as accommodation.

Given the difficulty and impracticality of returning the property to accommodation for a farming family, the following use options are suggested.

Option 1—House Museum and Interpretive Centre

This use will preserve the place as found and prevent occupation that may put the place at risk. It would also provide for limited and controlled access to the public (e.g. open days). This option provides a home for the moveable heritage associated with the property, but is unlikely to be financially sustainable on its own. Other associated activities such as an environmental education centre could be considered for locations on the site. It would also require the provision of suitable site additions such as parking and facilities for visitors, as well as caretaker accommodation.

Option 2—Rural Residential Accommodation

The house should be limited to low impact residential accommodation (e.g. living and sleeping accommodation) with modern kitchen, bathroom and laundry facilities provided elsewhere possibly by the replacement of the ancillary buildings (guest bedroom, bathroom and laundry) with a new building of similar scale. The new pavilion style building could be linked to the existing house by a breezeway/covered link. Lighting and power to the house should also be kept to a minimum and should include only that which is necessary to make the house habitable. New services for modern technologies such as telephone, internet and television should be provided in the new building rather than in the existing house.

Option 3—A Combination of the Above

The combination of a house museum with controlled and limited access to the public with ongoing farming activities catered for through the provision of separate accommodation for a

caretaker or tenant farmer in a new cottage well removed from Hadley Park House and the Weatherboard Cottage.

Option 4—Boutique Guest Accommodation

Hadley Park House could be repaired and adapted as described in Option 1 above and leased as boutique guest accommodation. This may have a lower level of impact than permanent accommodation in that there may be a lower level of expectation for modern conveniences, particularly if the place is promoted as accommodation in a unique historic farmhouse.

Option 5—Eco Accommodation/Farm Stay

Additional guest cabins may be provided within the heritage curtilage, but outside the historic house, garden and farm complex. (refer to Section 5.4). This style of accommodation could be linked to the farm activities on the property as well as the activities being provided by the surrounding Penrith Lakes Scheme (e.g. Wildlife Lake, Great River Walk, and water-based activities on the adjoining lake to the east). The area surrounding the new cabins would need to be landscaped in such a way to provide vegetative screening from both the entrance road and the Nepean River.

Option 6—Artists' or Writers' Retreat

Accommodation could be provided as described in options 4 and 5 above, with the house and farm providing inspiration for artists and writers. Selected outbuildings may be adapted as an art studio or workshop.

Option 7—Use of Farm Buildings

The existing farm buildings (e.g. the dairy buildings, additions to the original stables and hay shed) may be adapted and used for new farm activities, including animal sheds, produce storage and processing.

6.5.2 Use of Site Generally

A summary of potential land uses for Hadley Park garden and adjoining lands is set out below.

Gardens

- Restore and reinstate the gardens to provide limited open days and visitor numbers for guided tours of the garden only.
- The vegetable garden and orchard may be re-established to the east and north of the house to provide for a family or guests in residence or for the education of school groups and the like. This could be developed as an heirloom variety garden.

Land west of the former Cranebrook Creek tributary

- Commercial agriculture practices that reflect and interpret past agricultural practices.
- Opportunities for pasture, agistment, organic vegetables, orchard, native plant propagation nursery and turf farming.

Land north of Hadley Park House

- Building development is not recommended in this area.

- Commercial agriculture practices that reflect and interpret past agricultural practices.
- Opportunities for pasture, agistment, organic vegetables, orchard and native plant propagation nursery.

Land east of Hadley Park House

- Unsealed private road off sealed access road to re-instate the original approach to Hadley Park.
- Sealed access road to access Hadley Park and Nepean Park to be located on the eastern boundary of the extant grant allotment and positioned below the existing house level by approximately two metres to reduce visual encroachment to house and gardens.
- Potential for open pasture/fruit orchards between Hadley Park House and garden and the proposed lower access road located closer to lake edge.

Land south of Hadley Park House

- Potential for a new development (e.g. new residence cabins or education building).
- Potential for small scale market garden.
- Potential for open parkland areas adjoining the lake to create an active hub well away from the Hadley Park House and including a waterfront beach edge for hand propelled craft.
- Opportunity for a viewing platform looking south across the main lake to a possible urban centre.

The following constraints and opportunities arise from the identified heritage values:

- The retention and interpretation of the original land grant and the essential relationship of farm complex, land, river and landscape from this period.
- The retention of the overall intactness and the potential of the 1806-1812 construction and fabric for research and interpretation.
- The management of an appropriate setting for Hadley Park, that is the heritage curtilage and the broader setting which includes key views to and from Hadley Park and related places which give historical context to Hadley Park, in particular the links with Christ Church, Nepean Park and Castlereagh.
- The continuing use of the land, as a key element of its significance and cultural landscape value.
- The continuing family and community associations with the place, including the association with the Indigenous Darug people which continues into the future.
- The retention of the suite of related cultural landscape elements—archaeology, built form, cultural plantations and the like—that contribute to the cultural landscape.
- The retention of the archaeological significance of the property and mitigation of any necessary impacts on this archaeological significance.

- The retention and conservation of moveable heritage on the property.
- The retention of the integrity of the parts of the site where quarrying has not occurred, in particular on the banks of the Nepean River and on the banks of the former Cranebrook Creek tributary where potential exists for discovery of Indigenous sites.

6.5.3 Other Opportunities

Other opportunities that have been identified in the context of the desired outcomes for the site as a whole include:

- The opportunity to interpret the original land grant portion, e.g. with new fencing and/or plantings along the original boundary lines in parts of the site, where possible.
- The opportunity to interpret early colonial ways of living through archaeology, movable heritage, industrial archaeology, use of outbuilding.
- The opportunity to interpret the social and historical associations and related places, e.g. as a key component of the heritage trail/walk within the Scheme area, with an interpretative centre located within a strategically located building—perhaps the former cream shed.
- The opportunity to interpret the links with the development of Castlereagh, e.g. direct view lines and the siting of Christ Church.
- The reinstatement of orchards to the south of the property, adjacent to Nepean Park.
- The opportunities for the sheds to remain operational for uses associated with farming activities, e.g. storage or workshops.
- The opportunity to return movable property that was originally part of the site for interpretation.
- Participation of former caretaker/descendant in interpretation of aspects of household/farming life, chores and routines, where appropriate.
- The reinstatement of historical landscaping, e.g. windbreaks, former garden layouts, paddocks.
- Opportunities for reconnection with the local Indigenous community as part of the landscape rehabilitation, for example through activities such as bush tucker re-vegetation of the creek banks, increased (guided) access for the Indigenous community and the general public and a walkway along the river.

6.6.4 Summary of Constraints and Opportunities

The following key constraints and opportunities will need to be addressed as conservation policy.

While there has been a significant impact from mining operations on the landscape and its use, a large extent of the original curtilage and useful land associated with Hadley Park has been recovered as part of rehabilitation of the landform. This has recovered the particular relationship between the farm complex and Nepean River as well as the existing portion of the early access road from Old Castlereagh Road into Hadley Park. This has provided for the partial recovery of

the cultural landscape value of the site. There is now the opportunity to enhance this by emphasising the relationship between the house, river and early access road.

The area of the heritage curtilage covers an area from the farmstead complex to the Nepean River, and accepts that the eastern part of the former grant area to Old Castlereagh Road is under the lake permanently. The Hadley Park House and cottage are very significant early colonial remains and while their degree of integrity is high, they are in a very poor structural and overall condition. This constrains the uses to which the site and its buildings can be put without further degrading its heritage significance.

DPIE should consult with Penrith City Council regarding any proposed works. For any work that is likely to expose or disturb a relic, approval will be required from the Heritage Council pursuant to Section 146 of the Heritage Act. This CMP strongly supports both the need for, and the scope of, the continuation of proposed structural stabilisation works. However, more works beyond the proposed scope will be necessary to bring the house, cottage and site generally to a maintainable state free of props and temporary coverings. A further stage of works is likely to occur once the future use is determined.

7.0 Development of Conservation Policy

7.1 Introduction

Having regard to the above statement of significance in Section 5.6, and the constraints and opportunities noted in Section 6.0, conservation policies for the place can be developed in the areas of:

- Treatment of the fabric
- Interpretation of the place
- Use of the place
- Intervention in significant fabric
- Adaption of significant fabric
- Additions and new buildings and other features at the place
- Conservation procedures at the place
- Adoption and review of conservation policies

7.1.1 Treatment of fabric

Conservation guidelines for the place should determine the extent to which significant fabric should be retained and conserved. The most significant fabric should be conserved in accordance with the principles of the *Burra Charter*.

While all the fabric in the place can be considered to be significant to some extent, not all of the fabric is of such significance to warrant conservation in accordance with the principles of the *Burra Charter*. Levels of preservation appropriate to such fabric include:

- Where alteration or removal of the fabric is essential to maintain the continued historical use of the site for the purposes of healthcare or community uses.
- Where alteration or removal of the fabric is necessary for the conservation or interpretation of the place.
- Where alteration or removal of reconstructed fabric is desirable to create a more accurate reconstruction of elements of the place.
- Where alteration or removal of fabric is optional.
- Where alteration or removal of fabric is desirable.

While any significant fabric remains, it should be maintained in order to avoid 'demolition by neglect'. Fabric reconstructed in accordance with the conservation policies should also be maintained. Views to the place and from the place that are defined by fabric or contribute to the significance of the place should be maintained and either protected from change or re-established, if possible.

7.1.2 Owners' requirements

Hadley Park is owned by the Planning Ministerial Corporation within the Department of Planning, Industry and Environment (DPIE). The place is recognised as an early significant estate and this Conservation Management Plan and the associated Remedial Works Schedule and drawings have been generated by a desire to protect the place from further damage and to understand what sympathetic uses could be considered for Hadley Park. DPIE is tasked with identifying sites that can be used for public open space which may include educational or community benefit components. The conservation and management policies that follow in this report should guide any future usage arrangement for Hadley Park to ensure the conservation and maintenance of the farm buildings and their curtilage.

7.1.3 Compatible uses

Any future development planned for Hadley Park will require a Statement of Heritage Impact for any physical modifications that are likely to affect any buildings, landscape features or the current curtilage. Such development would include minor alterations to any of the buildings or a change in use. The probable impact of any such modifications will need to be assessed by a suitably qualified heritage architect.

7.1.4 Interpretation of the Place

Policies for the interpretation of the place should address the following:

- Appropriate mechanisms for interpretations.
- Principal themes for interpretation.
- Aspects of the place of outstanding significance which should be emphasised.
- Configurations which are most appropriate for the fabric.
- Specific conservation opportunities.
- Restoration and/or reconstruction works essential to the understanding of the place.
- Levels of public and specialist access.
- Community education opportunities.

7.1.5 Use of the Place

The significance of the place is embodied in its historical use. The use of the site should be acknowledged, interpreted and ideally conserved. Where it is not possible to retain the original use, other uses sympathetic to the original use are preferable. Changes to the fabric to allow continuing use of the place for any activities need to be addressed. This includes controlling the current requirements of any historic uses and changing any incompatible uses.

Inappropriate uses that might confuse or obscure the historic associations of the place should be identified and avoided. Uses which can help the interpretation of the place should be identified.

7.1.6 Intervention in Significant Fabric

Conservation guidelines should identify areas where significant fabric can be disturbed. The degree of professional involvement appropriate to any disturbance should also be identified.

Appropriate levels of investigation of the fabric for conservation of the place and for scientific research should be addressed. It may be necessary to intervene in parts of significant fabric, even to a major extent, in order to maximise the preservation of the significant fabric as a whole.

7.1.7 Adaption of Significant Fabric

The most extensive intervention into significant fabric is likely to occur if new uses are being accommodated at the place. Depending on the level of significance of the fabric, different levels of alteration may be appropriate and include:

- Conservation in accordance with the *Burra Charter*.
- Removal of elements of the place.

7.1.8 Additions and New Buildings and Other Features at the Place

Guidelines should address the design of new buildings and additions. Additions should be defined in location, form, height, bulk and the effect they have on existing fabric. New buildings and features might be detrimental to the place and its setting and should also be defined in terms of their location, form, height, bulk and their effect on views to and from the place. New elements at the place such as free-standing structures, temporary structures, outdoor furniture, roads and car parks, and external lighting need to be addressed.

7.1.9 Conservation Procedures at the Place

As the place is of high cultural significance, procedures for managing change and activities should be managed by recognized conservation methodologies such as the *Australia ICOMOS Burra Charter*.

7.1.10 Adoption and Review of Conservation Guidelines

The conservation guidelines should contain recommendations about the adoption of the guidelines. Because the place will change over time, the conservation guidelines should be reviewed periodically to ensure they continue to address the significance of the place and the constraints and opportunities of the place.

7.1.11 Asset management

Hadley Park, its landscape and buildings should be managed as a single asset. The property currently defined by the Heritage curtilage should not be further subdivided. Uses need to be found for the property that enable the property to remain viable and to provide for the protection and maintenance of the heritage fabric and landscape. This is a rare property with original buildings of a high quality in a relatively intact condition in which the original design intent and uses are still legible. It is of State significance.

The significant fabric should be conserved in accordance with the policies set out in this Conservation Management Plan. The high significance of the house has led to the development of policies that favour removal of intrusive fabric where practical and that aim to locate any new intrusive elements within existing intrusive elements of the property. Given a typical contemporary residential scenario is not possible without detrimental impact on the property's significance, the most desirable option for the property would be an educational one with public access and public interpretative information. If this is not a viable option other uses for the items of significant heritage fabric should be found that retain, maintain and support the structures of heritage significant fabric.

Whilst the property remains empty and unused it is at increased risk. Management of the vegetation and the buildings should be conducted on a regular basis to reduce the risk of fire and damage from falling limbs. A system of regular inspection for the purposes of maintaining the site's security should be undertaken.

7.1.12 Conservation of significant fabric

Background

One of the key objectives of contemporary conservation practice is that the significant original fabric of the building or place is to be retained and conserved in order to preserve the essential integrity of the heritage resource for future generations. While any conservation activity will affect the building in some way, the aim, consistent with responsible re-use or management aims, is to minimise the work and changes necessary. In this way the authenticity of the item will be retained within a process of evolutionary changes and good maintenance practice.

Article 3 of *The Burra Charter* indicates that conservation is based on a respect for the existing fabric of a place and the least possible physical intervention in order not to distort the evidence provided by the fabric. Article 4 of *The Burra Charter* requires appropriate knowledge, skill and disciplines are applied to the care of the place. Much of the building fabric of the house and the weatherboard cottage, both internally and externally, is of exceptional significance and is to be treated with great care.

The exceptional and highly significant fabric is to be conserved in accordance with recognised conservation principles and procedures included in the Australia ICOMOS *Burra Charter* 2013; where conservation includes all of the processes in looking after a place such as maintenance, preservation and interpretation, including restoration and reconstruction where appropriate.

Guidelines

Under current legislation any proposed development including alterations and additions on the site including repairs and maintenance, may require one or more consents and approvals.

The significant form, fabric and spaces that comprise the architectural character of the house and weatherboard cottage, setting and archaeological resources are to be retained and conserved.

Considering the relative significance of the building elements listed in Section 5, the following policy for treatment of the fabric is considered appropriate:

- The conservation, adaptation and maintenance of the house, cottage and outbuildings are to be approached with the general Burra Charter principle of changing as much as necessary but as little as possible.
- Structural alteration to the building components which impact on the integrity or significance of the house, cottage or outbuildings is not to occur.
- Adaptation of the building's interior is to ensure that the original fabric or significant architectural and spatial features are retained and interpreted.
- The detailed requirements of any ongoing or new uses is not to generate unacceptable impacts or changes to the existing fabric, and is to respect and work within the existing architectural framework.

- Introduced fabric rated of little or intrusive significance can be replaced if necessary, to support the function of the built elements of heritage fabric.

7.1.13 Conservation of significant spaces

Background

The significance of Hadley Park and its setting is in large part the intact nature of the house and weatherboard cottage both externally and internally and their relationship to the landscape. The original built form and detailing of the house is largely intact. The spatial qualities of the built form of the house and weatherboard cottage are of exceptional significance and despite some changes to the fabric of these buildings the original intent and uses are still easily legible.

Guidelines

The existing plan form and internal rooms of the house and cottage should be retained.

No further internal subdivision of internal room spaces is appropriate.

8.0 Conservation Policies and Guidelines

8.1 Definitions

The terms place, cultural significance, fabric, conservation, maintenance, preservation, restoration, adaptation and compatible use used in this text are defined in the Australia ICOMOS *Burra Charter* 2013.

Place means a geographically defined area. It may include elements, objects, spaces and views. Place may have tangible and intangible dimensions.

Cultural significance means aesthetic, historic, scientific, social or spiritual value for past, present or future generations. Cultural significance is embodied in the place itself, its fabric, setting, use, associations, meanings, records, related places and related objects. Places may have a range of values for different individuals or groups.

Fabric means all the physical material of the place including elements, fixtures, contents and objects.

Conservation means all the processes of looking after a place so as to retain its cultural significance.

Maintenance means the continuous protective care of a place, and its setting. Maintenance is to be distinguished from repair which involves restoration or reconstruction.

Preservation means maintaining a place in its existing state and retarding deterioration.

Restoration means returning a place to a known earlier state by removing accretions or by reassembling existing elements without the introduction of new material.

Adaptation means changing a place to suit the existing use or a proposed use.

Compatible use means a use which respects the cultural significance of a place. Such a use involves no, or minimal, impact on cultural significance.

8.1.1 Definition of the Place

Hadley Park is located at 14-278 Old Castlereagh Road, formerly RMB 113 Old Castlereagh Rd, Castlereagh. The farm complex is situated on 38 hectares and is bordered by the Nepean River to the west and the operational lands of the Penrith Lakes Development Corporation to the north, east and south. Refer to Figure 1 for a location map.

8.1.2 Definition of Significant Fabric

The significant fabric of the place is defined as:

- Hadley Park House
- Weatherboard Cottage
- Well (underground) and Water Pump
- Former Stables (or storage shed) Outbuilding
- Water Tank and Stand

- Former Cream Shed
- Dairy and Milk Storage Shed
- Dairy Head Stalls, Feed Storage Shed, and Storage Shed
- Hay Shed
- Moveable heritage items.

8.2 Policies

This section provides conservation policies to assist the property owner to manage Hadley Park's diverse values and historic fabric. A conservation policy explains the principles to be followed to retain a place's heritage significance and how that significance can be enhanced when undertaking conservation and maintenance works or proposing change to the place.

The following table cross references the various policies by subject matter to assist in following the various policy areas.

8.2.1 Table of Conservation Policies

<i>Item</i>	<i>Policies</i>
<i>Approvals and Permits</i>	2, 40, 50, 70, 74, 84
<i>Archaeology</i>	79, 80, 81, 82, 83, 84, 85, 86
<i>CMP</i>	7, 12, 97
<i>Compliance</i>	1, 3, 5, 6, 80, 81, 84, 85, 86
<i>Conservation</i>	3, 4, 5, 6, 9, 10, 37, 39, 41, 79, 80, 81, 82, 83, 84, 87
<i>Curtilage and Setting</i>	21, 22, 23, 24, 25, 30, 31, 32, 33, 34, 35
<i>Entry Points</i>	66
<i>Fencing and Security</i>	27, 28, 29
<i>Fire Protection</i>	68, 69, 78
<i>Homestead exterior</i>	36, 37, 38, 39, 40, 41, 42, 43, 44, 46, 47, 51, 52, 53, 56, 57, 58, 96
<i>Homestead interior</i>	36, 37, 38, 39, 40, 42, 43, 45, 46, 47, 48, 49, 54, 55,
<i>Interpretation</i>	92, 93, 94, 95
<i>Landscape</i>	13, 14, 15, 16, 17, 18, 19, 20, 22, 32, 33, 34, 35
<i>Lighting</i>	95
<i>Maintenance Works</i>	3, 6, 8, 9, 11, 36
<i>Moveable Heritage</i>	62, 63, 64, 65,
<i>New Uses/managing uses</i>	43, 56, 71, 72, 73, 75, 76, 77, 88, 89, 90, 91
<i>Painting</i>	48, 58

<i>Personnel Requirements</i>	7, 9, 10
<i>Pest Control</i>	18, 19
<i>Roads and Paths</i>	66
<i>Roof</i>	44, 52,
<i>Services</i>	67
<i>Signs</i>	94
<i>Views and vistas</i>	14, 16, 26, 32
<i>Waterproofing</i>	49

8.2.2 Compliance with Statutory Controls and Guidelines

The management and maintenance of Hadley Park must be undertaken to comply with applicable legislation, plans and policies, including those noted in Section 6.⁸²

Policy 1. All works to the place must comply with relevant codes and legislation.

Policy 2. Approvals and permits are required to undertake most works at Hadley Park.

Standard exemptions apply to the site for basic repair and maintenance. Site specific exemptions also apply for some works however agreement the Heritage Council is required prior to undertaking those works. The policies set out in this CMP are not subject to standard exemption 6 unless a site-specific exemption for the particular policy has been granted by the Heritage Council.

The Integrated Development Application process is recommended for approvals required under both the Local Government and the Heritage Acts. Approvals must be obtained prior to undertaking works, through Penrith City Council, the Heritage Council and various State government authorities that may have jurisdiction over the site.

Policy 3. Hadley Park must, as a basic requirement, be maintained and conserved to meet the minimum standards of maintenance and repair under Section 118 of the NSW Heritage Act in relation to protection from weathering, damage or destruction by fire and security threats.

Policy 4. Hadley Park should be maintained and conserved to a high level, as outlined and required in this CMP, to ensure that its heritage values are retained and not compromised. This CMP should be adopted by the owner as the key management tool for the site.

Policy 5. Any strategies or solutions to ensure that components of Hadley Park comply with the National Construction Code should be based on the cultural significance of the place. Where necessary, alternative solutions and performance-based outcomes should be pursued to ensure the intent of the code is met without adversely impacting on significant fabric. Should conflicts arise between compliance and cultural significance Heritage NSW is able to provide advice and assistance in seeking appropriate compliance solutions through its Fire and Services Advisory Panel.

Policy 6. Works should be carried out in accordance with the principles set out in the Australia ICOMOS Burra Charter, such as repairing significant fabric in-situ and only replacing significant fabric when it cannot be suitably repaired.

⁸² Refer to 10.8 Glossary for definitions of 'Conservation', 'Maintenance', 'Repair', and 'Works'

Policy 7. Staff and contractors working at Hadley Park should understand the overall significance of the place, what the significant fabric is, and how this should be conserved and maintained to retain the place's heritage significance. A copy of this CMP (and updated versions) should be kept at the property for reference at all times and be referred to when planning and undertaking works.

Policy 8. It is recommended that an easy to refer to guide is prepared for persons doing maintenance and conservation works to the place, to guide them on where professional advice may be sought.

Policy 9. 'Maintenance' works, being the continuous protective care of the fabric and setting of a place (as distinguished from 'Repair') at Hadley Park, should be undertaken by persons having an awareness and understanding of the heritage significance of the place.

Policy 10. Conservation works at Hadley Park should be undertaken by suitably qualified persons to ensure long-term conservation of the place's heritage fabric and overall values.

Policy 11. The Remedial Works Schedule and Maintenance Schedule by JPA&D Australia dated 2020 are to be complied with.

Policy 12. This Conservation Management Plan should be endorsed by the Heritage Council and made publicly accessible. It should be updated within 10 years or if a major change is proposed that is not addressed within the existing policies of the CMP to remain relevant to ongoing change and use of the property, and various statutory controls and guidelines.

8.2.3 Conserving the Natural Environment

The following policies are aimed at conserving the natural environment at Hadley Park.

Policy 13. The remaining historic natural landforms and significant areas of natural environment of Hadley Park should be conserved to ensure that the overall significance of the place is maintained.

Policy 14. The topographical setting of the house sitting on a slight rise within the Castlereagh Valley, between the river and the town, should be conserved and not obscured in any future works and landscaping. The areas to the east and southeast should remain clear of high plantings.

Policy 15. The remains of the former Cranebrook Creek tributary to the west of the building group should be conserved as a natural feature. Conservation should include the removal and control of noxious weeds.

Policy 16. Significant remnant native vegetation at Hadley Park should as an overall principle be retained and conserved. However, there needs to be careful consideration of the place's heritage significance in managing the landscape including the placement of trees and the identified views and vistas of the place. In doing so, selective removal and thinning of vegetation may be necessary to reinstate the established heritage values of the place and to carefully define natural and modified landscapes.

Policy 17. Priority should be given to the conservation and maintenance of endangered ecological communities. Ecological communities should be maintained to discourage weeds and to encourage natural regeneration once threats, such as weeds, grazing and mowing/slashing, are controlled.

Policy 18. Noxious weeds throughout Hadley Park should be removed to comply with control measures in the Noxious Weeds Act and with guidance from the local council, with priority given to areas of good condition remnant native vegetation.

Policy 19. Invasive weeds should be replaced with appropriate native species or relevant cultural plantings in consultation with a heritage landscape specialist.

8.2.4 Managing the Cultural Landscape

The following policies are to conserve Hadley Park's cultural landscape, specifically those elements that contribute to its heritage significance. Past changes to the landscape that are not of heritage significance or that are intrusive, should be considered for removal or future change.

Character and Integrity

Policy 20. Overall, the character of Hadley Park should be retained as a rural agricultural and vernacular environment.

Setting

The heritage curtilage defined in this CMP should be retained as the minimum area required to conserve the heritage significance of Hadley Park. Further subdivision of the heritage curtilage should not occur.

Policy 21. The overall functional and unpretentious character of Hadley Park should be conserved. The prevailing element that has given shape to the physical form of the place has been the economic benefit of the land and the ongoing needs of a working farm should be conserved even if the place is not used as a farm.

Policy 22. The overall open landscape character associated with the agricultural use should be conserved. The immediate landscape and garden surrounding the house has high significance as an evolved landscape. The simple functional layout and design of the garden and landscape surrounding the house for shelter (windbreaks) and sustenance (fruit trees, vegetable garden area), and the use of ornamentals for hedging closer to the house, should be conserved. The lowlands plain is exposed to harsh winds from the west and for this reason the farm established lines of trees (Kurrajongs and Peppercorn trees) parallel to the building group. Effective windbreaks should be maintained to protect the buildings.

Policy 23. The extent of the front garden as evidenced in photography from c. 1900 should be reinstated including fences and gates.

Policy 24. The open space to the front (east) of the building group (house paddock/fields) should be conserved as open space and ideally used for agricultural or pastoral purposes.

Policy 25. Reinststate or interpret the earlier route to the former creek tributary crossing and identify opportunities to link to the farm and river. Consider replacing the recent creek tributary crossing with a traditional timber bridge structure in its former location (subject to archaeological assessment of the former location).

Views and vistas

Policy 26. The physical setting of Hadley Park includes the relationship of the setting of Castlereagh on the Cranebrook Terrace, with views back to the farms along the river and views to and from prominent landmarks in the local area. Existing views and vistas outlined in Section 4.6 should be conserved and maintained.

Fencing

Policy 27. The front gate as evidenced in photography from c. 1900 (see Figure 6) should be reinstated in consultation with a suitably qualified and experienced heritage architect to enhance interpretation of the original layout and for security and privacy.

Policy 28. Conserve evidence of early property boundary alignments and fences and interpret other alignments where fences no longer exist.

Policy 29. Reconstruct early fences for interpretation of the original layout, in particular fencing along the 1803 land grant boundaries, where appropriate, feasible and compatible with new use. New fences should be of a traditional rural post and wire fence construction.

Cultural Plantings

Policy 30. The significant historic plantings at Hadley Park should be retained and conserved.

Policy 31. Plantings of moderate significance throughout Hadley Park should generally be maintained and conserved.

Policy 32. Where plantings of moderate significance impact on views and vistas they may be considered for selective removal to recover other heritage values.

Policy 33. Plantings of little significance or that are neutral may be removed and replanted with appropriate species.

Policy 34. Intrusive plantings throughout Hadley Park should be removed to improve the integrity of the grounds.

Policy 35. The propagation of historic plant material on the site and appropriate replanting is an important means of ensuring the ongoing representation of the earlier species and stock. Ensure propagation of seedlings from original plant species, or self-seeded stock from former plantings, where possible. Conserve historic plantings by propagating and replacing with the same species and in a similar location wherever possible, in consultation with a heritage landscape architect.

8.2.5 Managing the Built Landscape

The following policies are aimed at managing components of the built environment at Hadley Park, including the house and buildings.

House

Policy 36. Further structural stabilisation works are proposed to retard the deterioration of the fabric and to structurally stabilise the buildings such that the threat of collapse is minimised. These are detailed in the Maintenance Schedule (JPA&D 2019/2020). Heritage NSW and Penrith City Council should be consulted in regard to maintenance and repairs on this property.

Policy 37. All significant fabric including the exterior built form, remaining original room configurations and remaining original fabric of Hadley Park house should be retained and conserved. Refer to Section 5.5. - 5.7. The original internal layout and internal spaces should be conserved. No subdivision or alterations to the original internal spaces should be allowed.

Policy 38. Alterations and additions within the buildings of Hadley Park should be limited to rooms or components of little significance, or that are intrusive. Any proposed changes within

these buildings or to the exterior façade should be assessed by a suitably qualified heritage architect.

Policy 39. Elements of exceptional and high significance should be retained and conserved. Changes in these areas should not impact on significant fabric or original room configurations. Where known forms of original rooms are recoverable, changes may be made to recover that form.

Policy 40. Removal of any fabric must be preceded by photographic archival recording in accordance with Heritage NSW guidelines “Determining Applications for Work to Heritage Items” and “Photographic Recording of Heritage Items Using Film or Digital Capture.”

Policy 41. The rare brick nog construction clad externally in brickwork should be conserved as a matter of the highest priority. Generally, allow physical intervention only in circumstances where it will support retention of significance.

Policy 42. The pre-1820 colonial detailing including shuttered windows, solid panelled doors, and verandah should be conserved.

Policy 43. The historical pattern of segregating the various functions in separate structures (kitchen, stores, washrooms, privies) should be continued in future uses. Apart from the introduction of minor services to provide for a low-key use for the house, no adaptation or additions to the house should occur.

Policy 44. The external building envelope, symmetrical design and original jerkin head roof form should be conserved.

Policy 45. The early internal finishes including limewash wall finish, lath and plaster ceilings, timber boards, ceilings and sandstock brick floor should be conserved.

Policy 46. The early external and internal joinery including multi paned sash windows, stair to the upper floor and timber skirtings should be conserved.

Policy 47. The later upper floor window above the entry door and that below the chimney should be replaced to match the original multi-pane sashed window on the ground floor.

Policy 48. The original plaster finishes including limewash and lath and plaster, should be conserved and examples of later linings such as post-war and later wallpapers, and timber battened ceilings should be retained as evidence of continuity of use where feasible and not in conflict with the conservation of original fabric of greater significance.

Policy 49. Remove concrete slabs and skirtings, reconstruct timber floors, and repair and reconstruct brickwork and plaster finishes.

Weatherboard Cottage

Policy 50. Removal of any fabric must be preceded by photographic archival recording in accordance with the Heritage NSW guidelines “Determining Applications for Work to Heritage Items” and “Photographic Recording of Heritage Items Using Film or Digital Capture.”

Policy 51. The rare early construction and fabric including split and adzed timbers, feather-edged weatherboard walling, and external brick chimney should be preserved where this is feasible.

Policy 52. The external building envelope and original hipped roof form should be conserved.

Policy 53. The simplicity of construction and minimal fenestration of glassless windows fitted with shutters should be conserved.

Policy 54. The original internal layout of two rooms, with an external brick fireplace, and the internal spaces should be conserved. No subdivision or alterations to internal spaces should be allowed.

Policy 55. The early internal linings including limewash finish, internal timber dividing wall, Hessian ceiling and sandstock brick floor should be conserved.

Outbuildings, Farm Sheds and other Structures

Policy 56. The original vertical timber slab construction and fabric of the former stables and western outbuildings should be conserved. Generally, allow physical intervention only in circumstances where it will support retention of significance. The addition on the east of the former stables outbuilding may be adapted in consultation with a heritage architect.

Policy 57. The early water storage and water supply structures to the rear of the house including water tank, well and septic tank should be conserved.

Policy 58. The dairy and milk storage shed and the dairy feed and storage shed, as evidence of dairying at Hadley Park, should be conserved for interpretation of aspects of the subsequent evolution of the place within the context of the history of Castlereagh.

Movable Heritage

Policy 59. Items on the inventory that have been assessed as of very poor quality and a significance of 4 may be disposed of.

Policy 60. Items other than those above should be stored in accordance with the handling and storage recommendations in the inventory table.

Policy 61. Once a use for the site has been determined, further assessment of the stored moveable heritage items should be undertaken to ascertain which items can aid interpretation of the site given its proposed use. A Conservation Management Plan specific to the items to be retained should then be undertaken by an experienced heritage objects conservator.

Policy 62. Items not considered for inclusion in the interpretation of the property given its future use should be offered to institutions such as the Museum of Applied Arts and Sciences in Sydney or Sydney Living Museums before disposal.

Policy 63. Further identification and assessment of movable items relating to the property may be stored in other locations and once a future use for the site has been determined other organisations and individuals known to hold movable items (e.g. former tenant and family descendant Jacqueline Flower, and extended family members such as Elsa and Margaret Turner) should be consulted if the future use of the site can accommodate or benefit from additional items.

Policy 64. Building materials among the moveable items should be retained and investigated to determine whether they were ever used in the house, weatherboard cottage or significant outbuildings or fences.

Policy 65. Significant movable property should be conserved and returned to the house and managed as an integral part of the fabric of the house to present the sequence of changes associated with continuity of use.

Access and Driveways

Policy 66. The surviving portion of the early entry road into Hadley Park within the heritage curtilage has been conserved and connected to the new access road. The surviving portion of the road is to be preserved. The traditional approach experience into Hadley Park from the east should be conserved for appreciation of the farm complex as it was originally intended.

Services and Infrastructure

Policy 67. Any proposed new services or infrastructure or upgrading of existing services or infrastructure should be assessed by a suitably qualified heritage architect, so as not to adversely impact on the heritage significance of Hadley Park. This includes the installation of cabling conduits and the like.

Fire Protection

Policy 68. Considering the significance of the place established in this report it is essential that Hadley Park is protected against the incidence of fire. Rapid response smoke detectors should be installed in the house, weatherboard cottage and all outbuildings and linked directly to the local fire brigade who must be made aware of the highly significant heritage nature of the buildings and the place. Commission the services of suitably qualified fire consultant to set up a fire protection scheme and review it annually.

Policy 69. The installation of heat detectors throughout Hadley Park is also encouraged as is a base-to-base security system. To this end, seek advice from a suitably qualified consultant and prepare drawings and details showing the position of security and smoke/heat detector equipment for approval by a suitably qualified Heritage Architect pursuant to a Development Application lodgement to the relevant authority. Submit a Statement of Heritage Impact as part of the DA lodgement.

Policy 70. Any alteration proposed for fire protection at Hadley Park is subject to undertaking a formal Statement of Heritage Impact in accordance with Heritage NSW guidelines. Any future modifications are to be carried out strictly in accordance with the conservation policies contained in this Plan. Any works are to be presided over by a suitably qualified heritage architect who should regularly report back to the relevant authority all works to fabric identified in this CMP as being of moderate, high or exceptional significance.

New Buildings or Development

Policy 71. New buildings or structures should be avoided if at all possible.

Policy 72. If new buildings and structures are necessary at Hadley Park to facilitate new or existing uses, consideration should first be given to the adaptive reuse of existing elements. New buildings or structures should be located well away from the significant heritage fabric and of an appropriate scale and footprint. This does not preclude new buildings or elements being added to the site but ensures that the existing building stock is well-used prior to additional buildings being constructed.

Policy 73. A key to the consideration of any new elements on the estate is their location and siting. It is important that new elements are not considered in isolation or without the context of a masterplan for the site. A masterplan process allows broad consideration of potential impacts across the site and can guide decision making to achieve appropriate and best fit and location for any new elements.

Policy 74. Any new buildings and structures require approval under the Heritage Act and Environmental Planning and Assessment Act. Construction of future buildings within any part of Hadley Park also needs to satisfy construction requirements of 'Australian Standard AS3959 - Construction of buildings in bushfire-prone areas' as well as the ABCB Standard for Construction of Buildings in Flood Hazard Areas.'

Policy 75. Considerations in planning for new buildings or structures, apart from the design and siting of the building itself, are the impacts of servicing and access requirements, storage, garbage, roads and parking and changes required to the landform or setting to accommodate the building. They should be designed in an environmentally responsible way that minimises impact on the natural environment. Where new buildings are proposed they should be planned to remove potential impacts from existing significant buildings by locating service areas, for example, in the new structures rather than existing heritage buildings.

Policy 76. Proposals for new buildings should be assessed by a suitably qualified heritage architect and other appropriate consultants.

Policy 77. If disabled access is required at Hadley Park, an evaluation of the heritage impact should be undertaken and heritage sensitive alternatives should be considered.

8.2.6 Bushfire Management

Policy 78. Hadley Park is in a designated bush fire prone area. Fire hazard reduction works should be undertaken at Hadley Park annually to comply with the Rural Fires and Environmental Assessment Legislation Amendment Act 2002. A specialist consultant should be engaged to develop a Bushfire Management Plan for the whole site.

8.2.7 Managing the Archaeological Resources and Aboriginal Heritage

The following policies are aimed at managing the historical and Aboriginal archaeological resource and Aboriginal cultural heritage at Hadley Park.

If proposing to undertake works at Hadley Park, which involve excavation or that may impact upon surface artefact sites, the following process is recommended to assess the archaeological impact of the works:

Policy 79. Care should be taken when working around early site features as there always remains the possibility of archaeology remaining in situ. It should be noted that whilst the upper layer of ground surface is likely to have been disturbed by agricultural activities, there is a real possibility that archaeological material may be present in deeper layers particularly due to historic behaviour and course changes of the rivers and creeks in the area.

Policy 80. Under Section 86 of the National Parks and Wildlife Act it is illegal to destroy, deface or damage an Aboriginal object or place in New South Wales. Activities which might have an impact on Aboriginal objects, sites or places usually require approval of the Director General of the Department of Planning, Industry and Environment (DPIE). All requirements of the National Parks and Wildlife Act must be complied with.

Policy 81. Under Section 146 of the Heritage Act, a person must not disturb or excavate any land knowing or having reasonable cause to suspect that the disturbance or excavation will or is likely to result in a relic being discovered, exposed, moved, damaged or destroyed unless carried out in accordance with an excavation permit. Should a relic be discovered or located, regardless of whether an excavation permit has been issued, the Heritage Council must be informed. Known or potential historical or Aboriginal archaeological sites should be avoided when undertaking works.

Policy 82. If there is a likelihood that historical relics will be disturbed, a suitably qualified and experienced historical archaeologist should be consulted to assess the potential impact and requirement for approvals or exemptions under the Heritage Act. If the existence of relics can be established by visibility or historical documents or findings in an archaeological assessment an approval under the Heritage Act will be required if works impact them.

Policy 83. If works are unlikely to disturb any areas of historical archaeological potential, then notification is not required to the Heritage Council; however, should any historical relics be discovered during works in areas unlikely to contain relics, work must cease and archaeologists at Heritage NSW must be notified, and/or the services of a suitably qualified historical archaeologist to assess the nature and significance of the relics. An exemption or permit may be required under Section 60 of the Heritage Act.

Policy 84. If Aboriginal archaeological sites or objects are discovered, works must cease and the National Parks and Wildlife Service must be informed under Section 91 of the Act.

Policy 85. The property owner must ensure that all staff and contractors working at the property understand what known or potential Aboriginal and historical archaeological objects, remains and places are on the site, what the process is when undertaking works that may impact upon known or potential archaeological remains, and what to do when Aboriginal and historical archaeological objects, remains and places are discovered during works.

Policy 86. Always consider alternative locations for ground disturbance if it may adversely impact on significant archaeological remains.

8.2.8 Managing Use

The following policies are aimed at managing the property's existing uses, whilst considering potential future uses.

Policy 87. Current and future uses should not adversely impact the heritage significance of Hadley Park. Only uses that have no, minimal or acceptable impacts on heritage values should be permitted on the property. Possible compatible uses have been outlined in Section 6.5. Any future use should have a level of public accessibility.

Policy 88. A key component of the future viability of the property is the selection of uses that can sustain the place, culturally, in terms of its heritage value, and financially. Proposals for new uses should be assessed by a suitably qualified heritage architect to determine the impacts on the place's overall heritage significance and significant fabric as an initial part of any proposal.

Policy 89. When considering new uses, it is important to assess the range of uses that may be proposed, the intensity of use, the scale of any use, the ability of the landscape and property to accommodate the use in physical terms and the ability of the site to recover from some uses. Planning issues that may relate to some of the uses, the infrastructure that may be required for a use and whether it is temporary or permanent, also need to be assessed.

Policy 90. Any proposal for a new use on the property must be accompanied by a detailed outline and assessment of the use and a detailed heritage impact assessment.

8.2.9 Interpretation

There are opportunities to interpret the diverse values of Hadley Park to the public through planned interpretation.

Policy 91. The interpretation of Hadley Park should be undertaken in conjunction with the use or uses that are developed for the site where specific aspects of the property can be explored.

Policy 92. The history and construction techniques at Hadley Park should be interpreted. The links with Nepean Park should be interpreted through the historic themes of working the land.

Policy 93. There are numerous ways in which interpretation can take place. Hadley Park is a large and complex site. Signage should be designed as a comprehensive package that is not intrusive and is not positioned in such a way as to block views of significant fabric or views and vistas of the surrounding landscape.

Policy 94. Any proposals for lighting around the site, in relation to new uses or general lighting for current activities, should be designed to minimise any visual impacts on the landscape from the provision of the light fittings or standards and from the potential impact of the lighting at night. Lighting should be discrete, provided for safety and ease of movement around the site, such as on stairs and pathways and should not light external areas with broad lighting systems. Generally, at night light sources should not be visible within the landscape, should be designed to light ground surfaces rather than landscape elements and the buildings should be seen with their internal and verandah lighting within a darkened general setting.

8.2.10 Further Research

The following policies are in relation to opportunities for further research.

Policy 95. Investigations should be undertaken into the weatherboard cottage, located north of the house, to understand more about its use and potential construction date. No building materials or any potential historic remains should be removed from the site, to aid future investigations.

Policy 96. Conservation, storage and disposal requirements detailed in the Movable Heritage Report and inventory should be undertaken. Once this work is completed further work should be undertaken to date the moveable items and relate them to periods of use on the site. Depending on the future use of the site moveable heritage items should be incorporated into the conserved structures if practicable.

Policy 97. Archival records that relate to Hadley Park should be securely stored and maintained on the property, including a copy of this and future conservation management plans. The records should include a schedule of maintenance and conservation works undertaken each year, along with any investigation or further research, to assist in updating the CMP in the future.

9.0 Implementing the Plan

9.1 Further Remedial Works

Following remedial works undertaken prior to 2019 (see Section 4.4, Past Remedial Works) the previous documentation by Hughes Truman was reviewed and revised by Mark Du Cros of Du Cros Design in June 2019. The works were documented and should be undertaken as a matter of urgency. The proposed works are identified in the Remedial Works Schedule dated 2020.

9.2 Recommended Studies and Ongoing Advice

The management of the place should be informed by an ongoing program of research and maintenance. DPIE should continue a program of assessment and specialist advice to address the conservation needs of aspects not covered by this CMP. These include (but are not limited to) the following:

- Suitable tree replanting guide.
- Ongoing operational plans including but not limited to: weed management plan, pest management plan, bushfire management plan, flood management plan.
- Schedules of Works for the recommended essential works outlined in the Remedial Works Schedule.
- Routine Inspection Schedules and Maintenance Program for the buildings and grounds, garden including specifications for all relevant areas in consultation with suitable heritage specialist. Key areas to be included are: water ingress, termite management, site drainage, grounds and garden maintenance, and security.
- An immediate response system for undertaking emergency corrective maintenance—that is, work that provides temporary support, shelter or security after accidental damage, detailing responsibility for implementation of urgent repairs.
- A Movable Property Conservation Management Plan.
- An Interpretation Plan for Hadley Park which addresses the practical needs and opportunities associated with the implementation of any future use.
- Ongoing conservation advice to inform the detailed design of the parklands/lakes, reconstruction of the landform, and new development within the heritage curtilage for implementation of any future use.

10.0 References

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10.8 Glossary

Term	Definition	Source
Adaptation	Adaptation means modifying a place to suit the existing use or a proposed use	Australia ICOMOS 1999
Associations	Associations mean the special connections that exist between people and a place	Australia ICOMOS 1999
Australia ICOMOS	The national committee of the International Council on Monuments and Sites	Heritage Office and Department of Urban Affairs & Planning 1996
Burra Charter	Charter adopted by Australia ICOMOS, which establishes the nationally accepted principles for the conservation of places of cultural significance	Heritage Office and Department of Urban Affairs & Planning 1996
Conservation	Conservation means all the processes of looking after a place so as to retain its cultural significance. Conservation is based on a respect for the existing fabric, use, associations and meanings. It requires a cautious approach of changing as much as necessary but as little as possible.	Australia ICOMOS 1999
Conservation Management Plan	A document explaining the significance of a heritage item, including a heritage conservation area, and proposing policies to retain that significance; it can include guidelines for additional development or maintenance of the place	Heritage Office and Department of Urban Affairs & Planning 1996
Conservation policy	A proposal to conserve a heritage item arising out of the opportunities and constraints presented by the statement of heritage significance and other considerations	Heritage Office and Department of Urban Affairs & Planning 1996
Cultural significance	Cultural significance means aesthetic, historic, scientific, social or spiritual value for past, present and future generations. It is embodied in the place	Australia ICOMOS 1999

	itself, its fabric, setting, use, associations, meanings, records, and related places and objects. Places may have a range of values for different individuals or groups.	
Curtilage	The geographical area that provides the physical context for an item, and which contributes to its heritage significance; land title boundaries do not necessarily coincide	Heritage Office and Department of Urban Affairs & Planning 1996
Fabric	Fabric means all the physical material of the place including components, fixtures, contents and objects.	Australia ICOMOS 1999
Heritage item	A landscape, place, building, structure, relic or other work of heritage significance	Heritage Office and Department of Urban Affairs & Planning 1996
Heritage value	Often used interchangeably with the term 'heritage significance'; there are four nature of significance values used in heritage assessments (historical, aesthetic, social and technical/research) and two comparative significance values (representative and rarity)	Heritage Office and Department of Urban Affairs & Planning 1996
Integrity	A heritage item is said to have integrity if its assessment and statement of significance is supported by sound research and analysis, and its fabric and curtilage and still largely intact	Heritage Office and Department of Urban Affairs & Planning 1996
Interim Heritage Order (IHO)	An order made under the Heritage Act by the Minister for Planning on the recommendation of the Heritage Council of NSW; the purpose is to provide a "breathing space" of no more than 12 months during which a full heritage assessment can be completed; temporary in nature, the majority of IHOs are made in response to community representations or concerns raised by local government	Heritage Office 2007, Interim Heritage Orders, < http://www.heritage.nsw.gov.au/07_subnav_22.htm >.
Interpretation	Interpretation means all the ways of presenting the cultural significance of a place. This may be a combination of the treatment of fabric, the use of and activities of the place, the use of introduced explanatory materials, and many other interpretive methods.	Australia ICOMOS 1999
Maintenance	Maintenance means the continuous protective care of the fabric and setting of a place, and is to be distinguished from repair	Australia ICOMOS 1999

Permanent Conservation Order	An order made under the Heritage Act to protect a significant heritage item in NSW; the order remains in place indefinitely unless revoked; PCOs were repealed in 1999 and replaced by Interim Heritage Orders	Heritage Office and Department of Urban Affairs & Planning 1996
Place	Place means site, area, land, landscape, building or other work, group of buildings or other works, and may include components, contents, spaces and views.	Australia ICOMOS 1999
Reconstruction	Reconstruction means returning a place to a known earlier state and is distinguished from restoration by the introduction of new material into the fabric	Australia ICOMOS 1999
Repair	Repair involves restoration or reconstruction	Australia ICOMOS 1999
Restoration	Restoration means returning the existing fabric of a place to a known earlier state by removing accretions or by reassembling existing components without the introduction of new material	Australia ICOMOS 1999
Setting	Setting means the area around a place, which may include the visual catchment	Australia ICOMOS 1999
Use	Use means the function of a place, as well as the activities and practices that may occur at the place	Australia ICOMOS 1999

11.0 Appendices

Appendix A – Hadley Park Site Survey

Appendix B – Moveable Heritage Report and Inventory

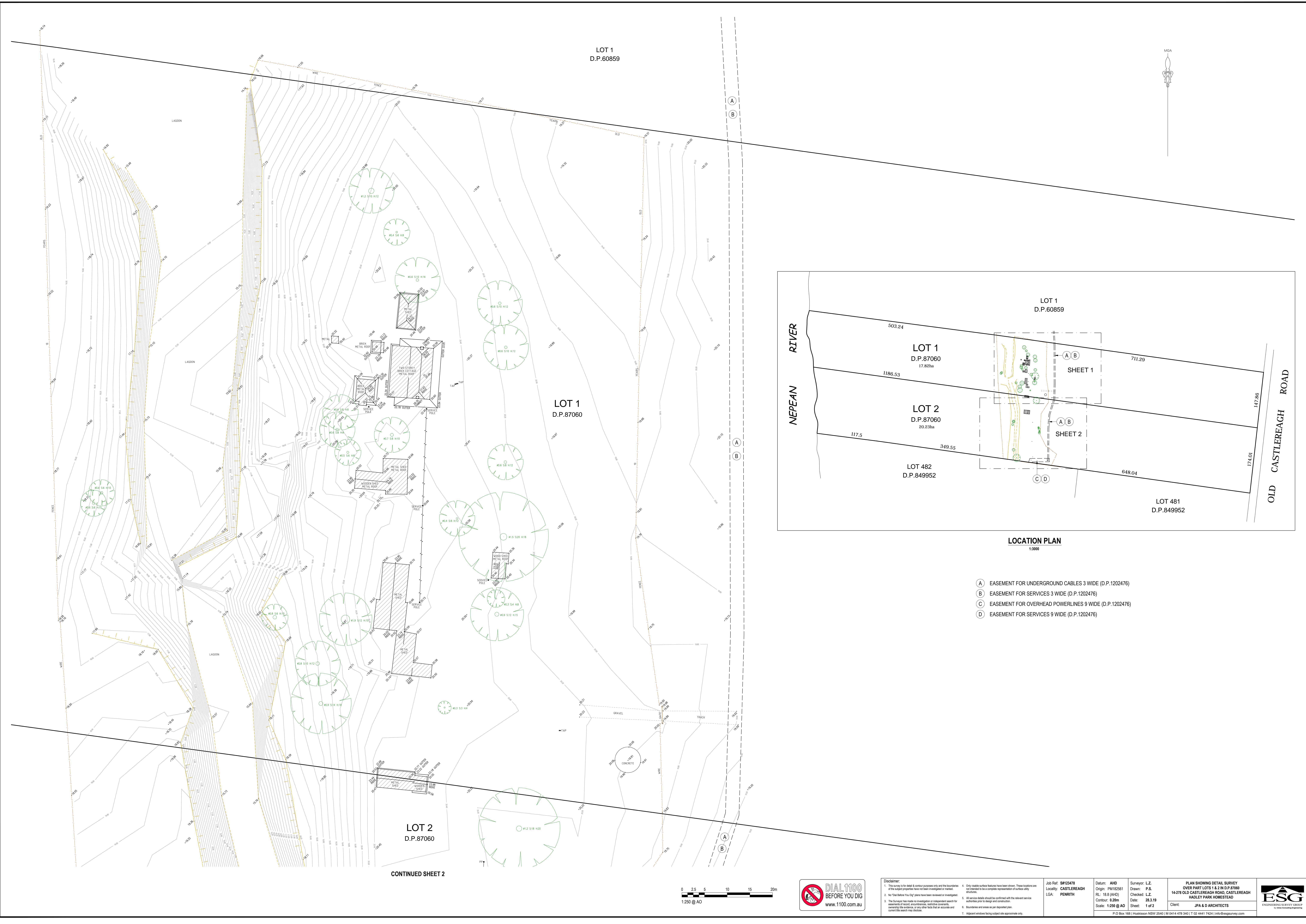
Appendix C – Tree Identification Plan

Appendix D – Section 170 Listing

Appendix E – The Burra Charter

Appendix F – Minimum Standards of Maintenance

Appendix A – Hadley Park Site Survey



- (A) EASEMENT FOR UNDERGROUND CABLES 3 WIDE (D.P.1202476)
- (B) EASEMENT FOR SERVICES 3 WIDE (D.P.1202476)
- (C) EASEMENT FOR OVERHEAD POWERLINES 9 WIDE (D.P.1202476)
- (D) EASEMENT FOR SERVICES 9 WIDE (D.P.1202476)



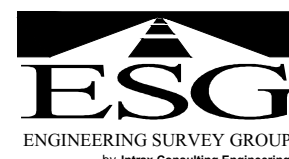
Disclaimer:
1. This survey is for detail & contour purposes only and the boundaries of the subject properties have not been investigated or marked.
2. No 'Clear Before You Dig' plans have been reviewed or investigated.
3. The Surveyor has made no investigation or independent search for easements of record, encumbrances, restrictive covenants, opening the surface, or any other facts that an accurate and current the search may disclose.
4. Only visible surface features have been shown. These locations are not intended to be a complete representation of surface utility or covenants.
5. All service details should be confirmed with the relevant service authorities prior to design and construction.
6. Boundaries and areas on per deposited plan.
7. Adjacent windows facing subject site approximate only.

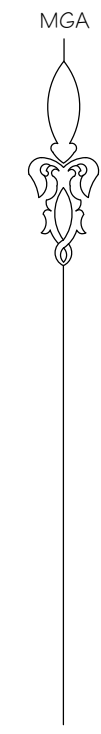
Job Ref: S8123478
Locality: CASTLEREAGH
LGA: PENRITH

Datum: AHD
Origin: P4192561
RL: 18.8 (AHD)
Contour: 0.20m
Scale: 1:250 @ AO

Surveyor: L.Z.
Drawn: P.S.
Checked: L.Z.
Date: 28.3.19
Sheet: 1 of 2

PLAN SHOWING DETAIL SURVEY
OVER PART LOTS 1 & 2 IN D.P.87060
14-278 OLD CASTLEREAGH ROAD, CASTLEREAGH
HADLEY PARK HOMESTEAD
Client: JPA & D ARCHITECTS

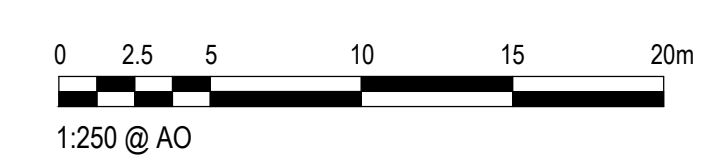




LOT 2
D.P.87060

LOT 482
D.P.849952

- ☐ A EASEMENT FOR UNDERGROUND CABLES 3 WIDE (D.P. 1202476)
- ☐ B EASEMENT FOR SERVICES 3 WIDE (D.P. 1202476)
- ☐ C EASEMENT FOR OVERHEAD POWERLINES 9 WIDE (D.P. 1202476)
- ☐ D EASEMENT FOR SERVICES 9 WIDE (D.P. 1202476)



Disclaimer	
1. This survey is for detail & contour purposes only and the boundaries of the subject properties have not been investigated or marked.	4. Only visible surface features have been shown. Those locations are not intended to be a complete representation of surface utility structures.
2. No "Dial Before Dig" plans have been reviewed or investigated.	5. All service details should be confirmed with the relevant service authorities prior to design and construction.
3. The Surveyor has made no investigation or independent search for easements of record, encroachments, restrictive covenants, ownership life evidence, or any other facts that an accurate and current title search may disclose.	6. Boundaries and areas as per deposited plan.
	7. Adjacent windows facing subject site appropriate only.

Job Ref:	S#123478
Locality:	CASTLEREAGH
LGA:	PENRITH

Datum: AHD	Surveyor: L.Z.
Origin: PM182561	Drawn: P.S.
RL: 18.8 (AHD)	Checked: L.Z.
Contour: 0.20m	Date: 28.3.19
Scale: 1:250 @ AO	Sheet: 2 of 2

<p align="center">PLAN SHOWING DETAIL SURVEY OVER PART LOTS 1 & 2 IN D.P.87060 14-278 OLD CASTLEREAGH ROAD, CASTLEREAGH HADLEY PARK HOMESTEAD</p>	
Client:	JPA & D ARCHITECTS



Appendix B – Moveable Heritage Report and Inventory

Hadley Park Moveable Heritage Report

1. Summary

Preservation Australia was engaged by JPA&D to assess the moveable cultural heritage remaining on site at Hadley Park in the Penrith Lakes area of western Sydney. While many items had been previously identified and numbered it was expected that there would be more objects found that required basic documentation. The role of Preservation Australia was to locate the objects on the original list, locate and identify new objects, measure and photograph all objects and categorise all objects with regard to condition, conservation requirements, and storage recommendations.

The team from Preservation Australia worked at Hadley Park over several days in September 2019. During this time the team variously included:

- Kay Söderlund – Director, Preservation Australia - paper, preventive, wallpaper conservator
- Beate Yule – Senior Conservator, Preservation Australia - paper, decorative surfaces conservator
- Colin MacGregor – objects conservator (previously Head of Conservation at The Australian Museum)
- Tegan Anthes – private conservator, previously employed at Preservation Australia – photographs and preventive conservator
- Hayley Edmonds – heritage researcher, JPA&D, assisting

With the prepared and expanded spreadsheet, including new categories for Condition, Measurements, Treatment, and Storage, the team methodically worked through all the designated areas of Hadley Park. Of the original 420 objects listed, 350 were located and assessed while the remaining 70 objects were so poorly described as to be unidentifiable. These objects are assumed to be accounted for as new objects. 400 new objects were identified, catalogued, photographed and assessed.

This report details the various treatment and storage categories employed during the assessment, which now sit within the catalogue spreadsheet, along with recommendations for conservation, housing and storage. Each object has been assessed to the same standard, and as such a recommended conservation method is given for each object, even where the significance or storage recommendation may suggest the disposal or removal of the object.

The wallpapers from the house have also been specifically addressed.

2. Assessment

When Preservation Australia arrived to carry out the assessment, virtually all moveable objects had been removed from the main house, including samples of all the wallpapers in the house (these will be discussed later). The objects are stored/housed in smaller buildings on the site and are no longer in their original location. The outside working structures, such as the sheds and workshop, also house many of the objects already catalogued. In these areas, there is clearly a mix of objects that have been left in situ from their working days, and objects that have been re-positioned after the house and property was no longer occupied. This assessment made no judgement as to whether an object is in its original position or has been subsequently moved.

The conservators worked in teams of two in order to:

- identify objects and determine if they were on the original catalogue list, by number and visually. (NB. Many of the previous tags were severely degraded, mainly through insect damage, and many of the numbers were illegible)
- if it was a new object, a new number was allocated using the initials and system proscribed for each location – see table below
- measure all relevant dimensions – in millimetres
- photograph each object – simply for identification purposes
- discuss with regard to condition
- allocate conservation category

Assessment categories - These were designed to lead logically from condition, through to treatment (cleaning to more serious conservation treatment) and then to storage requirements. Initially, only three categories were thought to be necessary. However, after a few hours of working a fourth category was added to address those objects that were more seriously deteriorated. The categories are outlined below:

1. **Good** – dirty/dusty, essentially sound. Can be cleaned and re-housed.
2. **Fair** – dirty/dusty, corrosion or similar, loose but attached pieces. Can be cleaned and re-housed after minor conservation treatment.
3. **Poor** – dirty/dusty, active corrosion, active pest, deterioration, weak, losses, fragile. Needs major conservation treatment before storage or handling.
4. **Very Poor** – all of number 3, but the object has deteriorated to the point of collapse and there is nothing that can practically be done.

Numbering/identification system – the assessment team worked with the identification system initially allocated to the collection. This system uses initials to identify the main location (HP – Hadley Park), the location on site (GH – Guest House), and then a number according to the order in which the objects were catalogued. The location initials used on site are listed below:

Initials	Location
BS	Big Shed
LS	Little Shed
GH	Guest House
BR	Bath Room
H	House
WC	Weatherboard Cottage
BD	Bedroom
DN	Dining Room
WS	Workshop (prev. Shade Cloth)
OS	Outside
PN	Pantry
KN	Kitchen
DR	Dairy
JF	Jackie Flower
MS	Miscellaneous
PL	Parlour
ST	Stables
TK	Tank
EX	Exterior
WWS	West Workshop
FB	Feed Bail

3. Recommended Conservation

It is understood that at some stage the objects from Hadley Park would be properly stored and, if necessary, conserved to some degree. The scope of this project did not allow for full conservation documentation or treatment proposals. However, as discussed above, the condition categories do give a sense of what conservation approach is recommended.

For ease of presentation, the Treatment/Conservation categories have been given a number (see below) that relates to the recommendations for that category, and it is this number that will be in the salvage schedule, along with any relevant notes.

Corrosion – many metal objects at Hadley Park exhibit corrosion to some degree. This corrosion may be active or inactive, and sometimes this is difficult to determine without chemical testing. An object could be described as corroded, but still be allocated a 'Good' or 'Fair' category, if this corrosion was considered to be inactive. Generally, if the corrosion is considered active, this is stated in the schedule. Inactive corrosion does not need to be conserved if the storage environment is stable with a relative humidity that is not above 55%.

Treatment/Conservation Categories

Good – The objects in this category are those that are basically still intact though they may have some impact from household use. This may include surface dirt, scratches, abrasion, light damage and some minor loss of integrity – but essentially the object can be handled safely. As with all objects, it should be surface cleaned of dust and particulates prior to being put into storage.

Conservation category 1.

Fair – These objects are those that have progressed further down the track of deterioration. This may be due to external exposure, the nature of the material (organic), physical deterioration such as broken or missing components and minor corrosion. In other words, the object requires a little more attention and protection. Again, it should be surface cleaned, taking care with the corrosion products, the loose pieces secured and then placed into storage.

Conservation category 2.

Poor – Objects in this category show major signs of deterioration ranging from active corrosion that has weakened the object, a high level of surface dust or dirt, perhaps a pest infestation or attack that has weakened the object, many areas of loss leading to a structural weakness – which means that the object is difficult to safely handle. This does not mean that it is unsalvageable, but it does require a higher level of conservation. This level of conservation would require a thorough condition report, treatment proposal, photographic documentation and finally a full treatment report. It may also require a more custom designed storage box.

Conservation category 3.

Very Poor – This is the category that was added to the list once we started assessing the objects at Hadley Park. It was clear that there were quite a few objects that had deteriorated to the point of collapse, particularly if handled, and that there was very little that could be done with regards to conservation – in any practical sense. While it is unusual for conservators to consider objects past

the point of conservation, with projects such as these it is highly unlikely that there would be funding available to fully conserve these objects.

Conservation category 4 – but essentially ‘No Treatment’

4. Recommended Storage

Conservation storage is designed to protect the object from further deterioration from handling and the external environment, and the options will depend on the material of the object (organic or inorganic), the condition the object is in, and the storage environment.

Organic objects – Organic objects that have not been conserved need to be protected against further deterioration from poor quality storage materials. Acidic boxes, tissue, poor quality plastic enclosures and boxes, and inappropriate support can all cause further deterioration. Even when an object has been fully conserved and is both physically and chemically stable, they should still be stored in stable materials to ensure continuing preservation.

The organic materials at Hadley Park comprise mainly paper, leather, wood and textiles and form the smaller component of all the objects. All these materials should be stored in acid free tissue (unbuffered) and either acid free boxes or polypropylene storage boxes. The choice of box material should be dependent on the relative humidity of the storage environment. Within the boxes, the objects should be properly supported (generally with tissue) to ensure no movement, or stress on any components of the objects. Large objects, such as tablecloths, should be rolled and padded out with tissue to ensure stable support.

Inorganic objects – the larger component of the objects at Hadley Park are inorganic which offers a little more leeway with regard to the storage material. These objects are mainly of metal, ceramic and glass and have less susceptibility to storage material quality. They do need to be stored in a stable environment though, particularly the corroded metal objects.

In the Salvage Schedule, the storage options are included if an object is deemed to be sufficiently significant to keep for possible interpretation, or to keep to be further assessed by an appropriate expert (curator). Otherwise, the options are to dispose to another collection, or dispose completely because the object is so deteriorated.

Storage categories –

1. Organic object – keep and store
2. Inorganic object – keep and store

3. Object – keep for further assessment, no need for archival storage at this stage
4. Not storing long term; or disposing

5. Storage Environment

For a mixed social history collection such as Hadley Park it is important that a stable environment is provided in the long or short term. While having the bulk of the collection stored in boxes provides a certain amount of 'buffer', the overall environment should provide a stable relative humidity. While conservation guidelines recommend 50% +/- 5% and 20 °C +/- 2°C, it is more important that the environment remain stable rather than sitting within these tight parameters. The focus should be on a stable relative humidity rather than temperature. A range of 45% through to 60% would be acceptable, as long as there were no fluctuations greater than 10% in 24 hours. The temperature is really only relevant because of its effect on the relative humidity, hence the focus on a stable RH.

It is also important that the objects are packed into storage on a day that does not have a high RH as the organic objects and materials will absorb moisture. The environment should be pest free, dust free and secure. Storage furniture should be metal shelving, rather than wood or MDF. If wood or MDF are used, they will need to be thoroughly sealed to avoid any off gassing of VOC's.

6. Significance

Part of the assessment brief was to consider the significance, if any, of the objects at Hadley Park. Significance can be defined, in this situation, as the meaning that an object has for the understanding and interpretation of 'place' – in this case, of Hadley Park. It is generally assessed through establishing the historic, social, aesthetic, and scientific values of an object. Further comparative criteria can be used to establish the degree of significance of an object. Significance is best determined through a full investigation of objects, including their relevance to Hadley Park, how they were used and their place in Australian history. This level of assessment is best done by historians or curators specialising in this area.

With the limits of this project and without knowing the future of Hadley Park, this level of assessment was not possible. Instead, the assessment looked at how intact an object was, the level of deterioration, difficulty of storage and how 'evocative' the object could be if used in the future interpretation of Hadley Park. This allowed the following categories to be used in recommending appropriate actions for the objects:

1. Keep and store for possible interpretation
2. Seek further assessment from curator/expert in this area
3. Remove - possible use with another collection, property, museum
4. Dispose – object is too deteriorated for any use; or not of any seeming significance

The significance column is not a formal assessment of 'heritage significance' as defined by clause 4A of the Heritage Act 1977, but rather an assessment of how the object may help tell the story of Hadley Park through representing the function being discussed. For example, an old iron helps to show how domestic households once worked, but that iron itself may not be significant to Hadley Park.

7. Wallpapers

Nearly every room in the main house at Hadley Park was wallpapered at some stage and samples of all these wallpapers have been removed and stored flat on shelves in the Guest House (GH). The wallpapers were initially separated with tissue and intermittent sheets of archival polyester, with printed images of each of the wallpapers on top for identification. Over the intervening years this storage method has deteriorated, the wallpapers are now not so clearly separated and have become quite dusty.

The samples of the wallpapers vary in their condition. Some are relatively strong and still intact, while others suffer from insect damage, general deterioration and are quite brittle. Some are single layers, while others may have two or more layers still adhered together and others have plaster adhered to them. This is all quite standard for wallpapers removed from historic houses.

Wallpaper Treatment

A curatorial decision needs to be made as to which wallpaper samples should be kept. Logically, a good size sample of each wallpaper should be kept and conserved. This would entail:

- full photo documentation and condition reporting
- surface cleaning (brush vacuum, cleaning sponge)
- careful separation of the layers of wallpaper (may require humidification)
- washing each piece (probably a vacuum table wash) and possible deacidification
- likely lining each piece with Japanese paper using wheat starch paste





- drying and storing flat in an archival polyester sleeve, open on one side






Sydney Living Museum (previously Historic Houses Trust of NSW) has a wallpaper library and it may be possible that they would accept samples also. In any case, the conserved wallpapers should be stored flat in a stable environment, as described above for the object collection.





Kay Söderlund
Director





October 2019






Hadley Park Moveable Heritage Inventory






Number	Object	Measurements	Condition/Category	Notes	Treatment/Conservation	Significance	Storage and Handling	Photo
BIG SHED								
HP.BS.1.1	Washing machine	1300x550x550	Poor. Lying on its side, bottom rusted through, filled with dirt and debris. Clothes wringer not securely attached.	Brand - Wilkins Servis. Made in Padstow, NSW. Type - 'Superheat'	3. Questionable as to whether conservation treatment is warranted. Clean, stabilise corrosion.	4.	4.	
HP.BS.1.2	Tricycle	1000x900x400	Poor. Flaking blue paint, rubber missing from wheels, one wheel detached and hanging on handlebar.		3. Surface clean	1.	2. Beware of loose components.	
HP.BS.1.3	Frame	1420x780x40	Poor. Extensive corrosion. Edge on ground is broken.	Brand - Newlands. Function unclear. Metal.	3.	4.	4.	
HP.BS.1.4	Assorted metal and leather objects in cake tin	280x150x65	Fair		2. Surface clean	4.	4.	






HP.BS.1.5	Pesticide sprayer	460x370x140	Metal. Good. Body in good condition. One leather strap remaining. One tube showing unstable corrosion.	Brand - Rega. Lead coated.	1. Assess corrosion	1.	2.	
HP.BS.1.6	Horse grooming brush	170x90x35	Good.	Wooden body.	1.	1.	1.	
HP.BS.1.7	Jug	90x90x90	Good.	Aluminium.	1.	1.	1.	
HP.BS.1.8	Bucket	340x360x360	Good. Missing bottom.	Metal.	1.	2.	2.	
HP.BS.1.9	Candle in jar	100x100x100	Good.	Could be contemporary.	1.	4.	4.	






HP.BS.1.10	Hinge	200x150x70	Active corrosion. Fair.	Steel.	2.	4.	4.	
HP.BS.1.11	Spike	180x20x20	Active corrosion. Fair.	Steel.	2.	1.	2.	
HP.BS.1.12	Agricultural machinery part	600x650x130	Extensive corrosion. Fair.	Origin unclear. Triangular.	2.	4.	4.	
HP.BS.1.13	Hand saw	750x160x25	Extensive corrosion. Fair.	Metal with wooden handle. Brand – Sandvik.	2.	4.	4.	






HP.BS.1.14	Assorted metal objects		Corrosion. Fair.	4 pieces. Coach bolt Spanner Star picket-part Unknown machinery part.	2.	4.	4.	
HP.BS.2.1	Wheels on axle	1440x560x450	Axle bent. Corrosion. Fair.	Metal.	2.	2.	3.	
HP.BS.2.2	Seed drill	1730x2600x1530	Extensive corrosion, some active. Fair.	Metal.	2.	2.	3.	
HP.BS.2.3	Shifting spanner	360x100x25	Corroded. Good.	Metal.	1.	4.	4.	






HP.BS.2.4	Bridle and harnesses x 2		Some corrosion. Good.	Leather and metal.	1.	1.	1.	
HP.BS.3.1	Bottle	300x100	Label intact. Good.	Glass. Labelled 'Noon's Cordials Windsor'.	1.	1.	2.	
HP.BS.3.2	Saucepan	380x205x130	Good.	Aluminium, Bakelite (?) handle.	1.	4.	4.	
HP.BS.3.3	Sewing kit	180x180x100	Good.	Yellow fabric. Contains spools of coloured thread.	1.	1.	1.	
HP.BS.3.4	Vase	400x290x230	Dented. Good.	Metal.	1.	3.	4.	






HP.BS.3.5	Shelves	750x500x90	Wasp/other nest attached. Fair.	Wooden.	2.	4.	4.	
HP.BS.3.6	Chain		Corroded. Good.	Metal.	1.	4.	4.	
HP.BS.3.7	Riding helmet	260x180x180	Edges frayed. Good.	Name tag - 'Clare Berry Castlereagh Rd'	1.	1.	1.	
HP.BS.3.8	Ceramic bowl and vase	Bowl 170x170x50, vase 130x90x50	Good.		1.	4.	4.	
HP.BS.3.9	Electric lamp	540x230x180	Good.	Metal base, insulated cable, shade missing.	1.	4.	4.	





HP.BS.3.10	Table	1150x1050x630	Good.	Wooden.	1.	1.	1.	
HP.BS.3.11	Stool	450x370x370	Unstable, faded blue paint. Good.	Wooden.	1.	1.	1.	
HP.BS.3.12	Chair	390x430x1030	Unstable. Good.	Wooden, upholstered seat.	1.	1.	1.	
HP.BS.3.13	Chair	460x400x1040	Broken. Good.	Wooden.	1.	2.	3.	
HP.BS.3.14	Chair	430x550x930	Broken legs. Good.	Wooden. Light green paint.	1.	1.	1.	




HP.BS.3.15	Radiogram	730x310x860	Heavily scratched. Good.	Timber veneered cabinet. Brand – Cambron.	1.	1.	1.	
HP.BS.3.16	Sideboard	930x330x1060	Broken handle. Heavily scratched. Good.	Timber veneered wood.	1.	1.	1.	
HP.BS.3.17	Trunk	800x430x420	Hinges corroded. Remnants of paper lining peeling from sides. Good.	Wooden. Metal hinges. HP.EX.5.	1.	1.	1.	
HP.BS.3.18	Chest of 8 cupboards	760x470x1740	Scratches. Good.	Possibly lockers. Evidence of locks to each cupboard. Wooden.	1.	1.	1.	
HP.BS.3.19	Shelves	2100x430x1060	Good.	Wooden. Open shelves, 3 high.	1.	2.	3.	






HP.BS.3.20	Hand saw	1200x170	Corroded. Good.	Metal, wooden handle. Basic blade.	1.	1.	1.	
HP.BS.3.21	Hand saw	1050x170	Corroded. Good.	Metal, wooden handle. Cross-cut blade.	1.	1.	1.	
HP.BS.3.22	Crate	1300x500x170	Base unattached. Good.	Wooden.	1.	4.	4.	
HP.BS.3.23	Chaise lounge frame	1950x610x720	Good.	No evidence of upholstery, possible for outdoor. Wooden.	1.	1.	1.	
HP.BS.3.24	Lounge chair	870x770x630	Good.	Wooden frame, upholstered seat & back	1.	1.	1.	






HP.BS.3.25	Daybed frame	1900x700x760	Paint flaking. Metal corroded. Good.	Wooden with metal springs.	1.	1.	1.	
HP.BS.3.26	Food safe	660x900x575	Scratched. Door corner chewed away. Good.	Wooden, metal handle and fastener.	1.	1.	1.	
HP.BS.3.27	Sewing machine	770x600x470	Cabinet scratched. Metal on sewing machine corroded. Good.	Brand - Hordernia. Metal treadle sewing machine in wooden cabinet.	1.	1.	1.	
HP.BS.3.28	Dress-making dummy.	900x400x220	Good.	Metal frame, adjustable upholstered panels. Metal is rusted. HP.JF.55.	1.	1.	2.	
HP.BS.3.29	Toolbox	600x360x300	Corner missing. Good.	Wooden.	1.	1.	1.	




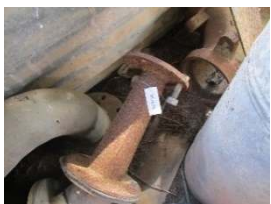

HP.BS.3.30	Wicker basket	690x500x280	Good.	Handles intact, some damage to basket.	1.	1.	1.	
HP.BS.3.31	Bed frame	1915x760x400	Good.	Wooden frame painted white, metal wire base.	1.	1.	1.	
HP.BS.3.32	Wicker basket	400x280x290	Good.	Containing shells and a plant pot decorated with shells.	1.	1.	1.	
HP.BS.3.33	TV carcass	730x500x320	Good.	Back panel missing, contents missing.	1.	4.	4.	
HP.BS.3.34	Thermometer	140x75x150	Fragile. Fair/poor.	Decorative, cuckoo clock style. Wooden with painted decoration.	2/3.	3.	4.	



HP.BS.3.35	Cabinet	1400x420x940	Veneer peeling off. Fair.	Wooden with timber veneer, metal handles.	2.	1.	1.	
HP.BS.3.36	Tea chest	490x490x610	Good.	Timber with metal edge strapping stamped: 'Ex', 'Product of India', '1867', 'Melbourne'.	1.	4.	4.	
HP.BS.3.37	Chair	355x520x760	Good.	Wooden painted For a child, images of letters and teddy-bears	1.	1.	1.	
HP.BS.3.38	Deck chair x 2	1220x560x90	Good.	Folding. Wooden frame, green and white striped fabric	1.	1.	1.	
HP.BS.3.39	Window frame	720x580x45	Missing one pane of glass. Good.	Timber, glass.	1.	3.	4.	






HP.BS.3.40	Metal drum		Good.	44-gallon drum, metal, corroded. Contains plastic star picket caps and a 90-degree bent sanitary waste pipe, metal	1.	1.	3.	
HP.BS.3.41	Bricks 3x pallets		Fair.	Bricks possibly handmade, possibly used in house or cottage previously	1.	1.	2.	
HP.BS.3.42	Stack of timber boards, numbered		Good.	Possibly used in house or cottage previously	1.	1.	1.	
HP.BS.3.43	Stock of timber fence posts		Good.	Possibly used in house or cottage previously	1.	1.	1.	
LITTLE SHED								
HP.LS.1	Shelving unit	1795x1980x420	Good. Evidence of borer.	Once had doors, some hinges still evident. Wooden, metal hinges.	1.	1.	1.	
HP.LS.2	Glass bottle x 62		Good.		1.	1. Not necessarily all of the bottles	2.	



HP.LS.3	Enamel cup	80x90	Some corrosion. Good.		1.	4.	4.	
HP.LS.4	Enamel cup	80x90	Some corrosion. Good.		1.	4.	4.	
HP.LS.5	Paint stirrer	300x40	Good.	Wood.	1.	4.	4.	
HP.LS.6	Percolator	230x270x140	Good.	Metal.	1.	4.	4.	
HP.LS.7	Assorted metal fittings and tools		Good.		1.	4.	4.	
HP.LS.8	Saucer x 15		Good.	Glazed ceramic.	1.	4.	4.	





HP.LS.9	Ceramic plate x 5, metal tray and metal bowl		Good.	Glazed ceramic, metal.	1.	4.	4.	
HP.LS.10	Barbed wire		Corrosion. Good.	2 coils	1.	4.	4.	
HP.LS.11	Engine block	600x570x430	Corrosion. Good.		1.	4.	4.	
HP.LS.12	Paraffin heater	470x390x440	Extremely corroded. Fair.	Metal, ceramic, Bakelite handles. Original surface/paint no longer evident.	2.	4.	4.	
HP.LS.13	Agricultural machinery part		Corroded. Broken. Good.	Metal	1.	4.	4.	






HP.LS.14	Gasket, chain and assorted engine parts		Corroded. Good. Chain is Poor.	Metal. On wall and ground	1.& 3.	4.	4.	
HP.LS.15	Ashtray		Good.	Handmade. Glazed ceramic.	1.	4.	4.	
HP.LS.16	Pile of metal scraps and broken pottery		Corroded. Broken. Poor.		3.	4.	4.	
HP.LS.17	Various metal machinery pieces		Good.	Metal pipes joined with flanges.	1.	4.	4.	
HP.LS.18	Plough blades	370x600x340	Corrosion. Good.	Metal	1.	4.	4.	





HP.LS.19	Trowel (garden)	285x80	Corrosion. Very poor	Metal.	4.	4.	4.	
HP.LS.20	Various		Fair.	Plastic tray containing stones. Corroded metal bracket on wall. Ornamental bracket. Feed bag marked 'Castlereagh'	2.	3.	1.	
HP.LS.21	Tyre		Good.	Rubber tyre.	1.	2.	1.	
HP.LS.22	Various		Fair.	4 x oil cans, ripple iron, holding bench, open-ended metal cylinder.	2.	1.	3.	



HP.LS.23	Metal ornament		Fair	Heavy corrosion. Not clear where it was used.	1.	1.	2.	
WORKSHOP								
HP.WS.1	Paraffin heater	500x420x285	Corroded. Good.	Metal. Some paint still evident.	1.	4.	4.	
HP.WS.2	Folding chair	800x510	Good.	Wood frame, canvas seat and back.	1.	1.	1.	
HP.WS.3	Fishing rods x 5	4360	Good.	Made of bamboo. Some fishing wire still attached.	1.	1.	1.	
HP.WS.4	Saddle		Fair. Some damage to seat.	Leather.	2.	1.	1.	


HP.WS.5	Wicker garden chair	770x600x590	Good. Some repairs to legs.	Wicker	1.	1.	1.	
HP.WS.6	Sideboard	1200x830x395	Good.	3 drawers, 2-door cupboard below. Painted yellow and white.	1.	3.	4.	
CONTENTS								
HP.WS.6.1	Rat trap				2.	1.	3.	
HP.WS.6.2	Kitchen tool				2.	1.	3.	
HP.WS.6.3	Tin tray				2.	1.	3.	
HP.WS.6.4	Metal trolley				2.	1.	3.	
HP.WS.6.5	Metal tin				2.	1.	3.	
HP.WS.6.6	Spoon x 2				2.	1.	3.	
HP.WS.6.7	Metal rods				2.	1.	3.	
HP.WS.6.8	Doily				2.	1.	3.	
HP.WS.6.9	Wooden post head				2.	1.	3.	
HP.WS.6.10	Newspaper pages			From 1991	2.	1.	3.	
HP.WS.6.11	Coat-hangers				2.	1.	3.	
HP.WS.6.12	Spice rack		Missing a drawer		2.	1.	3.	


HP.WS.6.13	Shell jar				2.	1.	3.	
HP.WS.6.14	Unknown			Wooden	2.	1.	3.	
HP.WS.7	Lamp	540x230x180	Good.	Metal base and wire support for shade. Converted from gas, with plastic fitting & electric components. Shade missing. White enamel.	1.	1.	4.	
HP.WS.8	Fridge	1370x650x630	Corroded. Good.	Metal. Brand - HALLSTROM	1.	4.	4.	
HP.WS.9	Box of glass jars x 4	360x280x380 (x 4)	Good.	Glass preserving jars with metal lids. Glass kitchen jars with glass and rubber lids.	1.	4.	4.	
HP.WS.10	Egg incubator	440x440x150	Good.	Metal, painted. Brand – 'Cycle Hatcher Co. Elmira New York.'	1.	2.	3.	



HP.WS.11	Dresser	1150x720x500	Paint flaking, wood crumbling. Needs major conservation. Very poor.	Stand for mirror. Mirror missing. Wooden, painted. 1 drawer, 2 cupboards.	4.	4.	4.	
HP.WS.12	Ladder		Good.	Wooden.	1.	1.	1.	
HP.WS.13	Sieve- soil(?)	510x510x120	Damaged. Good.	Wooden frame, metal screen.	1.	1.	2.	
HP.WS.14	Clothes wringer	590x400x180	Extremely corroded. Fair.	Enamelled metal, rubber rollers. Clamps for fixing to bench. Brand – ACME.	1.	1.	2.	
HP.WS.15	Ladder	1790x520x150	Corroded. Good.	Metal frame, missing wooden rungs.	1.	1.	1.	





HP.WS.16	Stool	380x330x230	Corroded. Good.	Foldable. Metal frame, fabric seat.	1.	4.	4.	
HP.WS.17	Electric toaster	185x175x100	Exterior extremely corroded. Poor.	Metal with plastic fittings.	1.	4.	4.	
HP.WS.18	Coffee pot	215x130	Good.	Metal. Blue enamel.	1.	4.	4.	
HP.WS.19	Work bench		Fair	Conservator advice required.	2.	1. Work bench	1. & 3.	
CONTENTS								
HP.WS.19.1. 1	Shovel head		Fair		2.	1.	3.	
HP.WS.19.1. 2	Trowel		Fair		2.	1.	3.	
HP.WS.19.1. 3	Soil tiller		Fair		2.	1.	3.	




HP.WS.19.1.4	Plastic tub of assorted bits of metal x 2		Fair		2.	1.	3.	
HP.WS.19.1.5	Enamel oil tin x3		Fair		2.	1.	3.	
HP.WS.19.1.6	Oil pump x 3		Fair		2.	1.	3.	
HP.WS.19.1.7	Peg x 3		Fair		2.	1.	3.	
HP.WS.19.1.8	Spanner head		Fair		2.	1.	3.	
HP.WS.19.1.9	Disk		Fair	Metal, hole in centre.	2.	1.	3.	
HP.WS.19.1.10	Rake head		Fair		2.	1.	3.	
HP.WS.19.1.11	Pitchfork		Fair	Broken.	2.	1.	3.	
HP.WS.19.1.12	Wedge, metal		Fair	Brand: WEARPACT. For use with a tractor.	2.	1.	3.	
HP.WS.19.1.13	Bracket x 2		Fair		2.	1.	3.	
HP.WS.19.2 Where axles lies	Rear-view mirrors		Fair		2.	1.	3.	
HP.WS.19.2.1	Lamp		Fair		2.	1.	3.	






HP.WS.19.2. 2	Chain		Fair.		2.	1.	3.	
HP.WS.19.2. 3	Shock absorber/ axle		Fair.		2.	1.	3.	
HP.WS.19.2. 4	Coil		Fair.		2.	1.	3.	
HP.WS.19.2. 5	Car part		Fair.		2.	1.	3.	
HP.WS.19.3. Starts at coil.	Dustpan		Fair.		2.	1.	3.	
HP.WS.19.3. 1	Brush x 2		Fair.		2.	1.	3.	
HP.WS.19.3. 2	Stove top kettle		Fair.		2.	1.	3.	
HP.WS.19.3. 3	Saucepan x 2		Fair.		2.	1.	3.	
HP.WS.19.3. 4	Saucepan lid		Fair.		2.	1.	3.	
HP.WS.19.3. 5	Lampshade x 2		Fair.		2.	1.	3.	
HP.WS.19.3. 6	Plate x 3		Fair.	1 broken.	2.	1.	3.	
HP.WS.19.3. 7	Tin		Fair.		2.	1.	3.	
HP.WS.19.3. 8	Tile		Fair.		2.	1.	3.	






HP.WS.19.4	Heavy object		Fair.		2.	1.	3.	
HP.WS.19.4. 1	Bucket of small objects		Fair.		2.	1.	3.	
HP.WS.19.4. 2	Plier x 2		Fair.		2.	1.	3.	
HP.WS.19.4. 3	Winch x 4		Fair.		2.	1.	3.	
HP.WS.19.4. 4	Unknown x 1		Fair.		2.	1.	3.	
HP.WS.19.4. 5	Hinge		Fair.		2.	1.	3.	
HP.WS.19.4. 6	Socket wrench		Fair.		2.	1.	3.	
HP.WS.19.4. 7	Spring		Fair.		2.	1.	3.	
HP.WS.19.4. 8	Piston x 4		Fair.		2.	1.	3.	
HP.WS.19.4. 9	Coil of wire		Fair.		2.	1.	3.	
HP.WS.19.4. 10	Chain		Fair.		2.	1.	3.	
HP.WS.19.4. 11	Pedal		Fair.		2.	1.	3.	
HP.WS.19.4. 12	Tube		Fair.		2.	1.	3.	






HP.WS.19.5	Tool board.		Fair.	Bits of rubber attached to board. Items below stored on tool board.	2.	1.	3.	
HP.WS.19.5.1	Metal discs		Fair.		2.	1.	3.	
HP.WS.19.5.2	Unknown		Fair.		2.	1.	3.	
HP.WS.19.5.3	Pitchfork head		Fair.		2.	1.	3.	
HP.WS.19.5.4	Garden shears		Fair.		2.	1.	3.	
HP.WS.19.5.5	Fan belt & cables		Fair.		2.	1.	3.	
HP.WS.19.5.6	Wire		Fair.		2.	1.	3.	
HP.WS.20	Electric fan	280x280x200	Good.	Metal, enamelled blades. Brand - Radius	1.	4.	4.	
HP.WS.21	Pot with lid	130x140	Good	Green glazed ceramic. Wicker and string handle.	1.	4.	4.	




HP.WS.22	Shelf unit		Unsalvageable. Very Poor, but contents mainly good.	Chipboard.	4.	4. All the objects in this shelf could be disposed of	4.	
On top HP.WS.22.1	Knife		Good.		1.	4.	4.	
	Padlock		Good.		1.	4.	4.	
Top Left HP.WS.22.2	Biscuit tin	240x210x210	Fair.	Paper concerns.	2.	4.	4.	
	Glass bottle x 3		Good.	Tall	1.	4.	4.	
	Glass bottle x 10		Good.	Small	1.	4.	4.	
	Mustard jar		Good.		1.	4.	4.	
	Jar		Good.	Contains poison	1.	4.	4.	
	Tin		Good.	Contains poison	1.	4.	4.	
Middle top left HP.WS.22.3	Enamel bowl x 4		Good.		1.	4.	4.	
	Saucepan		Good.		1.	4.	4.	
	Burner		Good.		1.	4.	4.	
	Machinery parts		Good.		1.	4.	4.	






Middle bottom left HP.WS.22.4	Glass jar x 8		Good.		1.	4.	4.	
	Assorted metal parts		Good.		1.	4.	4.	
Bottom left HP.WS.22.5	Fork x 5		Good.		1.	4.	4.	
	Spoon		Good.		1.	4.	4.	
	Saucepan x 3		Good.		1.	4.	4.	
	Scissors		Good.		1.	4.	4.	
	Metal car part x 3		Good.		1.	4.	4.	
Top right HP.WS.22.6	Coffee pot with lid		Good.	Pewter	1.	4.	4.	
	Glass x 3		Good.		1.	4.	4.	
	Jar with lid x 3		Good.		1.	4.	4.	
	Jar x 2		Good.		1.	4.	4.	
	Jar with glass lid		Good.		1.	4.	4.	
	Spoon x 3		Good.		1.	4.	4.	
	Tray x 2		Good.	Metal	1.	4.	4.	
	Electrical part		Good.		1.	4.	4.	
	Ceramic plate x 2		Good.		1.	4.	4.	
	Part of an iron		Good.		1.	4.	4.	
	Unknown		Good.	Metal	1.	4.	4.	
	Lid		Good.	Metal	1.	4.	4.	






	Horse bit		Good.		1.	4.	4.	
Bottom right HP.WS.22.7	Scrap metal		Poor. Corroded.	Metal		4.	4.	
HP.WS.23	Metal strainer		Fair.		2.	4.	4.	
HP.WS.24	Table		Unstable. Poor.	Painted green. Wood.	3.	1.	1.	
HP.WS.25	Bed frame x 3	1870x750x120	Corroded. Good.	Wooden frame with wire base	1.	4.	4.	
HP.WS.26	Bed frame	1830x760x120	Corroded. Good.	Metal	1.	4.	4.	
HP.WS.27	Assorted metal objects x 5		Corroded. Good.	Includes chain, horse bit.	1.	4.	4.	






HP.WS.27a	Large chain		Rust. Good.	Metal.	2.	1.	2.	
HP.WS.28	Wire stand	220x170x160	Corroded. Good.	Circular stand on 4 legs. Metal. (Possibly to hold a milking bucket)	1.	1.	2.	
HP.WS.29	Wire milk bottle rack	370x430x260	Corroded. Good.	Metal.	1.	1.	2.	
HP.WS.30	Box of scrap metal		Good.	Metal.	1.	4.	4.	
HP.WS.31	Wine rack	470x130x130	Good	Folding. Wooden.	1.	4.	4.	






HP.WS.32	Vice		Broken, corroded. Good.	Marked: '5' 'Semi Steel' 'Carter' Steel, attached to timber stump	1.	1.	1.	
HP.WS.33	Milk churn	580x360x360	Heavily corroded. Poor.		3.	4.	4.	
HP.WS.34	Milk churn	540x280x280	Heavily corroded. Poor.		3.	4.	4.	
HP.WS.35	Jaffle maker	410x130x60	Good.	Metal with wooden handle	1.	4.	4.	
HP.WS.36	Tin	360x330x320	Flaking paint, corroded. Good.	Potentially used as an oil cannister. Circular opening on top. Metal.	1.	1.	2.	
HP.WS.37	Shelf	580x380x240	Rusted through. Good.	Perforated metal.	1.	4.	4.	





HP.WS.38	Shelf along south wall to the right of bench (HP.WS.19)		Poor.		3.	2. All of those below, on the bench	3.	
HP.WS.38.1	Gutter piece x 2	650x140x80	Poor.	Metal.	3.	2.	3.	
HP.WS.38.2	Metal disc x 23		Poor.	Metal.	3.	2.	3.	
HP.WS.38.3	Rope		Poor.		3.	2.	3.	
HP.WS.38.4	Chain (machinery)		Poor.	Metal.	3.	2.	3.	
HP.WS.38.5	Wire dispenser		Poor.	Metal.	3.	2.	3.	
HP.WS.38.6	Metal scraps x 6		Poor.	Metal.	3.	2.	3.	
HP.WS.38.7	Metal cog		Poor.	Metal.	3.	2.	3.	
HP.WS.38.8	Metal disc		Poor.	Metal.	3.	2.	3.	
HP.WS.38.9	Chain links		Poor.	Metal.	3.	2.	3.	
HP.WS.39	Milk churn with sieves, lid	260x380x380	Poor.	Metal.	3.	4.	4.	
HP.WS.40	Grate with legs to one side	4440x480x320	Good.	Steel. Function unclear.	1.	4.	4.	




HP.WS.41	Machinery part x 5		Corroded. Good.		1.	4.	4.	
HP.WS.42	Bridle	700x130x100	Good	Leather	1.	1.	1.	
HP.WS.43	Oil drum	240L	Corroded. Flaking paint. Potentially contains some liquid or debris. Fair.	Steel, painted.	2.	4.	4.	
HP.WS.44	Box	240x450x460	Poor. Evidence of borer.	Marked 'SYDNEY' Wooden. Contains pieces of metal and cables.	3.	1.	1.	
HP.WS.45	Tub of jars		Fair.	Plastic tub. Contents include glass jars, boxes of powders and metal funnel. Contents potentially hazardous	2.	4.	4. Dispose after determining contents	





HP.WS.46	Fold out bench	1320x400x100	Good.	Fake leather cushion, wooden extendable legs	1.	2.	3.	
HP.WS.47	Crate	280x300x490	Good.	Wooden	1.	4.	4.	
HP.WS.48	Medicine cabinet	400x520x150	Good.	Mirror frameless and held with metal brackets. Wooden with mirrored front.	1.	4.	4.	
HP.WS.49	Produce crate	680x300x330	Good.	Wooden	1.	4.	4.	
HP.WS.50	Produce crate	690x300x320	Broken. Poor.	Stamped: 'Choice S.A. Celery' Wooden. Contains metal objects, glass jar.	3.	4.	4.	






HP.WS.51	Bed head and foot	830x780x180	Good.	Painted, wooden with metal brackets	1.	4.	4.	
HP.WS.52	Dresser	1430x900x450	No access possible. Poor.	Wooden. Mirror stand missing mirror.	3.	4.	4.	
HP.WS.53	Birdcage	380x360x220	Good	Metal, wooden swing	1.	4.	4.	
HP.WS.54	Oar x 2	2000x140	Good	Plywood blades not original. Wood and rubber. One has green paint.	1.	1.	1.	
HP.WS.55	Digging bar	1730x60x60	Corroded. Good.	Spiked end. Metal	1.	4.	4.	
HP.WS.56	Rake	1645x450	Corroded. Good.	Metal with wooden handle	1.	1.	1.	
HP.WS.57	Pitchfork	900x150	Good.	Metal with wooden handle.	1.	1.	1.	






HP.WS.58	Baking tray x 3	11	Rusted through in places. Good.	Enamelled metal.	1.	4.	4.	
HP.WS.59	Barbed wire	400x400x400	Good.	Coil with wooden spool. Wood painted blue.	1.	4.	4.	
HP.WS.60	Mop bucket	300x350x370	Good.	Handle and mechanism intact. Metal bucket with rollers	1.	4.	4.	
HP.WS.61	Shelf	540x350x150	Good.	3 tier. Wooden, painted white.	1.	4.	4.	
HP.WS.62	Shovel	1200x300x100	Missing handle. Good.	Wood and metal.	1.	1.	1.	






HP.WS.63	Stand	820x170x310	Good. Top corroded.	Metal	1.	4.	4.	
HP.WS.64	Sign on stand	1060x280x50	Corroded. Good.	Hand-painted sign "113" on star picket post. Hadley Park address was formerly RMB 113, so this was the street number.	1.	1.	2.	
HP.WS.65	Stirrup	300x800x100	Good.	Leather and metal.	1.	1.	1.	
HP.WS.66	Barbed wire	500x500x100	Good.	Coiled	1.	4.	4.	
HP.WS.67	Soil sifter	560x600x80	Broken in places. Good.	For removing stones and clumps from soil. Home-made.	1.	1.	2.	
UNLABELLED ITEMS								






Centre of shed	Wallpaper boards	1520x540x100	Poor	Timber boards with wallpaper to one side. 3 different examples, 1 across 2 boards. To be investigated to determine if previous fabric of house or weatherboard cottage.	3.	1. Same as samples already collected. Likely former wall material, possibly weatherboard cottage.	1.	
	Sifter			Chicken wire		4.	4.	
	Wooden frames		Poor		3.	4.	4.	
	Window frame		One pane intact, one pane missing. Poor.		3.	4.	4.	
	Window frame		Broken. Poor.	Painted green	3.	4.	4.	
	Basket remnant		Very poor. But evocative.	Near north side of shed.	4. Could be considered for display or interpretation. Consider conservation	1.	1.	
	Log saw blade		Good. Corroded.	Across rafters. Metal.	1.	1.	2.	
	Leather strap		Poor.	Hanging from rafters.	3.	4.	4.	






	Earthenware drainage pipe		Good.	Single length. Flange and end damaged	1.	4.	4.	
	Piece of machinery		Good.	Unknown origin. Metal.	1.	4.	4.	
	Horsehair mattress		Very poor.	Rolled up. Cover torn; contents exposed.	4.	4.	4.	
	Pieces of wood		Fair.	Evidence of former use as fence posts.	4.	4.	4.	
	Mirror x 5	Various sizes up to 1260x490x100	Good	Mirror glass. Wooden backing on some.	1.	4.	4.	





WEST WORKSHOP								
HP.WWS.1	Light sphere	540x280x280	Broken. Good.	"Made by Sawyers & Co" 'Designed by Oliver F. Conklin' Could be part of a chandelier or lamps	1.	1.	2.	
HP.WWS.2	Sewing machine treadle	540x540x390	Good. Corroded.	Traces of green paint. Metal.	1.	1.	2.	
HP.WWS.3	Electric boiler on stand.	950x450x450	Base quite corroded. Body fine. Fair.	Marked "Malleys"	2.	4.	4.	
HP.WWS.4	Horseshoe	140x140x15	Extremely corroded - falling apart. Poor.		3.	4.	4.	
HP.WWS.5	Basin with laminate surround	920x520x330	Fair.	Taps missing. Spout remaining.	2.	4.	4.	




HP.WWS.6	Bed frame	1940x770x330	Corroded. Poor.	Metal frame with wire base	1.	4.	4.	
HP.WWS.7	Bed frame	1970x800x450	Corroded. Poor.	Metal frame with sprung wire base	1.	4.	4.	
HP.WWS.8	Milk churn.	550x370x370	Corroded. Falling apart. Very poor.		4.	4.	4.	
HP.WWS.9	Rings	1430x1430x100	Corroded. Potentially active. Poor.	Metal	3.	4.	4.	
HP.WWS.10	Unknown	330x220x490	Good.	Metal. Traces of black paint.	1.	4.	4.	




HP.WWS.11	Fuel heater	450x310x410	Rusted, but original colours still evident. Best example. Poor.	Malley's 'Warma' Blue Flame Kerosene Heater. Spare with item HP.PN.20	3.	1.	2.	
HP.WWS.12	Machinery wheel	370x370x130	Good.	Unknown origin. Metal.	1.	4.	4.	
HP.WWS.13	Portable feed trough	840x370x570	Corrosion, potentially active. Paint peeling off. Poor.	Trough on left side, grate on right side. Metal.	3.	1.	2.	
HP.WWS.14	Baking tray	570x400x30	Corrosion. Fair.	Enamel	2.	4.	4.	
HP.WWS.15	Fishing rod x 2	3940	Good.	Bamboo	1.	1.	1.	






HP.WWS.16	Squeegee	1580x6300x80	Good.	Wooden with rubber blade.	1.	4.	4.	
HP.WWS.17	Oar	1940x140x60	Some remnant paint. Fair.	Rubber rowlock. Wooden, blade painted.	2.	1.	1.	
HP.WWS.18	Log saw blade	2280x120	Heavily corroded. Some active. Poor.	Some teeth missing. Metal.	3.	1.	2.	
HP.WWS.19	Bridle	320x200x150	Good.	Leather and metal	1.	1.	1.	
HP.WWS.20	Circular metal hoops x 2		Corroded. Good.	Holes for fixing, possibly to carriage wheels, no wear, appear unused.	1.	1.	2.	






HP.WWS.21	Ladder		Good.	Housed in roof next to saw.	1.	1.	3.	
WEATHERBOARD COTTAGE								
HP.WC. 1	Necklace	130 (diameter)	Missing one end. Good.	Plastic beads, metal clasp	1.	1.	2.	
HP.WC.2	Gate	1220x990x80	Broken, but pieces together. Good.	Wooden.	1.	1.	1.	
HP.WC.3	Paddle	1510x200x50	Good.	Aluminium and plastic.	1.	4.	4.	
HP.WC.4	Chair	730x460x440	Broken. Good.	Wooden.	1.	1.	2.	
HP.WC.5	Stool	225x190x250	Heavily corroded. Some remnant surface paint. Fair.	Metal.	2.	1.	2.	






HP.WC.6	Stool	240x160x240	Heavily corroded. Fair.	Metal.	2.	1.	2.	
HP.WC.7	Stool	260x260x350	Heavily corroded. Some remnant surface paint. Fair.	Metal.	2.	1.	2.	
HP.WC.8	Box	380x380x290	Fair.	Contains: 4 x preserving jars, metal wire cooling rack, 2 canisters (potentially hazardous), electric lux spray gun, enamel dripping pan, ceramic saucer, drinking glass, glass bottle.	2.	1.	2.	
HP.WC.9	Tin	325x255x70	Heavily corroded. Good.	Metal.	1.	4.	4.	
HP.WC.10	Cupboard	920x780x390	Missing panel on back, unstable. Poor.	Chest of drawers, shelf underneath. Wooden.	3.	1.	2.	






HP.WC.11	Various		Fair.	Stack of folded metal sheets. 2 x piece of wood.	2.	1.	2.	
GUESTHOUSE								
HP.GH.1	Cricket bat	800x100	Good.	Gaffer tape on handle and base	1.	1.	1.	
HP.GH.2	Stumps x 3	600x250		Wooden	1.	1.	1.	
HP.GH.3	Biscuit box	145x260x210	Dusty, torn, fragile. Fair.	Arnott's	2.	1.	1.	
HP.GH.4a	Prize ribbon x 11	900x100	Insect damage, creased. Good.	"Labrador Retriever Gun Dog" Polyester. Blue, black, red, pale blue, with tassels. Various dates.	1.	1.	1.	
HP.GH.4b	Prize ribbon x 3	900x100	Insect damage, creased. Good.	"Macleay Valley Gun Dog Show" Blue polyester with tassels.	1.	1.	1.	
HP.GH.4c	Prize ribbon x 2	750x110	Insect damage. Good.	"St Ives Show" Yellow felt	1.	1.	1.	
HP.GH.4d	Prize ribbon	470x75	Insect losses. Good.	"Nowra and District Kennel Club" Brown felt	1.	1.	1.	
HP.GH.4e	Prize ribbon x 2	470x75	Insect damage. Good.	"Orange & District" Purple/blue felt	1.	1.	1.	






HP.GH.4f	Prize ribbon x 7	470x75	Insect damage. Good.	"The Gun Dog Society" 2 polyester and 2 felt	1.	1.	1.	
HP.GH.4g	Prize ribbon	470x75	Insect damage. Good.	"Raymond Terrace & District" Red. Paper label pinned on one end.	1.	1.	1.	
HP.GH.4h	Prize ribbon	470x75	Heavy insect damage. Good.	"Moomba Retriever" Red polyester.	1.	1.	1.	
HP.GH.5	Throw	440x480	Insect damage. Good.	Crochet	1.	1.	1.	
HP.GH.6	Pillowcase	410x560	Insect damage and losses. Fair.	Satin base, embroidered/crocheted front. Red and yellow.	2.	1.	1.	
HP.GH.7	Tablecloth	500x960	Insect damage, losses, stains. Fair.	Linen, embroidered, lace edges	2.	1.	1.	






HP.GH.8	Pillowcase	470x460	Insect damage, old repairs, blue powder (potentially deteriorated Rat Sack pellet). Corner extremely faded & discoloured. Fair.	Cotton back, embroidered front. Remnant feathers inside.	3.	1.	1.	
HP.GH.9	Doily	250x200	Stains. Good.		1.	1.	1.	
HP.GH.10	Suitcase	620x420x195	Dirt, indentations, rust, bird excrement, missing handle, warped. Fair.	Paper lining, leather straps. Labelled "MURDOCHS" on interior of lid	2.	1.	1.	
HP.GH.11	Doll	470x200x120	Fading paint on plastic, general dirt, eyes missing, one arm partially detached. Poor.	Cloth body, plastic extremities. Missing leg. Located in GH.10	3.	1.	1.	
HP.GH.12	Mouse trap	30x80x180	Rust, dirt. Good.	Wood and metal	1.	1.	1.	





HP.GH.13	Jar	90x65x65	Dirt, label damaged. Good.	"Kraft Cream Cheese". Located in GH.10.	1.	4.	4.	
HP.GH.14	Jar and lid	165x110x110	Good.	Glass jar and cork lid. Contains packet of 'Homanol' sold by 'Walter Hoffman'	1.	1.	1.	
HP.GH.15	Prize sash x 37		Fair	Polyester.	2.	1.	1.	
HP.GH.16	Prize sash x 18		Heavy insect damage and loss. Poor.	Felt.	3.	1.	1.	
HP.GH.17	Prize sash x 2		Good.	Large. Polyester.	1.	1.	1.	
HP.GH.18	Cushion	80x370x370	Good.	Striped, with tassels.	1.	1.	1.	
HP.GH.19	Cushion	90x300x300	Good.	Cross stitched flowers	1.	1.	1.	






HP.GH.20	Cushion	90x350x350	Good.	Cross stitched flowers	1.	1.	1.	
HP.GH.21	Cushion	90x300x300	Good.	Blue	1.	1.	1.	
HP.GH.22	Cushion	130x370x370	Good.	Velvet, brown with deer.	1.	1.	1.	
HP.GH.23	Tablecloth x 6		Good.	Large	1.	1.	1.	
HP.GH.24	Doily x 4	250x180	Good.		1.	1.	1.	




HP.GH.25	Napkin x 2, Handkerchief x 2	370x370	Good.		1.	1.	1.	
HP.GH.26	Tea cosy	250x260	Good.	Embroidery of flowers.	1.	1.	1.	
HP.GH.27	Pillow case	350x240	Good.	Embroidery of two birds.	1.	1.	1.	
HP.GH.28	Small table cloth x 5	830 x 830	Good.		1.	1.	1.	
HP.GH.29	Fabric cover (use unclear)		Good.		1.	1.	1.	




HP.GH.30	Cardigan		Good.	Child's cardigan, blue wool, knitted. Buttons made of plastic(?)	1.	1.	1.	
HP.GH.31	Photograph in frame	60x590x490	Wood deteriorated. Poor.	Photograph of baby. Wooden frame.	3.	1.	1.	
HP.GH.32	Photograph in frame	60x590x490	Wood deteriorated. Poor.	Photograph of baby. Wooden frame.	3.	1.	1.	
HP.GH.33	Mirror	60x440x310	Good.	Wooden frame.	1.	1.	1.	
HP.GH.34	Photograph in frame	60x590x490	Wood deteriorated. Poor.	Photographs of two girls. Wooden frame.	3.	1.	1.	






HP.GH.35	Frame	60x590x490	Wood deteriorated. Poor.	Wooden. Matching with HP.GH.36	3.	4.	4.	
HP.GH.36	Frame	60x590x490	Wood deteriorated. Poor.	Wooden. Matching with HP.GH.35	3.	4.	4.	
HP.GH.37	Print on backboard		Very poor.	Coastal scene. Not signed, n.d. Cardboard.	4.	1.	1.	
HP.GH.38	Book	30x260x220	Spine damage. Good.	'Violet M. Williams. "Dean's Bumper Book of Things to Make"	1.	1.	1.	
HP.GH.39	Mitre saw	80x300x150	Good.	Wooden. Grooves to cut 45-degree angles	1.	1.	1.	






HP.GH.40	Iron	40x150x100	Corroded. Surface loss. Fair.	Base only.	2.	1.	2.	
HP.GH.41	Iron	40x150x100	Corroded. Surface loss. Fair.	Base only.	2.	1.	2.	
HP.GH.42	Wool spinner	210x250x190	Good.	Wooden	1.	1.	1.	
HP.GH.43	Booklet	160x240	Poor.	"Geo. R. Broadbent's Standard and Official Motor Guide: Adelaide to Melbourne (and Back): The Popular Interstate Tour."	3.	1.	1.	
HP.GH.44	Booklet	160x240	Poor.	Fibrolite. "Building with Fibrolite" 'James Hardie sole Manufacturer'	3.	1.	1.	
HP.GH.45	Baking tray x 7	130x360x390	Good. Corroded.		1.	1.	2.	






HP.GH.46	Mould.	25x180x100	Good.	"HH" mould mounted on wooden board. Wood & metal.	1.	1.	1.	
HP.GH.47	Paddle	15x245x50	Good.	Marked "WISCO" Wooden.	1.	1.	1.	
HP.GH.48	Serving tray	400x230	Good.	Wooden.	1.	1.	1.	
HP.GH.49a&b	Plate x 2	280 diameter	Good	a) Red, wooden. b) Timber	1.	1.	1.	
HP.GH.50a&b	Tray x 2	460x340	Good.	Identical silver metal trays	1.	1.	2.	
HP.GH.51	Tray	25x340x240	Good.	Silver, metal.	1.	1.	2.	





HP.GH.52	Plate	20x280x280	Dirt. Good.	Glazed ceramic.	1.	4.	4.	
HP.GH.53	Braces/suspenders		Dirt. Good.	Clip type, elasticised material.	1.	1.	1.	
HP.GH.54	Coat hanger	20x330x120	Good.	Orange knitted cover.	1.	4.	4.	
HP.GH.55	Tin	170x100x100	Heavily corroded. Fair.		2.	4.	4.	




HP.GH.56	Wallpaper collection		Unknown.	Collection of wallpaper samples previously complied from house and weatherboard cottage.	1.	1.	2.	
HP.GH.57	Newspapers		Fair.	Stack of newspapers. Various dates. Circa 1960.	1.	1.	2.	
HP.GH.58	Door parts x 5		Fair.	Loose doors parts. Various materials & finishes.	1.	1.	1.	






HP.GH.59	Loose timber		Fair.	Various loose timber. Possibly some skirting boards.	1.	1.	1.	
BATHROOM								
HP.BR.1	Box of jars	280x380x380	Good.	Fowlers Preserving jars, some in newspaper.	1.	1.	2.	
HP.BR.2	Box of jars	280x380x380	Good.	Fowlers Preserving jars, some in newspaper, c.1992	1.	1.	2.	
HP.BR.3	Box of jars and bottles	280x380x380	Good.	Some contain spices.	1.	4.	4.	
HP.BR.4	Box of assorted metal scraps and tools.	280x380x380	Good.	Varied items. Most are heavily corroded.	1.	4.	4.	





HP.BR.5	Vase	210x180x180	Chipped. Good.	Glazed ceramic. Blue and pink.	1.	1.	2.	
HP.BR.6	Vase	200x120x95	Poor.	Glazed ceramic. Blue. Broken in half. Pieces located together.	3.	1.	2.	
HP.BR.7	Whisk	60x260x60	Heavily rusted. Fair.	Metal with red rubber handle. Intricate metalwork.	2.	1.	2.	
HP.BR.8	Glasses case	30x150x60	Dirt. Good.	Leather, metal closure.	1.	1.	1.	
HP.BR.9	Wallet	25x170x90	Dirt. Very poor.	Leather with paper lining, metal closure, corroded.	4.	1.	1.	




HP.BR.10	Fuel hurricane lamp	510x170x130	Corrosion, dirt. Good.	Green enamelled metal, shade missing.	1.	1.	2.	
HP.BR.11	Bread board	15x355x180	Good.	Artwork of board, wine, grapes and bread.	1.	1.	1.	
HP.BR.12	Baking tray	30x455x340	Corrosion. Good.	Metal, enamelled.	1.	1.	2.	
HP.BR.13	Bucket	320x310x310	Corrosion. Good.	Metal. Contains ashes.	1.	4.	4.	
HP.BR.14	Garden trolley	900x370x200	Falling apart. Very poor.	Wood, metal, remnant green paint.	4.	1.	1.	




HP.BR.15	Jar with lid	205x110x110	Dirt. Lid very rusted. Good.	Preserving jar. Glass jar with metal lid.	1.	4.	4.	
OUTSIDE								
HP.OS.1	Jar	250x180	Good	Glazed green ceramic owl/jar	1.	4.	4.	
HP.OS.2	Stool	550x460	Wobbly. Good.	Wooden seat, three legs.	1.	1.	1.	
HP.OS.3	Planter/ashtray	625x270	Good.	Ornate, plastic.	1.	4.	4.	
HP.OS.4	Ornament	410x285	Good.	Painted wood, hole for hanging. Handmade.	1.	1.	1.	
HP.OS.5	Cooker	900x550x510	Poor.	Early 'Kooka' brand gas stove. Enamelled metal.	3.	1.	2.	
HP.OS.6	Bucket	230x330x280	Missing base. Very poor.	Metal, corroded.	4.	4.	4.	






HP.OS.7	Chest of drawers.	850x710x500	Very poor.	Masonite and chipboard	4.	4.	4.	
HP.OS.8	Stool base.	570x300x200	Missing seat. Poor.		3.	4.	4.	
HP.OS.9	Milk churn	580x350x350	Very poor.		4.	4.	4.	
HP.OS.9.2	Milk churn ring	120x435x410	Very poor.		4.	4.	4.	
HP.OS.10	Unknown object	180x150x150	Good.	Ceramic.	1.	1.	2.	
HP.OS.11	Wheels and axle of machinery	545x1310x545	Good.	Corroded metal.	1.	1.	2.	
HP.OS.12	Homemade aquarium		Very poor.	Concrete and repurposed glass	3.	1.	3.	
HOUSE								
HP.H.1	Wooden box	190x290x170	Lid broken. Fair.	Wooden. Metal edge strapping. Stamped: 'McEwan's India Pale Ale'	2. Clean, secure and store.	1.	1.	


HP.H.2	Box contents		Fair (?)	Random odd objects in plastic bag.		4. (?)	4. (?)	
HP.H.3	Netting		Good.		1.	4.	4.	
HP.H.4	Trunk	225x470x220	Possible borers, weak hinges. Poor.	Chipboard.	3. Stabilise, clean, treat for borers	1.	1.	
BEDROOM								
HP.BD.1	Three-tiered shelf	830x640x720	Dirt, dust, missing decorations (gum and other seedpods), loose board on top. Fair to poor.	Part of set with HP.BD.2, HP.BD.4, HP.BD.5	2.	1.	2.	
HP.BD.2	Table	1280x500x310	Dirt, dust, missing decorations (gum and other seedpods), loose board on top. Fair.	Part of set with HP.BD.1, HP.BD.4, HP.BD.5	2.	1.	2.	





HP.BD.3	Metal suitcase	250x750x490	Flaked paint, missing carry-handle. Scratched. Good.	Strap added on for handle is not original.	1.	1.	2.	
HP.BD.4	Picture frame	35x440x360	Dirt, missing seed pod decorations. Good.	part of set with HP.BD.1, HP.BD.2, HP.BD.5	1.	1.	1.	
HP.BD.5	Picture frame	35x440x360	Dirt, missing seed pod decorations. Good.	Part of set with HP.BD.1, HP.BD.2, HP.BD.4	1.	1.	1.	
HP.BD.6a-b	Pair of leather shoes	a) 275x95x110 b) 275x95x100	Worn leather, heavily soiled, rust. Fair.	Auntie Elsa's good shoes. Missing laces. Missing sole on B, rusted nails.	2.	1.	1.	
HP.BD.7	Old mattress	Stained, ripped in places	Poor.		4.	4.	4.	
DINING ROOM								




HP.DN.1	Tray	40x450x285	Dirt. Good.	Wooden with floral decoration. 'TTK'	1.	1.	1.	
HP.DN.2 See HP.BS.3.13	Chair		Dusty, side piece missing.	Still has old leather seat.				
HP.DN.3/ See HP.BS.3.12	Chair		Dusty, pieces loose, some broken carving at back.					
HP.DN.4 See HP.BS.3.11	Chair		Dirt, worn paint	Chair has been cut down (back taken off); used to pinch your bum when you sat on it, good for a prank.				
HP.DN.5	Glass bowl	80x145	Dirt, chipped rim. Good.	Cut glass.	1.	4.	4.	
HP.DN.6	Unknown		Dirt					
HP.DN.07	Plate	25x230	Dirt. Good.	Glazed ceramic, pink. "Peach Petal Grindley England". Set with HP.DN.8. HP.DN.22.	1.	1.	2.	




HP.DN.8	Saucer	25x175	Dirt. Good.	Glazed ceramic, pink. "Peach Petal Grindley England". Set with HP.DN.7, HP.DN.22.	1.	1.	2.	
HP.DN.9	Saucer	25x175	Good	Glazed ceramic, salmon. "Glamour".	1.	1.	2.	
HP.DN.10	Plate	25x200	Chips, abrasions, loss of glazing, crack. Good.	"Kokura" Made in Japan. Glazed ceramic. 'TTK'	1.	1. The ceramic plates and bowls listed below should all be kept (as they are easily stored). Some of them are older and more evocative of different eras.	2.	
HP.DN.11	Plate	25x200	Dirt, some chips. Staining, loss of glazing. Good.	"Kokura" Made in Japan. Glazed ceramic.	1.	1.	2.	
HP.DN.12	Plate	25x200	Good	White. Glazed ceramic.	1.	1.	2.	


HP.DN.13	Plate	25x200	Crazing. Good.	White. "Made in Italy. Ceraminter." Glazed ceramic.	1.	1.	2.	
HP.DN.14	Plate	25x225	Very dirty. Good.	"Gainsborough Blue." Glazed ceramic.	1.	1.	2.	
HP.DN.15	Bowl	40x230	Glazing is crazed. Crack. Good.	"Korea." Glazed ceramic.	1.	1.	2.	
HP.DN.16	Bowl	40x190	Good	Glazed ceramic, blue, scalloped. "Glamour Celeste."	1.	1.	2.	
HP.DN.17	Bowl	45x160	Good	Glazed ceramic, pale blue, scalloped. "Johnsonware Australia"	1.	1.	2.	
HP.DN.18	Bowl	55x175	Good	Glazed ceramic, green. "Almond Petal Grindley England." Scalloped. Match with HP.DN.19.	1.	1.	2.	





HP.DN.19	Bowl	50x175	Crazed glazed. Good.	Glazed ceramic, yellow. "Laburnum Petal Grindley England." Match with HP.DN.18.	1.	1.	2.	
HP.DN.20	Bowl	55x180	Surface pitting, uneven glazing. Good.	Ceramic, white. "Fine China Made in Japan." Gilt edge, yellow roses. Match with HP.DN.21.	1.	1.	2.	
HP.DN.21	Bowl	55x180	Stain on bottom, surface pitting, uneven glazed, loss of decoration. Good.	Glazed ceramic, white. "Fine China Made in Japan." Gilt edge, yellow roses. Match with HP.DN.20.	1.	1.	2.	
HP.DN.22	Bowl	50x175	Good	Glazed ceramic, peach. "Peach Petal Grindley England." Scalloped. Set with HP.DN.07, HP.DN.08.	1.	1.	2.	
HP.DN.23	Bowl	50x170	Good	Glazed ceramic, pink. "Limelight".	1.	1.	2.	


HP.DN.24	Bowl	40x190	Wear and tear, stains. Good.	Glazed ceramic, blue. "Johnsonware Australia"	1.	1.	2.	
HP.DN.25	Saucer	25x145	Good.	Glazed ceramic, pink.	1.	1.	2.	 
HP.DN.26	Saucer	25x145	Good	Glazed ceramic, blue.	1.	1.	2.	
HP.DN.27	Saucer	25x145	Good	Glazed ceramic, blue.	1.	1.	2.	
HP.DN.28	Saucer	25x145	Good	Glazed ceramic, pink. "Johnson of Australia".	1.	1.	2.	
HP.DN.29	Saucer	25x145	Good	Glazed ceramic, blue. "Swinbertons".	1.	1.	2.	





HP.DN.30	Saucer	25x145	Good	Glazed ceramic, green. "Johnson Brothers England."	1.	1.	2.	
HP.DN.31	Saucer	25x145	Good	Glazed ceramic, blue.	1.	1.	2.	
HP.DN.32	Saucer	25x145	Good.	Glazed ceramic. "Johnsons Australia"	1.	1.	2.	
HP.DN.33	Saucer	25x145	Good.	Glazed ceramic, salmon. "Grindley England".	1.	1.	2.	
HP.DN.34	Saucer	25x145	Good	Glazed ceramic, pink. "Rose Leaf Grindley England".	1.	1.	2.	
HP.DN.35	Saucer	25x145	Good	Glazed ceramic, pink. "Made in England".	1.	1.	2.	
HP.DN.36	Bowl	45x135	Crazing, staining. Good.	For nuts, candies, ice cream, etc. Glazed ceramic, cream. "Superior Underglaze Made in Japan"	1.	1.	2.	
HP.DN.37	Bowl	45x135	Chip, staining, crack, crazing. Good.	For nuts, candies, ice cream, etc. Glazed ceramic, blue.	1.	1.	2.	




HP.DN.38	Jug	170x160	Good	Glass.	1.	1.	2.	
HP.DN.39	Saucer	25x145	Good	Glazed ceramic, blue.	1.	1.	2.	
HP.DN.40	Saucer	25x145	Good	Glazed ceramic, blue.	1.	1.	2.	
HP.DN.41	Saucer	25x145	Good	Glazed ceramic, blue.	1.	1.	2.	
HP.DN.42-49	Unknown							
HP.DN.50	Ceramic ring	35x140	Good	Marked "Mountainside". Glazed ceramic.	1.	1. Should investigate what it is – possible significance.	2.	
DAIRY								
HP.DR.1	Milking stool		Rust		Object not found.			





HP.DR.2	Milking stool		Rust		Object not found			
HP.DR.3	Milking stool		Rust		Object not found			
HP.DR.4	Milking stool				Object not found			
HP.DR.5	Feed trough		Moss growing on sides, dirt collected inside.		Object not found			
HP.DR.6	Bucket	250x300x300	Rust, cracked on sides, no bottom. Poor.	Used for carrying milk and feeding calves.	Object not found			
HP.DR.7	Bucket		Rust, holes in bottom	Used for carrying milk and feeding calves.	Object not found			
HP.DR.8	Bucket	250x300x300	Rust, holes in bottom. Poor.	Used for carrying milk and feeding calves.	Object not found			
HP.DR.9	Fly screen		Fair.	Wooden frame window fly screen.	2.	1.	2.	


HP.DR.10	Various		Poor.	Galvanised bucket, rubber tyre, scrap metal, ornamental bucket, rope, pillow. No details.	2.	1.	2.	
HP.DR.11	Various		Fair.	Oil drums x 2 – corroded. Steel work surface. Corrugated metal window hood. Glass bottle. Metal horseshoe and pliers on back wall.	2.	1.	2.	
HP.DR.12	Various		Fair.	Free standing bathtub. Internal washing machine part - metal. Metal strapping – corroded.	2.	1.	2.	
HP.DR.13	Oil drum		Poor.	44-gallon metal drum and smaller can – both heavily corroded.	2.	1.	2.	






EXTERIOR								
HP.EX.1			Dirt, rust.	Point off duck-foot plough used as washer.	Object not found			
HP.EX.2	Gate		Falling to pieces	Photos of gate from 1907 family photos.	Object not found			
HP.EX.3			Dirt, in pieces	Made on farm for kids, toy for yard.	Object not found			
HP.EX.4			Dirt, in pieces, borer.	Made on farm for kids, toy for yard.	Object not found			
HP.EX.5			Rust, flaking lining paper.	Used to live on verandah.	Object not found			
FEED BAIL								
HP.FB.1	Metal hook.		Dirt, rust. Good.		1.	3.	4.	
JACKIE FLOWER								
HP.JF.1	Typewriter	600x350x250	Dust, dirt, chipped paint. Fair.	"Remington Rand 17". Enamelled metal.	2.	3.	4.	

HP.JF.2	Radiogram/record player	485x420x220	Dust. Fair.	In timber veneered cabinet with lid.	2.	1.	2.	
HP.JF.3	Rocking chair	1400x1500x590	Broken seat, dust. Collapsed seat. Fair.	Cane and wicker.	2.	4.	4.	
HP.JF.4	Bedroom dressing table		Dust, dirt, chipped paint	Object not found or number was lost.				
HP.JF.5	Whatnot shelf/Red 4-tiered shelf.	860x350x150	Dust, dirt, chipped paint, broken hinge.	Wood.	1.	1.	1.	
HP.JF.6	Small trunk		Dirt, rust		2.	1.	1.	
HP.JF.9	Portable electric heater	490x550x175	Dirt, rust		2.	4.	4.	




HP.JF.10	Kitchen chair	790x360x410	Dirt. Broken seat. Fair.	Wooden. Pair with HP.JF.11	2.	1.	1.	
HP.JF.11	Kitchen chair		Broken side rail, loose seat	Wooden. Pair with HP.JF.10.	2.	1.	1.	
HP.JF.12	Fuel lantern	440x180x150	Dust, dirt. Soot build-up to inside of shade.	Enamelled metal. Glass shade intact.	1.	4.	4.	
HP.JF.13	Table	720x920x625	Dirt, rotted leg. Fair.	Wooden	2.	4.	4.	
HP.JF.14	Electric jug	230x510 (circum)	Dirt, chip in lid. Good.	Glazed ceramic, Bakelite (?) lid.	1.	1.	2.	
HP.JF.15	Folding chairs	830x490x420	Dirt, broken leg. Fair.	Pair with HP.JF.16. Object not found.				
HP.JF.16	Folding chairs	830x490x420	Dirt. Fair.	Pair with HP.JF.15. Object not found.				






HP.JF.17	Stuffed pheasant	400x400x310	Dust, dirt. Poor.	On wooden base.	3.	1.	1.	
HP.JF.18	Travel trunk	350x840x540	Dirt, rust. Fair.	Used by JF, may have belonged to JF's grandmother; not sure whether it was ever at the house. Wooden. Fabric covering extremely deteriorated, metal hinges	2.	1.	1.	
HP.JF.19	Patty tin	30x260x160	Dirt, rust. Good.		1.	1.	2.	
HP.JF.20	Griddle cake tin	20x280x220	Dirt, rust. Good.		1.	1.	2.	
HP.JF.21	Honey jar	90x60x60	Dirt. Good.		1.	4.	4.	
HP.JF.22a-b	Spice jar with stopper	100x40x40	Dirt. Good.		1.	4.	4.	





HP.JF.23a-b	Spice jar with stopper	100x40x40	Dirt. Good.		1.	4.	4.	
HP.JF.24a-b	Spice jar with stopper	100x40x40	Dirt. Good.		1.	4.	4.	
HP.JF.25	Spice jar	90x40x40	Dirt. Good.		1.	4.	4.	
HP.JF.26	Spice jar	100x40x40	Dirt. Good.		1.	4.	4.	
HP.JF.27	Pepper and salt holder	100x100x47	Dirt, rust. Fair.		1.	4.	4.	




HP.JF.28	Bread roll basket	125x213x72	Dirt, rust. Good.	Half round with ends in decorative perforated metal sheet. Handle intact.	1.	4.	4.	
HP.JF.29	Rolling pin	50x50x360	Dirt. Good.	Wooden.	1.	1.	1.	
HP.JF.30a-b	Cake tin with spring bottom	80x238x238	Dirt, rust. Good.	Metal.	1.	4.	4.	
HP.JF.31	Cast iron sauce pan	140x430x205	Dirt, rust. Poor.		3.	4.	4.	
HP.JF.32	Cast iron lid	5x152x152	Dirt, rust. Poor.		3.	1.	2.	
HP.JF.33	Glass milk bottle	215x75x75	Dirt. Good.		1.	1.	2.	
HP.JF.34	Glass milk bottle	215x75x75	Dirt. Good.		1.	1.	2.	
HP.JF.35	Glass milk bottle	215x75x75	Dirt. Good.		1.	1.	2.	





HP.JF.36	Flour tray	60x620x380	Dirt. Good.	For sifting out weevils. Wooden frame, metal wire grate.	1.	1.	1.	
HP.JF.37	Kerosene lantern	220x520 (circum)	Dirt, rust. Good.	Metal. Glass shade intact.	1.	1.	2.	
HP.JF.38	Alarm clock	120x115x60	Dirt, corrosion, rust. Fair.	Plastic and metal.	2.	4.	4.	
HP.JF.39a-b	Glass decanter with stopper	Decanter 190x90 Stopper 60x60	Dirt, stopper missing rubber piece. Good.	Cut glass.	1.	4.	4.	






HP.JF.40a-k	Mincer	a) 100x120x100 b) 140x40x40 c) 240x120x180 d and e) 40x20x20 f) 55x55x5 g) 80x80x30 h) 200x100x30 i) 50x50x10 j) 55x55x5 k) 120x60x5	a) Corrosion, loss. Poor. b) Corrosion, loss. Fair. c) Flaking paint, desiccated rubber. Fair. d) Rust, corrosion. Fair. e) Rust, corrosion. Fair. f) Corrosion, Good. g) Corrosion. Fair. h) Corrosion, flaking. Fair. i) Good. j) Good. k) Insect damage, tears, rust stain. Good.	Attachments plus instructions. "Spong & Co Ltd London"	1-3.	1.	2.	
HP.JF.41	Wooden slotted spoon	8x300x40	Good		1.	1.	1.	
HP.JF.42	Wooden slotted spoon	6x300x42	Good.					
HP.JF.43	Wooden spoon	10x250x45	Flaking lacquer. Good.		1.	1.	1.	
HP.JF.44	Wooden spoon	10x250x40	Good.		1.	1.	1.	
HP.JF.45	Wooden fork	10x30x310	Good.		1.	1.	1.	
HP.JF.46	Wooden fork	10x25x300	Good.		1.	1.	1.	
HP.JF.47	Wooden fork	13x30x360	Good.		1.	1.	1.	
HP.JF.48	Wooden fork	10x30x310	Good.		1.	1.	1.	
HP.JF.49	Metal soup spoon	25x50x170	Tarnish, dirt. Good.		1.	1.	2.	
HP.JF.50	Knife	10x20x220	Dirt, good.	Stainless steel.	1.	1.	2.	
HP.JF.51	Knife	10x20x215	Dirt, corrosion. Fair.	"Thorntons Sheffield"	1.	1.	2.	




HP.JF.52	Lounge chair, single seater	920x600x900	Dirt, ripped upholstery, some stuffing coming out	Green. HP.JF.52-54 from same set.	1.	1.	1.	
HP.JF.53	Lounge chair, double seater	1350x650x900	Dirt, ripped upholstery, some stuffing coming out	Green. HP.JF.52-54 from same set.	1.	1.	1.	
HP.JF.54	Lounge chair, single seater	920x600x900	Dirt, ripped upholstery, some stuffing coming out	Green. HP.JF.52-54 from same set.	1.	1.	1.	
HP.JF.56	Cutting tool	205x35	Dirt, rust. Good.	Metal cutting rod. Parsley cutting tool.	1.	4.	4.	
HP.JF.57	Meat tenderizing hammer.	260x85x35	Dirt. Good.		1.	4.	4.	






HP.JF.58	Wooden ladle	80x80x380	Dirt. Loose. Fair.		1.	1.	1.	
HP.JF.59	Wooden spoon	20x80x320	Dirt. Insect casings, chipped. Good.		1.	4.	4.	
HP.JF.60	Wooden spoon	20x70x300	Dirt. Good.		1.	4.	4.	
HP.JF.61	Wooden spatula	8x50x280	Dirt. Red stain, chip. Good.		1.	4.	4.	
HP.JF.62	Kerosene heater	550x380x240	Dirt. Good.	Brand: "National" Fake wooden veneer on front. Enamelled metal.	1.	4.	4.	
HP.JF.63	Spoon rest	30x100x190	Good	Glazed ceramic in the form of house.	1.	4.	4.	




HP.JF.64	Plate	25x180	Good	"Johnsons Australia" Floral decoration, matches JF.65.	1.	1.	2.	
HP.JF.65	Plate	25x180	Good.	"Johnsons Australia" Floral decoration, matches JF.64.	1.	1.	2.	
HP.JF.66	Plate	25x180	Good	"Johnsons Australia" Floral decoration.	1.	1.	2.	
KITCHEN								
HP.KN.1	Grinding stone		Rust on handle, green colouration. Object not seen.	Can see marks where stone was chipped out of the sandstone.	1.	1.	2.	
HP.KN.2	Table (round)	760x760x1200	Dust, chipped paint.	Wooden. 4-legged table with cross-bracing and circular top. Painted.	1.	1.	1.	




HP.KN.3	Kitchen dresser	1920x1230x570	Dust, dirt, borer, chipped paint, broken glass pane. Fair.	In two parts. Base: 2 door cupboard with 2 drawers and bench. Top: 2 door cupboard with 3 shelves, glass doors with 2 small drawers under. Broken glass, paper doilies in top cupboard. Good.	2.	1.	1.	
HP.KN.3a	Kitchen dresser – right drawer		Good.	Contains appliance manuals, newspaper clippings.	2.	1.	1.	
HP.KN.3b	Kitchen dresser – left drawer		Good.	Plastic and metal utensils, 2 x mouse traps and tin lids in left drawer.	2.	1.	1.	
HP.KN.4	Ironing board	1370x260x23	Dust, dirt, burn mark. Missing its legs. Good.	Wooden.	1.	1.	1.	




HP.KN.5	Meat safe	1100x1520x1450	Dust, dirt, rusted wire fly netting, chipped paint, borer. Fair.	Wooden cabinet, raised from floor. 2 doors with wire mesh to top half. Internal shelves.	2.	1.	1.	
HP.KN.6	Child's chair	330x225x300	Dirt, rust. Fair.	Metal frame, wooden seat and back. Back not attached.	2.	1.	1.	
HP.KN.7	Electric jug	215x190 (circum)	dust. Good.	Lid and element missing. No cord. Glazed ceramic.	1.	1.	2.	
HP.KN.8	Hanging scales		Dirt, rust	Was used around farm as needed (e.g. to measure seed for planting)	2.	1.	2.	
HP.KN.10	Electric iron	130x210x95	Dirt, rust, frayed cord. Good.	Metal, plastic handle intact.	1.	1.	2.	





HP.KN.11	Bottle sealer	45x100x65	Dirt, rust, rubber is missing. Bent. Good.	Marked "EVRON".	1.	1.	2.	
HP.KN.12	Small enamel baking dish	70x310x225	Dirt. Good.	Used to have bread and butter puddings and rice pudding in this.	1.	1.	2.	
HP.KN.13	Colander	100x275x275	Dirt, rust, dented. Good.		1.	1.	2.	
HP.KN.14	Preserving jar	245x120x120	Dirt. Good.	Indent in bottom is where tie went round the bottom and then over the lid. Lid missing. Glass.	1.	1.	2.	
HP.KN.15	Griddle cake tin	25x290x220	Dirt, rust. Good.	Metal.	1.	4.	4.	
HP.KN.16	Griddle cake tin	25x290x220	Dirt, rust. Good.	Metal.	1.	4.	4.	
HP.KN.17	Glass jar	165x110x110	Dirt	Had plastic lid; would get these jars at Christmas time and reuse. Good.	1.	4.	4.	
HP.KN.19	Glass jar	160x110x110	Dirt. Good.	Had plastic lid; would get these jars at Christmas time and reuse. Good.	1.	4.	4.	




HP.KN.20a-b	Glass jar with lid	120x75x75	Dirt. Good.	Honey jar.	1.	4.	4.	
HP.KN.21	Jar of rum essence	85x35x35	Good. Top of lid eaten by rodents.	Glass with plastic lid. Still contains essence; used for Christmas cakes (family was teetotallers).	1.	1.	2.	
HP.KN.22	Medicine bottle	80x25x25	Dirt. Good.	Amber glass. Lid missing.	1.	1.	2.	
HP.KN.23	Toilet water bottle	150x80x80	Dirt. Good. Heat damage to one side.	Clear glass. Lid missing.	1.	1.	2.	
HP.KN.24	Preserving jar	115x110x110	Dirt, dust. Good.	Clear glass marked: "FOWLERS NO. 28" (28 refers to jar size). Lid missing.	1.	1.	2.	





HP.KN.25	Egg ring	15x77x77	Dirt. Good.		1.	4.	4.	
HP.KN.26a-c	Thermos	260x145x145	Dirt. Good.	Plastic, metal. Made in Australia; picture on thermos tells story of "Waltzing Matilda".	1.	4.	4.	
HP.KN.27	Metal cover	190x210x210	Rust, broken bits at bottom. Poor.		3.	4.	4.	
HP.KN.28	Enamel milk jug	195x180x180	Rust, some holes at bottom. Good.	Enamelled metal.	1.	1.	2.	
HP.KN.29	Enamel milk jug	160x130x130	Rust, some holes, missing handle. Good.	Enamelled metal.	1.	1.	2.	




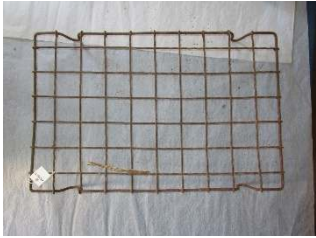
HP.KN.30.1-42	"Vacola" bottling set	330x380	Dirt, rust, drip hole in bottom. Poor.	Fowlers brand "Valcola" model boiling pot with lid, complete set. 12 glass jars (no. 27s); package of 12 lids; 12 clips; 3 bags of rings (perished); thermometer packet (with "Violet" written on - JF's grandmother); Lived in pantry and used in kitchen. For use on stove top. Enamelled metal.	3.	1.	2.	
HP.KN.31	Sauce pan	90x290x130	Dirt. Good.	Metal, plastic handle.	1.	4.	4.	
HP.KN.32	Sauce pan	190x345x180	Dirt. Good.	5-pint sauce pan. Metal, Bakelite(?) handle. From same set as HP.KN.3.3	1.	4.	4.	






HP.KN.33	Sauce pan	145x310x160	Dirt. Good.	3 pint. Metal, Bakelite(?) handle. From same set as HP.KN.32.	1.	4.	4.	
HP.KN.34a-b	Cake tin with spring bottom	75x235x235	Dirt, rust. Good.	Metal. In 2 pieces.	1.	4.	4.	
HP.KN.35a-b	Cake tin with spring bottom	75x255x255	Dirt, rust. Good.	Metal. In 2 pieces.	1.	4.	4.	
HP.KN.36a-b	Ice block maker with one paddle	120x210x115	Dirt, seven paddles missing. Good.	Possibly more paddles in Weatherboard Cottage. Plastic.	1.	4.	4.	
HP.KN.37	Spice rack		Dirt. Good.		1.	4.	4.	
HP.KN.38	Sauce pan lid	50x200x200	Dirt. Good.	Metal.	1.	4.	4.	






HP.KN.39	Sauce pan lid	50x200x200	Dirt. Good.	Metal.	1.	4.	4.	
HP.KN.40	Sauce pan lid	35x150x150	Dirt. Good.	Metal.	1.	4.	4.	
HP.KN.41	Sauce pan lid	35x150x150	Dirt. Good.	Metal.	1.	4.	4.	
HP.KN.42	Pudding steamer lid	25x205x205	Dirt. Good.	From same set as HP.KN.43	1.	4.	4.	
HP.KN.43	Pudding steamer lid	25x205x205	Dirt. Good.	From same set as HP.KN.42	1.	4.	4.	
HP.KN.44	Pudding steamer lid	25x205x205	Dirt, pieces eroded.	From same set as HP.KN.44-47	1.	4.	4.	
HP.KN.45	Pudding steamer lid	25x205x205	Dirt. Good.	From same set as HP.KN.44-47	1.	4.	4.	
HP.KN.46	Pudding steamer lid	25x205x205	Dirt. Good.	From same set as HP.KN.44-47	1.	4.	4.	
HP.KN.47	Pudding steamer lid	25x205x205	Dirt. Good.	From same set as HP.KN.44-47	1.	4.	4.	
HP.KN.48	Green plastic saucer	20x15x135	Dirt. Good.	From 1950s or 60s. Plastic.	1.	4.	4.	
HP.KN.49	Boiler lid	55x275x275	Dirt. Good.	Metal. Bakelite (?) handle.	1.	4.	4.	



HP.KN.50	Boiler lid	55x270x270	Dirt. Good.	Metal, plastic handle.	1.	4.	4.	
HP.KN.51	Boiler lid	70x280x280	Dirt. Good.	Metal, plastic handle.	1.	4.	4.	
HP.KN.52	Boiler lid	60x280x280	Dirt. Good.	Metal, plastic handle.	1.	4.	4.	
HP.KN.54	Coffee jar	190x93x93	Dirt, rust. Good.		1.	4.	4.	
HP.KN.55	Coffee jar	190x93x93	Dirt, rust. Good.		1.	4.	4.	
HP.KN.56	Coffee jar	190x93x93	Dirt, rust. Good.		1.	4.	4.	
HP.KN.57	Coffee jar	190x93x93	Dirt, rust. Good.		1.	4.	4.	
HP.KN.58	Coffee jar	190x93x93	Dirt, rust. Good.		1.	4.	4.	
HP.KN.59	Coffee jar	190x93x93	Dirt, rust. Good.		1.	4.	4.	
HP.KN.61	Coffee jar	150x75x75	Dirt, rust. Good.		1.	4.	4.	
HP.KN.62	Coffee jar	150x75x75	Dirt, rust. Good.		1.	4.	4.	
HP.KN.63	Coffee jar	150x75x75	Dirt, rust. Good.		1.	4.	4.	


HP.KN.64	Jam spoon	25x440x70	Dirt. Good.	Handmade on site. Wooden.	1.	1.	1.	
HP.KN.65	Flour sifting tray	80x570x380	Dirt, split piece of wood on one side. Good.	Wooden frame with metal mesh and wire reinforcement. Fowlers.	1.	1.	1.	
HP.KN.66a-b	Preserving jar and lid	a) 80x112x112 b) 20x108x108	Dirt, some chips. Good.	Brand: Fowlers "Vacola". Clear glass.	1.	1.	2.	
HP.KN.67a-b	Preserving jar and lid	a) 80x112x112 b) 20x108x108	Dirt, some chips. Good.	Brand: Fowlers "Vacola". Clear glass.	1.	1.	2.	



HP.KN.68	Measuring jug	120x155x120	Cracked down side. Good.	Clear glass. Measures in pints, ounces and cups.	1.	4.	4.	
HP.KN.69	Enamel milk jug	170x70x90	Chips in enamel, rust. Poor.	Enamelled metal.	3.	4.	4.	
HP.KN.70	Sauce bottle	115x80x80	Dirt, missing top. Good.	Clear glass.	1.	4.	4.	
HP.KN.71	Cooling rack	32x310x225	Dirt, rust. Good.	JF remembers the rack making nice ripples on lamingtons. Metal.	1.	1.	2.	






HP.KN.72	Frying pan	460x250x140	Dirt, rust. Flaking on bottom. Poor.	Great for camping; lip for pouring off liquid. Metal.	3.	1.	2.	
HP.KN.73	Frying pan	Open - 100x545x310 Closed 45x310x310	Dirt, rust. Poor.	Good for camping. Folding handle.	3.	1.	2.	
HP.KN.74	Frying pan	95x340x190	Dirt. Wear and tear. Good.	Plastic handle.	1.	4.	4.	
HP.KN.75	Potato masher	240x100x74	Dirt, rust, some missing paint. Good.	Wooden handle, metal masher and forks. Handle painted.	1.	4.	4.	
HP.KN.76	Slotted spoon	290x65x75	Dirt, rust. Paint loss, plating loss. Fair.	Wooden handle, metal stem and bowl. Handle painted.	1.	4.	4.	
HP.KN.77	Tongs	265x90x40	Dirt, rust. Fair. Working.	KANA Australia. Metal.	2.	1.	2.	

HP.KN.78	Barbeque fork	325x23x15	Dirt, rust. Paint and varnish loss. Fair.	Wooden handle, metal stem and tines. Handle varnished.	2.	1.	2.	
HP.KN.79	Barbeque fork	320x30x15	Dirt, rust. Fair.	Wooden handle, metal stem and tines.	2.	1.	2.	
HP.KN.80	Wooden spoon	360x55x15	Dirt, small chip on back. Good.		1.	1.	1.	
HP.KN.81	Wooden spoon	310x55x12	Dirt. Good.		1.	1.	1.	
HP.KN.82	Nut cracker	135x100x10	Dirt, rust. Fair.	Metal.	2.	4.	4.	
HP.KN.83	Bottle opener	80x40x5	Dirt, rust. Corrosion, surface loss. Fair.	Metal.	2.	4.	4.	
HP.KN.84a	Table knife	210x20x10	Dirt. Good.	Bone handle. "Paramount"	1.	1.	2.	
HP.KN.84b	Table knife	235x20x10	Good.	Bone handle. "Castlebrand Wiltshire"	1.	1.	2.	
HP.KN.84c	Table knife	235x20x10	Good.	Bone handle. "Paramount"	1.	1.	2.	





HP.KN.84d	Table knife	210x20x10	Good.	Bone handle. "Grosvenor"	1.	1.	2.	
HP.KN.84e	Table knife	235x20x10	Good.	Bone handle. "Paramount"	1.	1.	2.	
HP.KN.84f	Table knife	230x20x10	Good.	Bone handle. "Paramount"	1.	1.	2.	
HP.KN.85	Table knife	245x22x15	Dirt. Chip on handle, dent in blade. Good.	Bone handle. "Equal Hiram Wild Cutler Sheffield".	1.	1.	2.	
HP.KN.86	Table knife	210x20x10	Dirt. Good.	Bone handle. "Sheffield England"	1.	1.	2.	
HP.KN.87	Table knife	205x20x10	Dirt. Good.	Bone handle. "Sheffield England"	1.	1.	2.	
HP.KN.88	Table knife	207x20x10	Dirt. Good.	Bone handle. "Sheffield England"	1.	1.	2.	
HP.KN.89	Table knife	235x20x10	Dirt. Loss on handle. Good.	Bone handle. "Savoy Sheffield made for Saunderson Sydney"	1.	1.	2.	
HP.KN.90	Table knife	210x20x10	Dirt. Good.	Bone handle. "Paramount Sheffield England"	1.	1.	2.	





HP.KN.91	Table knife	235x20x10	Dirt. Slight abrasion on handle. Good.	Bone handle. "Grosvenor"	1.	1.	2.	
HP.KN.92	Table knife	190x22x20	Tarnish. Good.	"Walker and Hall"	1.	1.	2.	
HP.KN.93	Table knife	195x26x18	Tarnish. Bent tines. Good.	"Grosvenor Plate"	1.	1.	2.	
HP.KN.94	Table knife	195x26x18	Tarnish. Loss of plating. Good.	"Grosvenor Plate"	1.	1.	2.	
HP.KN.95	Table knife	195x25x20	Tarnish. Worn tine. Plate loss. Good.	"Grosvenor Plate"	1.	1.	2.	
HP.KN.96	Table knife	195x26x23	Tarnish. Corrosion spots. Fair.	HP.KN.96-98 from same set. Stainless steel, Japan.	1.	1.	2.	
HP.KN.97	Table knife	195x26x23	Tarnish. Good.	HP.KN.96-98 from same set	1.	1.	2.	
HP.KN.98	Table knife	195x26x23	Tarnish. Good.	HP.KN.96-98 from same set	1.	1.	2.	
HP.KN.99	Table knife	198x28x28	Tarnish. Good.	HP.KN.99-101 from same set. No markings.	1.	1.	2.	
HP.KN.100	Fork	25x22x182	Tarnish. Good.	HP.KN.99-101 from same set	1.	1.	2.	
HP.KN.101	Fork	25x26x200	Tarnish. Good.	HP.KN.99-101 from same set	1.	1.	2.	
HP.KN.102	Fork	15x23x170	Tarnish. Corrosion spots. Fair.	"Regal Plate Sydney"	1.	1.	2.	
HP.KN.103	Fork	20x25x190	Tarnish. Good.	"Grosvenor"	1.	1.	2.	
HP.KN.104	Fork	15x22x175	Tarnish. Good.	"Wade & Butcher England"	1.	1.	2.	






HP.KN.105	Dessert spoon	12x40x175	Good		1.	1.	2.	
HP.KN.106	Soup spoon	20x45x172	Good		1.	1.	2.	
HP.KN.107	Dessert spoon	15x40x175	Tarnish. Good.	"Grosvenor Plate"	1.	1.	2.	
HP.KN.108	Dessert spoon	20x40x180	Tarnish. Good.	HP.KN.108-109 from same set. "Wear Brite"	1.	1.	2.	
HP.KN.109	Dessert spoon	20x40x180	Tarnish. Good.	HP.KN.108-109 from same set	1.	1.	2.	
HP.KN.110	Dessert spoon	20x40x170	Tarnish. 2 corrosion spots. Good.	HP.KN.110-111 from same set. "Rustles Silver Nickel" Sheffield	1.	1.	2.	
HP.KN.111	Dessert spoon	20x40x170	Tarnish. Good.	HP.KN.110-111 from same set	1.	1.	2.	
HP.KN.112	Dessert spoon	20x40x180	Tarnish. Good.	"Stainless nickel. Made in England"	1.	1.	2.	
HP.KN.113	Dessert spoon	20x40x180	Tarnish. Good.	"Doltone Everbrite NS Sheffield"	1.	1.	2.	
HP.KN.114	Dessert spoon	20x40x180	Good.	"Stainless steel Made in Japan"	1.	1.	2.	
HP.KN.115	Dessert spoon	35x40x180	Tarnish. Dent in tip.	"Stainless"	1.	1.	2.	
HP.KN.116	Dessert spoon	18x40x180	Tarnish. Good.	"CUPRO Nickel Silver British"	1.	1.	2.	
HP.KN.117	Tea spoon	20x30x130	Tarnish. Good.	"Maslin Super"	1.	1.	2.	
HP.KN.118	Tea spoon	20x30x130	Tarnish. Good.		1.	1.	2.	
HP.KN.119	Tea spoon	20x30x130	Tarnish. Corrosion. Good.	"Regal Plate"	1.	1.	2.	





HP.KN.120	Wooden handle	25x25x125	Dirt. Good.	Origin unclear. Found in kitchen. Wood.	1.	1.	1.	
HP.KN.121	Plastic bread bin	330x210x270	Dirt. Some abrasion, stain on top. Good.		1.	4.	4.	
HP.KN.123	Fire poker	40x770x110	Rust. Corrosion, bent. Fair.	Homemade on site. Wood.	2.	1.	2.	
HP.KN.124	Butter pat	340x65	Dirt. Good.	Homemade on site. Wood.	1.	1.	1.	
HP.KN.125	Butter pat	305x90	Dirt. Good.	Homemade on site. Wood.	1.	4.	1.	
HP.KN.126	Butter pat	225x55	Dirt. Good.	Homemade on site. Wood.	1.	1.	1.	
HP.KN.127	Flour sieve	135x500 (circum)	Dirt, rust. Good.		1.	4.	4.	
HP.KN.128	Egg beater	100x335x120	Dirt, rust. Fair.	Used by JF to make cakes. Painted wooden handle. Still works. "Swift Whip".	2.	1.	2.	







HP.KN.129	Fish scaler	30x45x175	Dirt, rust. Corrosion, possibly active. Fair.	Metal.	2.	1.	2.	
HP.KN.130	Potato masher	80x90x240	Dirt, rust. Potentially active corrosion. Fair.	Metal, wooden handle.	2.	1.	2.	
HP.KN.131	Whisk	30x65x255	Dirt, rust. Fair.	Metal.	2.	1.	2.	
HP.KN.132	Rolling pin	35x35x350	Dirt. Wear and tear. Good.	Wooden, metal hoop at one end.	1.	1.	1.	
HP.KN.133	Grater	160x125x125	Dirt, rust. No surface left, still intact. Fair.	Metal. Cylindrical form.	2.	1.	2.	
HP.KN.134	Ice cube maker	40x210x120	Dirt. Good.	Bottom tray missing. 2 cross sections missing. Metal.	1.	4.	4.	







HP.KN.135	Ice cube maker	35x190x95	Dirt. Slightly bent. Good.	Bottom tray missing. Metal.	1.	4.	4.	
HP.KN.136	Ice cube maker	40x210x130	Dirt. Slightly bent. Good.	Bottom tray missing.	1.	4.	4.	
HP.KN.137	Ice cream tray	65x250x120	Dirt. Good.	Metal.	1.	4.	4.	
HP.KN.138	Enamel bowl	60x150x150	Dirt, holes in bottom, rust.	Poor. Enamelled metal.	3.	4.	4.	
HP.KN.139	Colander	115x230	Dirt. Poor.	Possible corrosion. Enamelled metal.	3.	4.	4.	
HP.KN.140	Nut cracker	150x40x15	Dirt, rust. Heavily corroded, surface loss. Working. Fair.	Used to have a lot of nuts at Christmas time. Metal. Traces of original chrome finish.	2.	1.	2.	





HP.KN.141	Apple corer	160x30	Corrosion, dirt, some flaked paint. Good.	Wooden handle, metal blade. Handle painted green.	1.	1.	2.	
HP.KN.142	Peeler	155x20	Dirt, rust. Good.	Blue plastic body, metal handle.	1.	4.	4.	
HP.KN.143	Tea spoon	20x30x145	Dirt, rust. Fair.	Tea spoons would accidentally get thrown into the garden with the dish water.	2.	1.	2.	
HP.KN.144	Tea spoon	20x30x145	Dirt, rust. Heavily corroded. Poor.		2.	1.	2.	
HP.KN.145	Can opener		Dirt, rust. Poor.	Metal.	3.	4.	4.	





HP.KN.146	Peeler/corer	170x30	Dirt. Good.	Handle wooden, metal blade. Traces of original varnish to handle.	1.	1.	2.	
HP.KN.147	Bottle opener	150x35	Dirt, rust. Good.	One end pops the top, the other is for twisting. Metal.	1.	1.	2.	
HP.KN.148	Flour sifter	150x415 (circum)	Dirt, rust. Good.	Still has the price tag on it, but well used. Enamelled metal. Plastic handle.	1.	4.	4.	
HP.KN.149	Rolling pin	50x50x420	Dirt. Stains. Good.	Wooden.	1.	1.	1.	
HP.KN.150	Electric iron	130x130x240	Dirt. Rust, corrosion, stiff cord. Fair.	Metal body, fabric insulated cord, Bakelite (?) handle.	2.	1.	2.	




HP.KN.151	Sewing tape measure	30x120x120	Dirt. Good.	Plastic, no metal ends. Loosely wound. Marked in inches and centimetres.	1.	4.	4.	
HP.KN.152	Potato masher	85x23x85	Dirt, rust. Good.	Wooden handle wire mashing end and forks. Handle painted white.	1.	1.	2.	
HP.KN.153	Toasting fork	390x70	Dirt, rust. Good.	Homemade on site; used in open fire of oven, or any other open fire.	1.	1.	2.	
HP.KN.154	Grater	230x110x85	Dirt, rust. Possible active corrosion. Fair.	Triangular form with 3 types of grating surfaces. Metal.	1.	4.	4.	
HP.KN.155	Wire sieve	260x50x120	Dirt, rust. Not active corrosion. Good.	Blue plastic handle. Metal frame and mesh.	1.	1.	2.	






HP.KN.156	Wire sieve Small.	180x40x70	Dirt, rust. Not active corrosion. Good.	Metal.	1.	1.	2.	
HP.KN.157	Melon baller	200x25	Dirt, rust. Active corrosion. Fair.	Wooden handle, metal blades. Handle painted green.	1.	1.	2.	
HP.KN.158	Bread knife	30x320x30	Dirt, rust. Fair.	Wooden handle, used to be painted.	1.	1.	2.	
HP.KN.159	Butter knife	5x170x25	Dirt, rust, missing handle. Good.	Metal.	1.	1.	2.	
HP.KN.160	Fork	15x170x30	Dirt, rust. Tines bent. Fair.	Metal. Hallmarked.	2.	1.	2.	
HP.KN.161	Skewer	5x310x50	Dirt, rust, was painted. Fair.	Not sure why it was painted. Metal.	2.	1.	2.	





HP.KN.162	Spoon	190x40x25	Dirt, rust, starting to wear away in points. Fair.	Metal.	2.	1.	2.	
HP.KN.163	Skewer	5x270x50	Dirt, rust. Good.	Metal.	1.	1.	2.	
HP.KN.164	Cake tin	60x260x130	Dirt, rust, holes in bottom. Fair.	Metal.	2.	4.	4.	
HP.KN.165	Serving platter	30x215	Good.	Used in dining room but lived in kitchen. Amber cut glass.	1.	4.	4.	
HP.KN.166	Serving platter/Cake stand	40x215	Good.	Used in dining room but lived in kitchen. Clear cut glass.	1.	4.	4.	
HP.KN.167	Glass bowl	85x210	Dirt. Good.		1.	4.	4.	






HP.KN.168	Top of butter dish	60x140	Dirt, crack in top. Good.	Clear cut glass.	1.	4.	4.	
HP.KN.169	Juicer	95x155	Dirt. Good.	Clear glass.	1.	4.	4.	
HP.KN.170	Tumbler	80x70	Good.	Child's tin cup, coloured pink. Match with HP.KN.171	1.	4.	4.	
HP.KN.171	Tumbler	80x70	Good.	Child's tin cup, coloured pale pink. Match with HP.KN.170	1.	4.	4.	
HP.KN.172	Canister with lid	130x120	Dirt. Good.	Plastic, screw on lid.	1.	4.	4.	
HP.KN.173	Rice canister with lid	150x140	Dirt. Good.	Plastic. Push on lid. Raised lettering 'Rice' in red. Match with HP.KN.174.	1.	4.	4.	






HP.KN.174	Coffee canister	100x95	Dirt. Good.	Plastic. Lid missing. Raised lettering 'Coffee' in red. Match with HP.KN.173.	1.	4.	4.	
HP.KN.186	Tea pot	125x260	Good, no damage.	Glazed ceramic. Floral motif and silver pinstriping. Lid intact.	1.	4.	4.	
MISCELLANEOUS								
HP.MS.2	Fly sprayer	420x150x100	Dirt. Handle cracked. Good.	Handle showing remnant paint. Metal, wooden handle.	1.	1.	2.	
HP.MS.3	Vendor's milk carrier	300x180x180	Dirt, rust, plastic coating flaky. Fair.	Used as curiosity (?) after dairy was closed. Plasticised metal.	2.	1.	2.	
HP.MS.4a-b	Crutches	1375x135x135	Dirt, one crutch missing bottom, one crutch bottom cracked, worn and dusty on top. Good.	Kept behind the front door. Wooden.	1.	1.	1.	





HP.MS.5	Umbrella	900x150x150	Dirt, 2 broken spokes, few holes. Poor.	Hung behind front door. Wooden handle, synthetic fabric.	3.	1.	1.	
HP.MS.6	Pry bar.	25x310	Dirt, rust. Corrosion, surface loss. Poor.	Metal.	3.	4.	4.	
HP.MS.7	Net bag	No dimensions. Inside HP.MS.10.	Dust, frayed. Did not handle.	Lived in cupboard under staircase. Shopping bag.	1.	4.	4.	
HP.MS.8	Net bag	No dimensions. Inside HP.MS.10.	Dust, frayed. Did not handle.	Lived in cupboard under staircase. Shopping bag.	1.	4.	4.	
HP.MS.9	Plastic bag	No dimensions. Inside HP.MS.10.	Dust. Did not handle.	Lived in cupboard under staircase. Shopping bag.	1.	4.	4.kooka	
HP.MS.10 containing HP.MS.7-9	Woven bag	290x415x167	Dust. Good.	Woven rushes rope handles. Lived in cupboard under staircase. Shopping bag. Internal bags not handled.	1.	1.	1.	






HP.MS.11	Woven bag	380x410x200	Dust. Good.	Lived in cupboard under staircase. Shopping bag. Woven rattan.	1.	1.	1.	
HP.MS.12	Cane bag	410x440x270	One handle unravelling, dust. Fair.	Lived in cupboard under staircase. Shopping bag. Very old. Handmade. Wooden bottom.	2.	1.	1.	
HP.MS.13	Light fitting cover plate	45x115	Dirt, rust. Good.	Metal. Fixing screws intact.	1.	4.	4.	
HP.MS.14	Adjustable fly screen	40x510x350	Dirt. Good.	Used around house as needed; painted green. Wooden frame, metal screen.	1.	1.	2.	
HP.MS.15	Vita-Weat tin	130x240x220	Dirt, rust. Poor.	Kept in wooden trunk on upstairs landing; contains egg collection. Paper label. Needs conservator. Metal, paper label. Hinged lid.	1.	1.	This object needs special handling and storage and should be attended to by a conservator.	





HP.MS.15a	Egg collection		Some shells broken	Most shells pierced and blown. Packed in wadding.	1.	1.	This object needs special handling and storage and should be attended to by a conservator.	
HP.MS.16	Kraft Velveeta cheese box	80x390250	Dirt, fraying on edges. Poor.	Kept in wooden trunk on upstairs landing; contains shell collection. Wood and cardboard.	3.	1.	This object needs special handling and storage and should be attended to by a conservator	
HP.MS.16a	Shell collection		Some shells chipped, detached from mounts.	Natural shells, paper labels. Divided into bivalves and univalves/	3.	1.	This object needs special handling and storage and should be attended to by a conservator	
HP.MS.17	Boot last	175x195	Dirt, rust. Good.	Lived in cupboard under staircase; for mending shoes on. Metal.	1.	1.	2.	





PARLOUR (? MAYBE IN MAIN HOUSE)								
HP.PL.1	Kerosene heater		Dirt, rust, dust. Good. Enamel worn.	'VALOR' brand. "Valor Junior" model. Enamelled metal.	1.	4.	4.	
HP.PL.2	Photo album	100x290x420	Leather binding has worn off, some fraying on edges and inside, clasp missing. Pages are torn, embrittled, spine missing. Fair.	Photos have been removed, but names of who was pictured are handwritten in - "P Hadley, E Jones, N Smith, D Hadley, A Gates". Embossed leather cover, floral design.	3.	1.	1.	 
HP.PL.3	Vase	190x120x90	Handles missing, dust. Good.	Needs thorough clean. Glazed ceramic, gilding.	1.	4.	4.	
HP.PL.4	Fire poker	615x125x25	Dirt, rust. Fair.	Handmade. Metal.	2.	1.	2.	

HP.PL.5	Vase	180x75	Dirt, broken piece at bottom. Good.	Sat on mantelpiece, with broken end facing wall so couldn't tell	1.	4.	4.	
PANTRY (MAIN HOUSE)								
HP.PN.4	Cross-cut saw	1630x170	Dirt, rust. Good.	Always stored in pantry. Metal. Blade only, handles missing.	1.	1.	2.	
HP.PN.5	Hand-saw	1350x90	Dirt, rust. Good.	Extremely large. Wooden handle. Handle has evidence of being reattached.	1.	1.	2.	
HP.PN.7a-b	Mincer	a) 210x160x160 b) 230x90x90	Dirt, rust. Surface lost. Fair.	In 2 pieces. Metal, wooden handle.	2.	4.	4.	
HP.PN.8a-c	Mincer	a) 180x60x60 b) 300x120x150 c) 200x30x100	Dirt, rust. Surface lost. Fair.	Brand: "SPONG". In 3 pieces. Metal, plastic handle.	2.	4.	4.	






HP.PN.9	Pressure lamp	480x167x167	Dirt. Shade glass missing. Good.	Metal.	1.	4.	4.	
HP.PN.10	Billy can	150x170x170	Dirt, rust. Corrosion. Good.	Handle intact. Metal.	1.	4.	4.	
HP.PN.11	Tray table	35x465x315	Dirt, rust. Fair.	Tulip pattern. Enamelled metal.	2.	4.	4.	
HP.PN.12	Triangle sauce pan	127x164x160	Dirt. Good.	Part of set of three.	1.	1.	2.	
HP.PN.13	Round enamel	110x215x215	Dirt, traces of blue paint on edge. Good.		1.	4.	4.	
HP.PN.14a-b	Spreader bar and hook.	70x420x210	Dirt, rust. Good.	For hanging carcasses while dressing. Timber with metal hook.	1.	1.	1.	





HP.PN.15	Spreader bar	50x580x50	Dirt. Good.	Probably for sheep, calves, or pigs. Timber. Notched ends.	1.	1.	1.	
HP.PN.16	Spreader bar	30x30x350	Dirt. Good.	Small bar, probably for sheep, calves, or pigs. Timber. Notched ends.	1.	1.	1.	
HP.PN.17	Aluminium tin	195x85x140	Dirt, sides dented, rusted hinges. Good.	Lid intact.	1.	4.	4.	
HP.PN.18	Kerosene primus stove.	230x680 (circum)	Dirt, rust. Good.	Metal. Fuel cap, adjustment valve and plate intact.	1.	1.	2.	
HP.PN.19	Shoe horn	160x45x15	Dirt, rust. Fair. No surface left.	Anything handy went in the pantry, because there was no room for it elsewhere. Metal.	2.	1.	2.	

HP.PN.20	Unused wick for kerosene heater		Wrapping paper torn. Good.	Brand: "WARMA". For item HP.WWS.11. In original wrapper, not removed.	1.	1.	1.	
HP.PN.21	Rat trap	180x90x30	Dirt, rust. Fair.	Wood and metal. Traces of red paint label.	2.	1.	1.	
HP.PN.22	Brush	170x60x80	Dirt. Loss on handle. Loss of bristles. Fair.	Not sure what it was used for. Wooden handle and base, natural bristles.	1.	1.	1.	
HP.PN.23	Jar	90x80x80	Dirt, missing lid. Good.	Held hand cream (possibly Barrier Cream?); JF thinks had blue lid. Milk glass.	"Property of Sanitarium" 1.	4.	4.	
HP.PN.24	Kerosene pump	560x140x45	Dirt, rust. Some active corrosion. Fair.	Used to fill up lamps	2.	1.	2.	

HP.PN.25	Secateurs	250x50x30	Dirt, rust. Some active corrosion. Still works. Fair.	Garden stuff had its own shelf in the pantry. Metal.	2.	1.	2.	
HP.PN.26	Secateurs	220x50x25	Dirt, rust. Fair.	Still moves. Metal.	2.	1.	2.	
HP.PN.27	Mincer	110x260x210	Dirt, rust. Fair.	Brand:"Sargents & Co USA". Metal, wooden handle. Clamp and fittings intact.	2.	1.	2.	
HP.PN.28	Wire toasting grill	25x420x260	Dirt, rust. Bent out of shape. Fair.	For toasting bread. Stored in the pantry on a nail in the wall; used in the kitchen. Metal. 2 pieces.	2.	1.	2.	

HP.PN.29	Wire cooling rack		Corroded. Minor bending.	Metal.	2.	1.	2.	
HP.PN.30	Wire cooling rack	20x265x200	Dirt, rust. Fair.	Metal. 2 intact handles. Possibly for camping use.	2.	1.	2.	
HP.PN.31	Laundry blue bag	45x30	Good	For use in laundry, to make whites whiter.	1.	1.	1.	
HP.PN.32	Milk jug	180x230	Dirt, some dents. Good.	Used to bring milk in from dairy to the house. Metal. Bakelite (?) handle. Dead lizard inside.	1.	1.	2.	
HP.PN.33	Mincer	90x170x270	Dirt, rust. Good.	Brand: "Universal" Metal. Clamp and fitting attached. Handle cover missing.	1.	1.	2.	

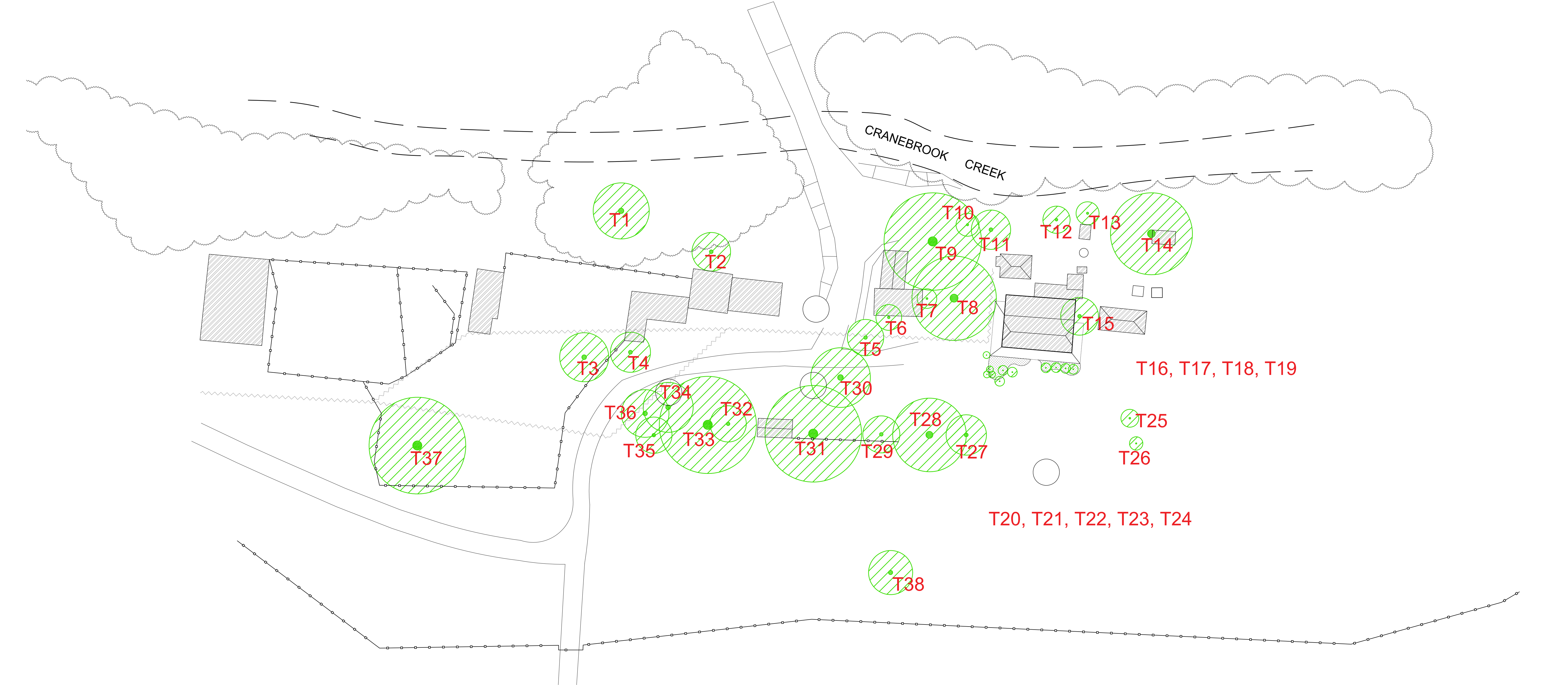
HP.PN.34	Light socket double adapter	85x85x65	Dirt. Corrosion, fair.	Plastic and metal. Brand: "Sturdee". Switch intact.	2.	1.	2.	
HP.PN.35	Garden hose tap fitting	65x70x35	Dirt, rust. Fair.	Went with garden stuff in pantry. Metal.	2.	1.	2.	
HP.PN.36	Cold meat slicer	240x360x220	Dirt, rust. Good.	Green paint residue. Metal. Guide and slide missing.	2.	1.	2.	
HP.PN.37	Kerosene lamp base	190x120	Dirt, rust. Good.	Homemade. Glass.	1.	1.	2.	
HP.PN.38	Glass flue from kerosene lamp	180x125	Dirt. Good.	Spare flue. Goes with base at 37.	1.	1.	2.	
STABLES								

HP.ST.1	Horse shoe	8x150x155	Dirt, rust. Corrosion potentially active. Fair.	Front foot. Metal. Hand forged.	2.	1.	2.	
HP.ST.2	Horse shoe	8x150x155	Dirt, rust. Corrosion potentially active. Fair.	Back foot. Metal. Hand forged.	2.	1.	2.	
HP.ST.3	Metal peg	285x30x30	Dirt, rust. Active corrosion, pitting. Poor.	Metal. For external use.	3.	1.	2.	
TANK (?)								
HP.TK.1	Saucepan	100x230x125	Dirt. Good. Dented, misshapen.	Used as water dipper. 'Strong-Lite'. Metal. Bakelite (?) handle.	1.	1.	2.	
HP.TK.2	Bucket	350x300x300	Rust, missing bottom. Good.	Bucket always kept under tank for catching drips and carrying water.	1.	1.	2.	

HP.TK.3	Bucket	270x290x290	Rust, small holes in side and bottom. Good.	When washed hands under tank, washed them into bucket so could save water to throw onto garden.	1.	1.	2.	
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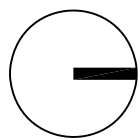
Appendix C – Tree Identification Plan

TREE IDENTIFICATION PLAN



ID	Species	Common Name	COMMENTS
T1	<i>Eucalyptus sp</i>	Eucalyptus	
T2	<i>Schinus molle</i>	Peppercorn	Mature
T3	<i>Acer negundo</i>	Boxelder maple	Poor condition
T4	<i>Morus nigra</i>	Mulberry Tree	Stump/Regrow
T5	<i>Citrus x sinensis</i>	Orange Tree	Mature
T6	<i>Citrus x sinensis</i>	Orange Tree	Mature
T7	<i>Plumeria</i>	Frangipani	
T8	<i>Thuja occidentalis</i>	White Cedar	
T9	<i>Thuja occidentalis</i>	White Cedar	
T10	<i>Sapium sebiferum</i>	Chinese Tallowood	
T11	<i>Quercus robur</i>	Oak	
T12	<i>Prunus salicina</i>	Plum	
T13	<i>Syzygium smithii</i>	Lilly Pilly	Immature
T14	<i>Schinus molle</i>	Peppercorn	Mature
T15	<i>Citrus x limon</i>	Lemon Tree	Mature
T16	<i>Weigela florida</i>	Weigela	
T17	<i>Zingiber officinale</i>	Ginger Plant	
T18	<i>Camellia japonica</i>	Camellia	
T19	<i>Plumbago auriculata</i>	Plumbago	
T20	<i>Tibouchina urvilleana</i>	Lasiandra tree	

T21	<i>Trachycarpus fortunei</i>	Windmill palm	
T22	<i>Hibiscus rosa-sinensis</i>	Hibiscus	
T23	<i>Trachycarpus fortunei</i>	Group of Windmill palms	
T24	<i>Wisteria sinensis</i>	Wisteria	
T25	<i>Prunus persica</i>	Peach Tree	Poor condition
T26	<i>Citrus x limon</i>	Lemon Tree	Self-sown
T27	<i>Dracaena marginata</i>	Dracaena	Small
T28	<i>Pinus glabra</i>	Spruce Pine	
T29	<i>Quercus robur</i>	Oak	Immature
T30	<i>Cupressus sempervirens</i>	Cypress	
T31	<i>Cupressus sempervirens</i>	Cypress	
T32	<i>Cupressus sempervirens</i>	Cypress	
T33	<i>Cupressus sempervirens</i>	Cypress	
T34	<i>Lagerstroemia indica</i>	Crepe Myrtle	
T35	<i>Lagerstroemia indica</i>	Crepe Myrtle	
T36	<i>Lagerstroemia indica</i>	Crepe Myrtle	
T37	<i>Eucalyptus amplifolia</i>	Cabbage gum tree	Mature
T38	<i>Araucaria bidwillii</i>	Bunya pine	Immature



project: 19-044s Hadley Park
client:
date: 4.11.2019
revision: P1
drawn: GT
checked: DMT

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Appendix D – Section 170 Listing



Hadley Park, Castlereagh

Name of Item: Hadley Park

Type of Item: Complex / Group

Group/Collection: Landscape - Cultural

Category: Historic Landscape

Primary Address: 14-278 Old Castlereagh Road, Castlereagh, NSW 2749

County: Cumberland

Local Govt. Area: Penrith

Local Aboriginal Land Council: Deerubbin

Property Description

<i>Lot/Volume Code</i>	<i>Lot/Volume number</i>	<i>Section Number</i>	<i>Plan/Folio Code</i>	<i>Plan/Folio Number</i>
PART LOT	1		DP	87060
PART LOT	2		DP	87060

All Addresses

<i>Street Address</i>	<i>Suburb/town</i>	<i>LGA</i>	<i>Parish</i>	<i>County</i>	<i>Type</i>
14-278 Old Castlereagh Road	Castlereagh	Penrith	Castlereagh	Cumberland	Primary Address
RMB 113 Castlereagh Road	Castlereagh	Penrith	Castlereagh	Cumberland	Alternate Address

Owner/s

<i>Organisation Name</i>	<i>Owner Category</i>	<i>Date Ownership Updated</i>
Planning Ministerial Corporation within the Department of Planning, Industry and Environment	Government	February 2019

Statement of Significance:

Hadley Park of exceptional significance at State level. Like its neighbour Nepean Park, Hadley Park is situated on one of the first Castlereagh land grants made by Governor King in 1803. Some physical evidence

of the cultural landscape from this period survives today, demonstrating land clearing activities associated with over 200 years of continued European occupation and agricultural use.

Hadley Park has associations with the earliest phase of European settlement of Australia, demonstrating concepts of colonial government administration and estate planning, the exploration of the inner districts in search of better agricultural land, the establishment of major roads and transport routes to areas beyond Sydney, and the colonial social structure.

Hadley Park represents an early colonial settlement pattern having been first associated with Martin Mentz, a soldier settler and, later, with Charles Hadley Snr, a former convict, illustrating both Governor Macquarie's vision of Sydney as more than a penal colony and how the convict system could work through reform.

Of great historical importance are the remaining 1803 lot boundaries of Hadley Park and its neighbour Nepean Park, both of which evidence the early settlement pattern associated with the Nepean River and the survival of a cultural landscape from this period. While parts of the landscape have been severely altered recently due to quarrying, the essential relationship of farm complex, land and river are retained, demonstrating the interaction of the early European settlers with the Australian landscape.

Hadley Park comprises a two-storey house of brick nog construction with a jerkin head roof, which was probably built between 1811 and 1812, and a single-storey Weatherboard Cottage and timber slab, which probably pre-dates the house (1806–1810).

These two buildings are rare intact survivors from this period in New South Wales. While in relatively poor condition, these two buildings along with several early outbuildings, provide important evidence of vernacular design and construction techniques.

Hadley Park has major archaeological research potential due to its overall rarity and intactness.

The whole of the Hadley Park site is an outstanding representative example of a colonial farm complex in unaltered condition. The house, cottage and other farm structures, contrast with more substantial farm villas of this early colonial period around Sydney such as Camden Park.

Hadley Park is historically significant as part of a wider Indigenous cultural landscape of the area, particularly for the Darug people.

Potential exists for discovery of Indigenous sites on the parts of the site where quarrying has not occurred, in particular on the banks of the Nepean River and on the banks of the former Cranebrook Creek tributary.

There has been a loss of connection with the landscape due to quarrying, however public interest in the site has been evidenced by recent media coverage.

Description

Designer/Maker: Unknown

Builder/Maker: Unknown

Construction Years: 1803 – 1812

Current use: Vacant

Former uses: Farm, residence

Physical Description:

Setting

Hadley Park is set within the alluvial river flats to the eastern side of the Nepean River. The land was rich and fertile, although subject to frequent flooding. Colonial land grants were made in the Castlereagh area in

the early 1800s, including the subject site in 1803. The curtilage is typical of those grants, spanning between the Nepean River and (Old) Castlereagh Road, with north and south boundaries aligned perpendicular to the road. The site is located on 80 acres, being the original grant to Martin Mentz. Although the lots remain intact in their original form, the land has been modified through the works associated with the Penrith Lakes Scheme. A dominant feature of the setting is the view to the west of the Blue Mountains Escarpment, which also forms the backdrop to the site as it is approached by vehicle, bringing the buildings and ornamental plantings into sharp relief.

Landscape

The landscape of the site can be seen as two distinct areas – the Hadley Park homestead area, between the access road and the Cranebrook Creek tributary, and the remainder of the site which falls under the Penrith Lakes Scheme. The homestead area retains its sense of a rural estate, with the house, cottage and outbuildings set among gardens, yards and paddocks

Physical condition:

The house is in poor condition. It has not been occupied since at least 1972, when the family sold the site to Quarries Pty Ltd. Extensive termite damage has occurred to the timber structure, causing the brick infill walls to support the weight of the building, although they were not designed to be loadbearing. The result has been extensive cracking and sagging of the wall fabric. Emergency works have included the temporary propping of the south wall and the chimney of the north wall, as well as throughout the interior. The roof, rainwater goods, windows and doors are not weather-tight, allowing rain, birds and vermin inside, while inadequate damp proofing and the installation of concrete floor slabs in the 20th century also contribute to issues with moisture.

The cottage is in fair to poor condition. The external walls have been clad in salvaged metal and fiberglass sheeting, placed over the remaining original timber weatherboards, some of which are visible from the interior. The timber structure is in poor condition with considerable termite damage, temporarily addressed by the addition of internal propping. The bricks of the original chimney lie loose outside the northeast corner. The roof sheeting is rusted and patched, although recent guttering is connected to a downpipe which runs east from the building at high level, reducing stormwater impacts.

The outbuildings range in condition. The outbuildings of high significance are the tank stand, brick-lined well and former stables. The tank stand and former stables are in poor condition, with evidence of weather and termite damage. The brick-lined well is below ground and its condition is not able to be fully assessed. The remainder of the outbuildings also range in condition from fair to poor.

Archaeological potential:

Archaeological finds in the surrounding areas and documentary evidence from colonialists such as Watkin Tench demonstrate that the Castlereagh area was inhabited and used consistently by the local Indigenous Darug community. The extensive land clearing that would have occurred following the land grant made to Martin Mentz in 1803, and the ongoing agricultural use of the land, is likely to have disturbed any potential evidence relating to the use of the land before this period. The use of the land since 1803 has potential to have deposited archaeological relics. Areas of high archaeological potential have been identified on the site, including the area of the house and the timber cottage and their surrounds, as well as the area to the south of the house containing the outbuildings, work yards, pits and the like, and the numerous roads, bridges and services associated with the significant buildings. There is also the potential for scatter deposits, wells and cess pits to be discovered below ground. Some of these areas of potential are considered to be of high significance.¹

¹ Godden Mackay Logan, *Penrith Lakes Scheme – Hadley Park Archaeology Handbook*, 2008, pp 17-50

Modifications and dates:

The modifications to the buildings on the site are not well documented. The following has been compiled from multiple sources, including previous CMPs and historic photographs of Hadley Park.

1806	Weatherboard cottage built
1810 – 1812	Hadley Park farm house built
1810 – 1828	Numerous outbuildings constructed, including former wash house, well (underground) and water pump, western wing of former stables, a barn and the water tank on stand
1873	Barn destroyed by fire
1874	New barn constructed
Pre-1900	Awning added to weatherboard cottage
Pre 1907	Shingle roofs of weatherboard cottage and farm house replaced with corrugated metal sheeting
Early 20 th century	Parts of weatherboard cottage clad in re-used kerosene tins Northwest corner of verandah to house partly enclosed with re-used kerosene tins Verandah posts, rafters and battens replaced to east verandah of house New ceilings of various different materials installed in several rooms of the house Farm house joinery modified, including upper storey windows, internal doors, frames and architraves
Between 1900 – c. 1950	Numerous outbuildings constructed, including former cream shed, dairy and milk storage shed, dairy head stalls, feed storage shed and storage shed. A tennis court is added to the garden, south-east of the house
c.1939	Concrete floors installed to ground level of house. East verandah also concreted. Skim coat of concrete laid over earlier brick paved floor of weatherboard cottage.
Pre-1960	Weatherboard cottage chimney collapses or is disassembled
c. 1950 – 1960s	Numerous outbuildings constructed, including bathroom, toilet, eastern wing of former stables, guest bedroom and hay shed 1874 replacement barn is demolished and tennis court is removed
2008	Stabilisation works to farm house, including internal and external propping, removal of some concrete floors, excavation of ground outside external walls and backfill with gravel to address damp issues.
Post-2008	Stabilisation works to weatherboard cottage, including internal propping and roof tie down.

History

Historical Notes:

Indigenous History

Castlereagh and its surrounding areas have a long history of Indigenous occupation. Rock shelters to the west of the Nepean River show evidence of Indigenous occupation going approximately 20,000 years, and sites on the Emu Plains date back at least 7,000 years. The discovery of prehistoric artefacts in the immediate vicinity of Hadley Park suggests that the high ground adjacent to Cranebrook Creek was used as a campground.

When Europeans first arrived in the Sydney region, the Darug people were the traditional owners of the Country extending from the coast west into the Blue Mountains and from Port Hacking in the south to the Hawkesbury River in the north.

Accounts of the first European trips to the Nepean and Hawkesbury Rivers detail largely friendly interactions with Indigenous peoples, although conflict soon developed. Conflict occurred along the banks of the Hawkesbury, where the yam beds provided the staple vegetable component of the Darug diet. By 1795, the vast majority of the yam beds had been destroyed and replaced with crops. When the Aboriginal people attempted to harvest the crops which now grew on the riverbanks, they were driven off.

Land grants in the vicinity of Hadley Park may have been made as early as the mid-1790s, although most of the early farms were north of the junction with the Grose River. Grants in 1803 included those in the area of Hadley Park. Certainly by 1806 Charles Hadley was living on the property. In April 1789, a disease believed to be smallpox was observed amongst the Aboriginal people in the Sydney area. Between 50–90% of the Aboriginal population in the vicinity of Sydney died, and some Darug clans were almost wiped out.²

By the time Hadley Park was established, it is likely that few of the Mulgoa clan remained alive. Some Aboriginal people were still living on properties south of Penrith in the 1820s, but it seems that most of these belonged to the 'South Creek tribe', or *wianamattagal*.

Early European Exploration and Settlement

A party led by Governor Phillip first reached the banks of the Nepean in June 1789. The party continued under Captain Watkin Tench, following Phillip's return to Sydney, with Tench later writing favourably of the good soil and broad river he encountered.

In April 1794, it was reported by Governor Phillip's successor, Lieutenant Governor Grose, that 22 settlers had taken up land on the banks of the Hawkesbury River with a good road from Sydney having been cut through to the river at present-day Windsor, allowing direct communication with the settlement at Parramatta and on into Sydney.³ By 1795 there were 400 European settlers on the Hawkesbury River, with the farms extending '30 miles along the banks on both sides of the river'.⁴

The first land grants in the area were made by Governor King in 1803, primarily to discharged soldiers, as well as free settlers and emancipists. The grants had straight boundaries on the north and south, the eastern boundaries were aligned to (Old) Castlereagh Road and the western boundaries were formed by the Nepean River.

Martin Mentz

Martin Mentz arrived in the colony in 1791, a free settler aboard the *Albemarle*, one of the ships of the Third Fleet. On arrival, Mentz enlisted in the New South Wales Corps as a private under Captain John Townsend. Townsend was transferred to Norfolk Island in 1791 where he stayed, acting as Lieutenant Governor until 1799. It appears that Mentz also served there during this time.

Mentz was granted 80 acres with river frontage on 30 June 1803 after being discharged from the Corps in March that year. By 1805 Mentz had cleared 20.5 acres and planted 14 acres with wheat, five with maize and one and 1 ½ acres with barley. A further 29 acres were used for grazing and it was reported that Mentz, along with his wife, a child and two servants, was off the government stores.⁵

In August 1806, he leased 30 acres to Charles Hadley Snr for £45, with the promise to sell the land to Hadley at the expiry of the lease in two years' time (although this sale is not recorded as having proceeded).⁶

² Kohen, *Daruganora*

³ Murray and White, *Penrith and St. Marys*, 7

⁴ Murray and White, *Penrith and St. Marys*, 7

⁵ Nepean District Historical Archaeology Group, *Early Nepean Pioneers*

⁶ Old Register, Book 1, 1794–1807, p 17, NSW Land Registry Services

It appears, though, that Mentz continued to live on a portion of his property as both his and Hadley's name appear on an address from the Hawkesbury settlers, welcoming Governor Bligh in 1807.

In 1810, Mentz was granted a spirits licence in Sydney and moved into town with his family, selling his remaining Nepean land holdings. In September 1810, he transferred 50 acres to Anne Lander for £150, with an absolute transfer of property to the same in August 1811

The old register entry for Lander mentions the transfer of '50 acres of land at the Nepean and a dwelling house', dated 6 September 1810, with the addition of 'all buildings and appurtenances' in the final transfer of 1811.⁷ This indicates a collection of buildings, including a dwelling house, on the site by 1810. It is possible that at least one of these buildings is the Weatherboard Cottage that remains on site and which has been previously suggested as dating from c. 1806, while the dwelling house could be the current two-storey house.

The Hadleys

Charles Hadley Snr arrived for the first time in New South Wales as a convict aboard the *Matilda*, one of the ships of the Third Fleet. Assigned to Dr John Harris, Hadley gained an absolute pardon and returned to England. In 1805 he returned to New South Wales, arriving at Norfolk Island aboard the whaler *Ocean* and finally back in Sydney in March 1806 aboard the *Argo*.⁸

Hadley Snr was living at Castlereagh by August 1806. In 1812, Hadley married Sarah Phillips, a fellow passenger on the *Argo*, at St Matthews in Windsor. Their son, Charles Hadley Jr, had been born in 1810.⁹ By 1825, Charles and Sarah had seven children.

By 1812 the Hadley Park house had become a local landmark and reference point, illustrated in a transaction for a nearby property (Portion 45) in April 1812, which states – 'Thomas Francis (of the Nepean) agreeing to build a house equal to that of Charles Hadley'.¹⁰

By 1821, Hadley was listed as holding 300 acres at Castlereagh in the District of Evan. He had 40 cleared acres, 70 horned cattle, 20 hogs and four horses.¹¹ Also during this period Hadley had successfully applied for a publican's licence to sell liquor. Hadley was licensed as early as April 1817, appearing on a list of publicans in that year. His inn, known as 'the First and Last', was the only one at Castlereagh at this time.¹²

As well as his trade in liquor, Hadley was involved in the lucrative fresh-meat market. From 1815 he supplied meat to the Emu Plains government stores, with 1000 pounds being recorded in 1817.¹³ In 1824 Hadley put forward 6000 pounds for the quarter commencing 25th July. Hadley was the only tenderer supplying meat to the Emu Plains stores in 1824.¹⁴

His increasing profile attracted unwanted attention as well. On 20 August 1822, five armed men broke into his house and attacked Hadley, his wife and children. When Hadley's servants tried to intervene, they were threatened with firearms, which the attackers discharged in the air as they left to dissuade any pursuit.¹⁵

In early 1827, Charles's wife Sarah left him for a neighbour, John Griffiths. Hadley noted she had gone without 'cause or provocation,' leaving behind her nine children, and warned the residents of the colony via the *Sydney Gazette* not to provide credit to her as he would not be responsible for any debt incurred.¹⁶

⁷ Old Register, Book 3 1806–1811, p 15, NSW Land Registry Services

⁸ Terry Kass, 'History of Hadley Park', in 'Hadley Park, Castlereagh Conservation Management Plan', prepared by Graham Edds & Associates for Penrith Lakes Development Corporation, (June–August 1996), 8.

⁹ Carol Baxter, (ed.), *General Muster List of New South Wales 1823, 1824, 1825*, (Sydney : Australian Biographical & Genealogical Record for the Society of Australian Genealogists, 1999), 23573-23580.

¹⁰ Old Register Book 6, 1811-1817, No. 1443, 95, NSW Land Registry Services

¹¹ Bonwick Transcripts, Box 26, 6084.

¹² Colonial Secretary, correspondence 19 April 1817, Reel 6038, SZ 759, State Records of NSW, 342; *Sydney Gazette and New South Wales Advertiser*, 26 April 1817, 1.

¹³ *Sydney Gazette and New South Wales Advertiser*, 22 February 1817, 1.

¹⁴ *Sydney Gazette and New South Wales Advertiser*, 1 July 1824, 1.

¹⁵ *Sydney Gazette and New South Wales Advertiser*, 30 August 1822, 3.

¹⁶ *Sydney Gazette and New South Wales Advertiser*, 22 March 1827, 3.

Charles Hadley died in September 1828. In his will, as well as leaving Griffiths Farm to his son Thomas (80 acres), he left Charles Hadley Jnr Mentz's farm of 80 acres (Hadley Park), his daughter Anne (who had married a neighbour, James Landers) £50 sterling and among his remaining six daughters he left the proceeds from the sale of his produce, goods and chattels. The estate was valued at £4000 (not including land), with the money raised from the sale of 200 head of his cattle in January 1830 reaching £1390.¹⁷¹⁸

While the sale dispersed many of Hadley's assets, including two of his farms, one 160 acres and another of 40 acres, Hadley Park, the economic and family centre of the estates, was to be managed by Charles Hadley Jr.

Hadley Jnr maintained the farm at Castlereagh throughout the remaining years of the nineteenth century. In May 1833, he married Hannah Howell, with whom he had nine children. Charles Hadley Jnr was an active member of the local Anglican church and allowed local sporting matches to be held on his land.

Some details of Hadley Park from this period have survived through inscriptions inside the family prayer book, recorded by Terry Kass in a 1996 conservation plan for Hadley Park.¹⁹ As well as family details, the prayer book recorded four floods – three high floods between 1864 and 1867 that came into the house and another that flooded the yard in 1870 – as well as the destruction of a barn through fire in 1873 and its replacement in 1874. The floods of 1867 were particularly heavy – newspaper reports stated that Hadley Jnr lost all his furniture and goods. The June 1867 flood peaked at 19.57 metres, the highest recorded flood event of the nineteenth century in the district.²⁰

In November 1891, Charles Hadley Jnr died after a long illness during an influenza epidemic. His wife died just six days later from the same illness.²¹ The farm and lands then passed to Hadley Jnr's children. Hadley Park itself was inherited by William Alvan Hadley Childs, the husband of Charles's oldest daughter, Louisa Matilda Hadley. Under the terms of the will, Louisa actually inherited the northern portion of the site which included the house, while her brothers Thomas and Charles were to get an even share in the southern portion.²²

Childs

An assessment of the property for Castlereagh Municipal Council for 1898 listed the owner and occupier as William Childs, with a house and 40 acres of land at an annual rate value of £30.²³ Two years later, *Yewen's Directory of the Landholders of New South Wales* 1900 listed William Childs farming maize and barley as well as operating a dairy farm.

William Charles Hadley Childs was the son of Louisa Matilda and William Alvan Childs.²⁴ In August 1905 he repurchased all the disparate blocks that had been separated from Hadley Park in the will of Charles Hadley Jr. reuniting the farm estate to its original 80 acres.²⁵ By the 1920s, a tennis court occupied the area to the southeast of Hadley Park House between the garden and the former cream shed.

William ran the property as a dairy farm, an increasingly common land use along the river at Castlereagh from the late nineteenth century, and he built a dairy building at Hadley Park in c1930s to milk the herds.

William died in July 1950 before the Real Property Act was finalised.²⁶ His will provided for his son William George Childs to inherit the southern portion, while his two daughters Hannah and Esla inherited the northern portion including the house.

¹⁷ Charles Hadley Probate 376, Probate Packets, State Records NSW.

¹⁸ Kass, 'History of Hadley Park,' 10; *Sydney Gazette and New South Wales Advertiser*, 14 January 1830, 1.

¹⁹ Kass, 'History of Hadley Park,' 15.

²⁰ Liston, 'History of Castlereagh,' 23.

²¹ Kass, 'History of Hadley Park,' 15.

²² Charles Hadley (Junior) Bankruptcy file 696, Bankruptcy Index, State Records NSW.

²³ Castlereagh Municipal Council Assessment Book 1895-1905, Penrith City Council Local Studies Collection.

²⁴ Kass, 'History of Hadley Park,' 16.

²⁵ Kass, 'History of Hadley Park,' 17.

²⁶ William Charles Hadley Childs, 24816-1950, NSW Registry of Births Deaths and Marriages.

1972 – present

In 1972 the western portions of Hadley Park closest to the river (Lots 1 and 2 DP 87060) were sold to Quarries Pty Limited. Quarries Pty Limited had been established in the 1930s to quarry basalt at Prospect. In 1978 Quarries Pty Limited transferred the Hadley Park site to Blue Metal and Gravel Ltd, a subsidiary of Quarries Pty Limited set up to sell the aggregate from the quarries themselves in 1935.²⁷

Blue Metal and Gravel Ltd was to become Blue Metal Industries which was then bought out by Boral Ltd in 1982. By 1979 the larger quarrying companies that were operating at Castlereagh had combined their interests and commenced operating as the Penrith Lakes Development Corporation. In 1996, Jacqueline Flower, a descendant of the Hadley family, moved into Hadley Park where she lived (albeit in separate living quarters rather than in the house) until 2008. In 2008-2009 the main farmhouse was propped and a series of physical surveys were carried out to assess the fabric and condition of the buildings.

In 2008 limited and localised physical investigation and emergency (temporary) works were undertaken by PLDC to inform the Penrith Lakes development and the Conservation Management Plan projects.

In February 2019 the Minister for Planning & Housing, Anthony Roberts, announced that the State government had taken ownership of the property.

Historic themes:

<i>Australian theme</i>	<i>New South Wales theme</i>	<i>Local Theme</i>
<i>1. Tracing the natural evolution of Australia</i>	Environment – naturally evolved	A Million Years Ago
<i>2. Peopling Australia</i>	Aboriginal cultures and interactions with other cultures	-
<i>3. Developing local, regional and national economies</i>	Agriculture	Rural Settlement
<i>3. Developing local, regional and national economies</i>	Environment – Cultural Landscape	The Early Land Alienation Pattern
<i>3. Developing local, regional and national economies</i>	Mining	Industrial traditions
<i>4. Building settlements, towns and cities</i>	Land Tenure	The Large Estates
<i>4. Building settlements, towns and cities</i>	Accommodation	The Large Estates
<i>8. Developing Australia's cultural life</i>	Domestic Life	Rural Settlement
<i>8. Developing Australia's cultural life</i>	Creative endeavour	The Large Estates
<i>9. Marking the phases of life</i>	Persons	Association with Martin Mentz and the Hadley family

²⁷ 'Quarries.' Prospect Heritage Trust. <http://www.prospectheritagetrust.org.au/page26.html>

Assessment of Significance

SHR Criteria a) Historical significance

Hadley Park has historical significance due to the rare and intact 1806–1812 construction and fabric of this early period of colonial architecture in New South Wales.

Hadley Park is considered to be of State heritage significance under this criterion.

SHR Criteria b) Associative significance

Hadley Park was occupied by six generations of the Hadley Childs family for over 200 years. This association with a single family over successive generations is notable for its continuity and ability to provide progressive information on the way of life of its occupants and further information on the history of the property.

Hadley Park is considered to be of local heritage significance under this criterion.

SHR Criteria c) Aesthetic significance

Both the house and the cottage are examples of early colonial construction techniques such as timber slab construction and brick nog construction. Though they are in relatively poor condition, both structures are largely intact and provide important evidence of vernacular construction techniques and design of the period.

The homesteads within the Castlereagh valley provided views of neighbouring farms and of prominent landmarks in the local area. In the case of Hadley Park, some of these views are still evident, demonstrating these historical and social connections.

Hadley Park is considered to be of State heritage significance under this criterion.

SHR Criteria d) Social significance

Quarrying has resulted in a loss of connection with the landscape of this area.

Hadley Park is significant to the Hadley-Childs family for its continued occupation and use for over 200 years. The ongoing presence of the local family groups with continuing use of the land has created an enduring attachment to the landscape.

Hadley Park is considered to be of local heritage significance under this criterion.

SHR Criteria e) Research potential

Hadley Park has major research potential due to the rare and substantially intact 1806–1812 construction and fabric.

Further archaeological investigation would enhance knowledge on the way the early grants developed from modest timber shelters into prosperous and respectable households. Intact archaeological features and deposits may shed more light onto the construction date of the timber cottage, its construction elements, evidence of its early garden and information about its first occupants.

The areas of Hadley Park that have not been quarried have the potential to retain evidence of Indigenous occupation that could contribute to an understanding of the Indigenous cultural landscape of this area.

Hadley Park is of sizable interest due to its archaeological research potential and is considered to be of State heritage significance under this criterion.

SHR Criteria f) Rarity

Hadley Park, together with its neighbour Nepean Park, has exceptional significance as rare, surviving, intact evidence of one of the Castlereagh grants made during the earliest phase of European settlement in Australia.

Hadley Park House is an exceptionally rare example of a two storey brick nog construction with a jerkin head rooftop. The weatherboard cottage is an exceptionally rare example of a timber slab and weatherboard building.

Hadley Park is considered to be of State heritage significance under this criterion.

SHR Criteria g) Representativeness

The whole of the Hadley Park site is an outstanding representative example of an old colonial farm complex in relatively unaltered condition.

Hadley Park is considered to be of State heritage significance under this criterion.

Integrity / Intactness:

The Hadley Park farm complex has high degrees of integrity and intactness as a group of representative buildings ranging in date across the course of the life of the farm. The surrounding area has been substantially modified and the relationship to (Old) Castlereagh Road has been lost. The relationship to the neighbouring Nepean Park estate remains intact. The historically significant curtilage of the site is reflected in the current lot boundaries of the site, although these are not all now legible in the landscape.

Zoning and Possible Uses

The site falls within the Penrith Lakes Scheme area and its use is governed by State Environmental Planning Policy (Penrith Lakes Scheme) 1989, as revised. Under the Draft Land Zoning Map 2016 Sheet LZN 001, the site is zoned U Unzoned Land.

This zone applies to a large area of the Penrith Lakes Scheme. The intention of this zoning is not clear.

Unzoned land in the Penrith Lakes Scheme may be used for agricultural purposes without consent.

The following uses can be carried out with consent on unzoned land in the Penrith Lakes Scheme:

- Interim development for any purpose, if the consent authority is satisfied that the carrying out of development for that purpose will not adversely affect the implementation of the Penrith Lakes Scheme.

No uses are explicitly encouraged or prohibited on unzoned land. The consent authority for unzoned land in the Penrith Lakes Scheme is the Minister for Planning.

Recommended management:

An updated and revised Conservation Management Plan has been prepared by JPA&D Australia Pty Ltd, dated 2020. A Remedial Works Schedule and Maintenance Schedule based on the current condition and ongoing needs of the property have also been prepared. The Remedial Works need to be addressed as a matter of urgency to ensure the stabilisation of the buildings.

Procedures/Exemptions

Section of Act	Description	Title	Comments	Action Date
57(2)	Exemption to allow work	Heritage Act	<p>Maintenance & Repairs. Refer to standard exemptions gazetted 23 October 1998.</p> <p>Order Under Section 57(2) to exempt the following activities from Section 57(1):</p> <p>Eradication of noxious animals and noxious plants; Pasture improvement, not requiring substantial clearing of existing vegetation; Stock grazing, not requiring substantial clearing of existing vegetation; Maintenance and repairs to existing farm fences; Maintenance and repairs to existing farm buildings other than the main house and manager's residence; Provision of internal subdivision fences which may be necessary to improve grazing management.</p>	Jul 3 1981

Listings

Heritage Listing	Listing Title	Listing Number	Gazette Date	Gazette Number	Gazette Page
Heritage Act - State Heritage Register		02009	20 April 2018	45	2608-2609
Regional Environment Plan			25 November 1994		
Regional Environment Plan	REP 11 Penrith Lakes Scheme		21 November 1986		
State Environmental Planning Policy (Penrith Lakes Scheme) 1989	Hadley Park	1	1 March 2018		
Heritage study			4 January 1987		
National Trust of Australia					

Study details

Title	Year	Number	Author	Inspected by	Guidelines used
Penrith Lakes Scheme			(not stated)		No
Hadley Park RMB 113 Castlereagh Road, Castlereagh NSW,	1996		Graham Edds & Associates		

Conservation Management Plan					
Colonial Landscapes of the Cumberland Plain and Camden, NSW	2000	4.8	Morris, C., & Britton, G./NSW National Trust (for the Heritage Council of NSW)	Colleen Morris & Geoffrey Britton	Yes
Penrith Lakes Interpretation Strategy	2008		Godden Mackay Logan Pty Ltd		
Penrith Lakes Conservation Management Plan	2010		Godden Mackay Logan Pty Ltd		
Penrith Lakes Scheme Archaeological Management Plan	2010		Godden Mackay Logan Pty Ltd		Yes
Hadley Park CMP, Revised Report	2013		Godden Mackay Logan Pty Ltd		

References, Internet links and Images

Type	Author	Year	Title
Charter	Australia ICOMOS Inc	2000	<i>The Burra Charter: The Australia ICOMOS Charter for Places of Cultural Significance 1999</i>
Book	Baxter, Carol	1999	<i>General Muster List of New South Wales 1823, 1824, 1825.</i>
Book	Benson, Doug and Howell, Jocelyn	1990	<i>Taken for Granted: Sydney's Suburbs and its Bushland</i>
Report	Godden Mackay Logan	2010	<i>Penrith Lakes Scheme Conservation Management Plan</i>
Report	Heritage Council of NSW	2001	<i>NSW Historical Themes</i>
Article	Karskens, Grace	2007	<i>Water Dreams, Earthen Histories: Exploring Urban Environmental History at Penrith Lakes Scheme and Castlereagh Sydney.' In Environment and History</i>
Book	Kerr, James Semple	2000	<i>The Conservation Plan: A Guide to the Preparation of Conservation Plans for Places of European Cultural Significance</i>
Report	Kohen, James Leslie	1984	<i>Aboriginal Economy and Organisation in the Nepean River Area, Penrith Lakes Scheme Regional Environmental Study.</i>

Book	Kohen, James Leslie	1998	'Aboriginal Environmental Impacts in the Hawkesbury River Area.' In <i>The Improvers' Legacy. Environmental Studies of the Hawkesbury</i>
Book	Kohen, James Leslie	1993	<i>The Darug and their neighbours. The Traditional Aboriginal owners of the Sydney Region.</i>
Book	Kohen, James Leslie	2006	<i>Daruganora: Darug country - the place and the people</i>
Book	Kohen, James Leslie	1986	<i>Prehistoric Settlement In The Western Cumberland Plain: Resources, Environment And Technology</i>
Paper	Liston, Carol	1998	<i>Research towards a History of Castlereagh to 1906</i>
Book	Mossman, Samuel and Bannister, Thomas	1853	<i>Australia visited and Revisited</i>
Book	Murray, Robert and White, Kate	1988	<i>Dharug & Dungaree: The History of Penrith and St Marys to 1860</i>
Book	Nepean District Historical Archaeology Group	2003	<i>In Search of the Early Nepean Pioneers: A Post Settlement History Celebrating the Bicentenary of the 1803 Land Grants</i>
Report	NSW Heritage Office	1996	<i>Heritage Curtilages</i>
Report	NSW Heritage Office	1999	<i>Minimum Standards of Maintenance and Repair</i>
Study	Paul Davies	2006	<i>Penrith Heritage Study: Thematic History</i>

Archival materials

Title	Location
Colonial secretary correspondence	State Records
Nepean Times	National Library of Australia
Old Register Books	NSW Land Registry Services
Sydney Gazette and New South Wales Advertiser	National Library of Australia
Sydney Morning Herald	National Library of Australia

Appendix E – Minimum Standards of Maintenance

HERITAGE INFORMATION SERIES

MINIMUM STANDARDS OF MAINTENANCE AND REPAIR



DISCLAIMER

Any representation, statement, opinion or advice, expressed or implied in this publication is made in good faith but on the basis that the State of New South Wales, its agents and employees are not liable (whether by reason of negligence, lack of care or otherwise) to any person for any damage or loss whatsoever which has occurred or may occur in relation to that person taking or not taking (as the case may be) action in respect of any representation, statement or advice referred to above.

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Front cover graphics:

Aboriginal hand stencils, South Coast. *Photograph courtesy of National Parks and Wildlife Service*

Interior of Belltrees shearing shed, built near Scone in NSW in 1879 by architect J. Horbury Hunt.

Artefacts from the site of first Government House Archaeology Collection. *Photograph courtesy of Museum of Sydney on the site of first Government House*

Grose Valley, Blue Mountains, NSW. *Photograph courtesy of NSW National Parks and Wildlife Service*

Back cover graphics:

Australia Square, Sydney

Entrance to the central temple, Sze Yup Temple, Glebe. *Photograph by Karl Zhao*

Lands Department Building, Sydney

The bow of iron steamer, *Merimbula*, wrecked near Currarong in 1928. *Photograph by David Nutley*

Snowy Mountains Scheme. *Photograph courtesy of the Snowy Mountains Hydro-electric Authority*

St Mark's Anglican Church, Darling Point, Sydney. *Photograph by Stuart Humphreys*

Belltrees Shearing Shed, near Scone, NSW.

Detail from the crypt floor of St Mary's Cathedral, Sydney. *Photograph courtesy of St Mary's Cathedral*

MINIMUM STANDARDS FOR MAINTENANCE AND REPAIR

Major amendments to the Heritage Act 1977 passed both houses of State Parliament and came into effect on 2 April 1999. The changes are the result of substantial review of the NSW heritage system.

One of the changes in policy reflected in the new legislation is the establishment of Minimum Standards. Since the original Heritage Act was passed in 1977 the “wilful neglect” provisions had been ineffective in preventing the deterioration of heritage items. In the twenty years of its operation there were no successful prosecutions under this section of the Act.

The section has therefore been deleted and replaced. Owners of items listed on the **State Heritage Register** are now required to ensure that heritage significance is maintained. Owners are required to achieve minimum standards of maintenance and repair.

The standards are set out in the Regulation, and relate to:

- weatherproofing;
- fire protection;
- security; and
- essential maintenance.

These are minimum standards to ensure that heritage significance is maintained. They do not require owners to undertake restoration works, but where works are needed owners may be eligible to apply for financial assistance through the Heritage Incentives Program.

Where these standards are not met and the heritage significance of the item is in jeopardy the Heritage Council will now have the power to order repairs after consultation with the owner.

As a last resort, if negotiations have failed and the owner does not comply with the order, the Heritage Council can arrange for the works to be carried out and charge the expenses to the owner. The Minister may consent to the Heritage Council's prosecution of the owner for failure to comply with an order under this section of the Act.

A copy of the *Heritage Amendment Regulation 1999*, extracted from the New South Wales Government Gazette No.27, 1999, pages 1 – 9, is included for your information.

What is the State Heritage Register?

Heritage places and items of particular importance to the people of New South Wales are listed on the State Heritage Register. The Register was created in April 1999 by amendments to the *Heritage Act 1977*.

The key to listing on the State Heritage Register is the level of significance. Only those heritage items which are of **state significance in NSW** are listed on the State Heritage Register.

The Register replaces the old system of permanent conservation orders as a means of listing items of state significance

The Register forms part of the State Heritage Inventory, an electronic database of all protected heritage items in New South Wales. To check whether an item is listed on the Register, consult the **State Heritage Inventory** on the internet through the Heritage Office home page: **www.heritage.nsw.gov.au**

Heritage Amendment Regulation 1999

under the

Heritage Act 1977

His Excellency the Governor, with the advice of the Executive Council, has made **the following Regulation under** the *Heritage Act 1977*.

CRAIG KNOWLES, M.P.,
Minister for Urban Affairs and Planning

Explanatory note

The object of this Regulation is to impose minimum standards with respect to the maintenance and repair of buildings, works and relics that are listed on the State Heritage Register or within a precinct that is listed on that Register.

This Regulation is made under the *Heritage Act 1977*, including sections 118 (as substituted by the *Heritage Amendment Act 1998*) and 165 (the general regulation-making power).

Clause 1 Heritage Amendment Regulation 1999

Heritage Amendment Regulation 1999

1 Name of Regulation

This Regulation is the *Heritage Amendment Regulation 1999*.

2 Commencement

This Regulation commences on 2 April 1999.

3 Amendment of Heritage Regulation 1993

The *Heritage Regulation 1993* is amended as set out in Schedule 1.

4 Notes

The explanatory note does not form part of this Regulation.

Heritage Amendment Regulation 1999

Amendments

Schedule 1

Schedule 1 Amendments

(Clause 3)

[1] Part 1, heading

Insert before clause 1:

Part 1 Preliminary**[2] Clause 3 Interpretation**

Insert at the end of clause 3:

(3) Notes in the text of this Regulation do not form part of this Regulation.

[31] Part 2, heading

Insert before clause 4:

Part 2 Fees and forms**[4] Part 3**

Insert after clause 9:

Part 3 Minimum standards of maintenance and repair**9A Minimum standards imposed**

Pursuant to section 118 of the Act, the standards set out in this Part are imposed as minimum standards with respect to the maintenance and repair of a building, work or relic that is listed or within a precinct that is listed on the State Heritage Register.

Note. Section 119 of the Act requires the owner of the building, work or relic to ensure that it is maintained and repaired to standards that are not less than the minimum standards imposed by this Part. Nothing in this Part affects any requirement for the approval under Part 4 of the Act of any aspect of maintenance or repair.

Heritage Amendment Regulation 1999**Schedule 1****Amendments****9B Inspection**

- (1) The building, work or relic, and its curtilage or site, must be inspected to identify maintenance and repairs that are needed to ensure compliance with section 119 of the Act in respect of the standards set out in clauses 9C-9H.
- (2) The inspection must be carried out at least once every 12 months in the case of the standards set out in clauses 9C-9G and at least once every 3 years in the case of the standards set out in clause 9H.

Note. The maintenance and repair requirements of section 119 of the Act are ongoing and are not limited to matters identified by an inspection carried out for the purposes of this clause.

- (3) The inspection is to be carried out by a person with expertise and experience appropriate to the nature of the item concerned.
- (4) In the case of a relic kept in a repository or as part of a collection, the inspection is to extend to the conditions under which the relic is kept.
- (5) In the case of a relic that is attached to or forms part of land, the inspection is to include an assessment of the stability of the site of the relic.

9C Weather protection

- (1) The following systems or components, if present, must be maintained and repaired (including by being cleaned and secured) when and to the standard necessary to ensure a reasonable level of protection for the building, work or relic, and its curtilage or site, against damage or deterioration due to weather:
 - (a) surface and sub-surface drainage systems,
 - (b) roof drainage systems, including gutters, rainwater heads, downpipes and stormwater drainage systems,
 - (c) water storages, dams, ponds, retention basins, watercourses, batters, levee banks, sea-walls and other flood and erosion mitigation measures,

Heritage Amendment Regulation 1999

Amendments Schedule 1

- (d) roofs, walls, doors and windows (including the glass components of doors and windows) and other components intended to exclude sun, rain, wind, hail, snow or other weather elements, including their security against the effects of high winds;
 - (e) systems or components which might be at risk of damage or dislodgment by high winds, including damage by falling trees and branches, tidal inundation or wave action;
 - (f) systems and components such as damp proof courses, flashings, ventilation systems and other measures intended to prevent the ingress of water or dampness or to reduce its effects;
 - (g) lightning conductors;
 - (h) any other system or component designed to protect the building, work or relic or its curtilage or site against damage or deterioration due to weather.
- (2) Doors and windows of a building may, as an alternative to being repaired, be boarded up, but only:
- (a) if the building is unoccupied, or
 - (b) as a short term measure pending repair.
- (3) If an opening to a building is designed or intended to have a door, window or other closure in place and does not have the door, window or other closure in place, the opening must be boarded up.

9D Fire protection

- (1) Vegetation, rubbish and any other material that could create a fire hazard for the building, work or relic is to be removed and not permitted to accumulate.

Note. Vegetation and other items can be of heritage significance, and their removal may require the approval of the Heritage Council or the local council.

Heritage Amendment Regulation 1999**Schedule 1 Amendments**

- (2) The following systems or components, if present, must be maintained and repaired when and to the standard necessary to ensure a reasonable level of protection for the building, work or relic against damage or destruction by fire:
- (a) lightning conductors,
 - (b) fire detection and control systems, including smoke and heat detectors and fire sprinkler systems and including associated alarm and communication systems,
 - (c) stores of inflammable materials or rubbish,
 - (d) building services such as electricity, gas and heating systems,
 - (e) any other system or component designed to protect the building, work or relic from damage or destruction by fire.

9E Additional fire protection for unoccupied buildings

- (1) The following additional fire protection measures must be taken for the protection of a building that is to be unoccupied for a continuous period of 60 days or more:
- (a) heating or gas services must be shut down, gas or oil supply to those services must be turned off at the mains or other point of connection to supply, and portable gas or oil storages must be removed,
 - (b) permanent or temporary smoke detection systems must be installed with associated communication systems connected to the Fire Brigade and, if the building will be unoccupied for a period of 6 months or more, provided with a permanent power supply.
- (2) This clause does not apply to any outbuilding within the curtilage or site of a building unless the outbuilding has been constructed or adapted for use as a dwelling.
- (3) The use of a building for storage of goods or materials does not constitute occupation of the building for the purposes of this clause if the building ordinarily has another use or is a building of a kind not ordinarily used for storage.

Heritage Amendment Regulation 1999

Amendments Schedule 1

9F Security

- (1) Fencing or surveillance systems appropriate to the nature and location of the building, work or relic must be installed to secure it and its site and prevent vandalism.
- (2) The following systems or components, if present, must be maintained and repaired when and to the standard necessary to ensure a reasonable level of security for the building, work or relic:
 - (a) boundary and internal fences and gates, **including associated locking mechanisms**,
 - (b) in the case of a building, the walls, roof and other building elements, doors, windows and other closures, including glazing and associated locking and latching mechanisms,
 - (c) any electronic surveillance or alarm system installed on the site,
 - (d) any other system or component designed to ensure the security of the building, work or relic.
- (3) Doors and windows of a building may, as an alternative to being repaired, be boarded up, but only:
 - (a) if the building is unoccupied, or
 - (b) as a short term measure pending repair.
- (4) If an opening to a building is designed or intended to have a door, window or other closure in place and does not have the door, window or other closure in place, the opening must be boarded up.

9G Additional security measures for unoccupied buildings

- (1) The following additional security measures must be taken for the protection of a building that is to be unoccupied for a continuous period of 60 days or more:
 - (a) if an electronic surveillance or alarm-system is installed, the system must be connected to a Police Station or a commercial security provider,

Heritage Amendment Regulation 1999

Schedule 1 Amendments

- (b) if no electronic surveillance or alarm system is installed, arrangements must be in place for regular surveillance of the building, work or relic, as appropriate to its nature and location.
- (2) This clause does not apply to any outbuilding within the curtilage or site of a building unless the outbuilding has been constructed or adapted for use as a dwelling.
- (3) The use of a building for storage of goods or materials does not constitute occupation of the building for the purposes of this clause if the building ordinarily has **another use or is a building of a kind** not ordinarily used for storage.

9H Essential maintenance and repair

- (1) Essential maintenance and repair of a building, work or relic (being maintenance and repair necessary to prevent serious or irreparable damage or deterioration) must be carried out whenever necessary.
- (2) Essential maintenance and repair includes:
 - (a) the taking of measures (Including inspection) to control pests such as termites, rodents, birds and other vermin, and
 - (b) the taking of measures to maintain a stable environment for in-situ archaeological relics.
- (3) The requirement for essential maintenance and repair extends to (but is not limited to) the following:
 - (a) foundations, footings and supporting structure of any building, work or relic,
 - (b) structural elements such as walls, columns, beams, floors, roofs and roof structures, and verandah or balcony structures,
 - (c) exterior and interior finishes and details,
 - (d) systems and components (such as ventilators or ventilation systems) intended to reduce or prevent damage due to dampness,

Heritage Amendment Regulation 1999

Amendments Schedule 1

- (e) fixtures, fittings and moveable objects attached to the building, work or relic, or to its curtilage or site,
- (f) landscape elements on the site of and associated with the building, work or relic, including vegetation, garden walls, paths, fences, statuary, ornaments and the like.

9I Conservation management plans

- (1) A **conservation management plan** is a plan prepared by the owner of a building, work or relic for the conservation of the building, work or relic.
- (2) A conservation management plan endorsed by the Heritage Council for a building, work or relic may:
 - (a) provide that a standard set out in this Part does not apply to the building, work or relic (in which case the standard does not apply to it), or
 - (b) impose additional standards of maintenance and repair for the building, work or relic (in which case those standards are imposed as minimum standards with respect to the maintenance and repair of the building, work or relic, in addition to those set out in this Part).

[5] Part 4, heading

Insert before clause 10:

Part 4 Miscellaneous

Appendix F – The Burra Charter

THE BURRA CHARTER

The Australia ICOMOS Charter for
Places of Cultural Significance

2013



Australia ICOMOS Incorporated
International Council on Monuments and Sites

ICOMOS

ICOMOS (International Council on Monuments and Sites) is a non-governmental professional organisation formed in 1965, with headquarters in Paris. ICOMOS is primarily concerned with the philosophy, terminology, methodology and techniques of cultural heritage conservation. It is closely linked to UNESCO, particularly in its role under the World Heritage Convention 1972 as UNESCO's principal adviser on cultural matters related to World Heritage. The 11,000 members of ICOMOS include architects, town planners, demographers, archaeologists, geographers, historians, conservators, anthropologists, scientists, engineers and heritage administrators. Members in the 103 countries belonging to ICOMOS are formed into National Committees and participate in a range of conservation projects, research work, intercultural exchanges and cooperative activities. ICOMOS also has 27 International Scientific Committees that focus on particular aspects of the conservation field. ICOMOS members meet triennially in a General Assembly.

Australia ICOMOS

The Australian National Committee of ICOMOS (Australia ICOMOS) was formed in 1976. It elects an Executive Committee of 15 members, which is responsible for carrying out national programs and participating in decisions of ICOMOS as an international organisation. It provides expert advice as required by ICOMOS, especially in its relationship with the World Heritage Committee. Australia ICOMOS acts as a national and international link between public authorities, institutions and individuals involved in the study and conservation of all places of cultural significance. Australia ICOMOS members participate in a range of conservation activities including site visits, training, conferences and meetings.

Revision of the Burra Charter

The Burra Charter was first adopted in 1979 at the historic South Australian mining town of Burra. Minor revisions were made in 1981 and 1988, with more substantial changes in 1999.

Following a review this version was adopted by Australia ICOMOS in October 2013.

The review process included replacement of the 1988 Guidelines to the Burra Charter with Practice Notes which are available at: australia.icomos.org

Australia ICOMOS documents are periodically reviewed and we welcome any comments.

Citing the Burra Charter

The full reference is *The Burra Charter: The Australia ICOMOS Charter for Places of Cultural Significance, 2013*. Initial textual references should be in the form of the *Australia ICOMOS Burra Charter, 2013* and later references in the short form (*Burra Charter*).

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The Burra Charter consists of the Preamble, Articles, Explanatory Notes and the flow chart.

This publication may be reproduced, but only in its entirety including the front cover and this page. Formatting must remain unaltered. Parts of the Burra Charter may be quoted with appropriate citing and acknowledgement.

Cover photograph by Ian Stapleton.

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The Burra Charter

(The Australia ICOMOS Charter for Places of Cultural Significance, 2013)

Preamble

Considering the International Charter for the Conservation and Restoration of Monuments and Sites (Venice 1964), and the Resolutions of the 5th General Assembly of the International Council on Monuments and Sites (ICOMOS) (Moscow 1978), the Burra Charter was adopted by Australia ICOMOS (the Australian National Committee of ICOMOS) on 19 August 1979 at Burra, South Australia. Revisions were adopted on 23 February 1981, 23 April 1988, 26 November 1999 and 31 October 2013.

The Burra Charter provides guidance for the conservation and management of places of cultural significance (cultural heritage places), and is based on the knowledge and experience of Australia ICOMOS members.

Conservation is an integral part of the management of places of cultural significance and is an ongoing responsibility.

Who is the Charter for?

The Charter sets a standard of practice for those who provide advice, make decisions about, or undertake works to places of cultural significance, including owners, managers and custodians.

Using the Charter

The Charter should be read as a whole. Many articles are interdependent.

The Charter consists of:

- Definitions Article 1
- Conservation Principles Articles 2–13
- Conservation Processes Articles 14–25
- Conservation Practices Articles 26–34
- The Burra Charter Process flow chart.

The key concepts are included in the Conservation Principles section and these are further developed in the Conservation Processes and Conservation Practice sections. The flow chart explains the Burra Charter Process (Article 6) and is an integral part of

the Charter. Explanatory Notes also form part of the Charter.

The Charter is self-contained, but aspects of its use and application are further explained, in a series of Australia ICOMOS Practice Notes, in *The Illustrated Burra Charter*, and in other guiding documents available from the Australia ICOMOS web site: australia.icomos.org.

What places does the Charter apply to?

The Charter can be applied to all types of places of cultural significance including natural, Indigenous and historic places with cultural values.

The standards of other organisations may also be relevant. These include the *Australian Natural Heritage Charter*, *Ask First: a guide to respecting Indigenous heritage places and values* and *Significance 2.0: a guide to assessing the significance of collections*.

National and international charters and other doctrine may be relevant. See australia.icomos.org.

Why conserve?

Places of cultural significance enrich people's lives, often providing a deep and inspirational sense of connection to community and landscape, to the past and to lived experiences. They are historical records, that are important expressions of Australian identity and experience. Places of cultural significance reflect the diversity of our communities, telling us about who we are and the past that has formed us and the Australian landscape. They are irreplaceable and precious.

These places of cultural significance must be conserved for present and future generations in accordance with the principle of inter-generational equity.

The Burra Charter advocates a cautious approach to change: do as much as necessary to care for the place and to make it useable, but otherwise change it as little as possible so that its cultural significance is retained.

Articles

Article 1. Definitions

For the purposes of this Charter:

- 1.1 *Place* means a geographically defined area. It may include elements, objects, spaces and views. Place may have tangible and intangible dimensions.
- 1.2 *Cultural significance* means aesthetic, historic, scientific, social or spiritual value for past, present or future generations.

Cultural significance is embodied in the *place* itself, its *fabric*, *setting*, *use*, *associations*, *meanings*, *records*, *related places* and *related objects*.

Places may have a range of values for different individuals or groups.
- 1.3 *Fabric* means all the physical material of the *place* including elements, fixtures, contents and objects.
- 1.4 *Conservation* means all the processes of looking after a *place* so as to retain its *cultural significance*.
- 1.5 *Maintenance* means the continuous protective care of a *place*, and its *setting*.

Maintenance is to be distinguished from repair which involves *restoration* or *reconstruction*.
- 1.6 *Preservation* means maintaining a *place* in its existing state and retarding deterioration.
- 1.7 *Restoration* means returning a *place* to a known earlier state by removing accretions or by reassembling existing elements without the introduction of new material.
- 1.8 *Reconstruction* means returning a *place* to a known earlier state and is distinguished from *restoration* by the introduction of new material.
- 1.9 *Adaptation* means changing a *place* to suit the existing *use* or a proposed use.
- 1.10 *Use* means the functions of a *place*, including the activities and traditional and customary practices that may occur at the place or are dependent on the place.

Explanatory Notes

Place has a broad scope and includes natural and cultural features. Place can be large or small: for example, a memorial, a tree, an individual building or group of buildings, the location of an historical event, an urban area or town, a cultural landscape, a garden, an industrial plant, a shipwreck, a site with in situ remains, a stone arrangement, a road or travel route, a community meeting place, a site with spiritual or religious connections.

The term cultural significance is synonymous with cultural heritage significance and cultural heritage value.

Cultural significance may change over time and with use.

Understanding of cultural significance may change as a result of new information.

Fabric includes building interiors and sub-surface remains, as well as excavated material.

Natural elements of a place may also constitute fabric. For example the rocks that signify a Dreaming place.

Fabric may define spaces and views and these may be part of the significance of the place.

See also Article 14.

Examples of protective care include:

- maintenance — regular inspection and cleaning of a place, e.g. mowing and pruning in a garden;
- repair involving restoration — returning dislodged or relocated fabric to its original location e.g. loose roof gutters on a building or displaced rocks in a stone bora ring;
- repair involving reconstruction — replacing decayed fabric with new fabric

It is recognised that all places and their elements change over time at varying rates.

New material may include recycled material salvaged from other places. This should not be to the detriment of any place of cultural significance.

Use includes for example cultural practices commonly associated with Indigenous peoples such as ceremonies, hunting and fishing, and fulfillment of traditional obligations. Exercising a right of access may be a use.

Articles

- 1.11 *Compatible use* means a *use* which respects the *cultural significance* of a *place*. Such a use involves no, or minimal, impact on cultural significance.
- 1.12 *Setting* means the immediate and extended environment of a *place* that is part of or contributes to its *cultural significance* and distinctive character.
- 1.13 *Related place* means a *place* that contributes to the *cultural significance* of another place.
- 1.14 *Related object* means an object that contributes to the *cultural significance* of a *place* but is not at the place.
- 1.15 *Associations* mean the connections that exist between people and a *place*.
- 1.16 *Meanings* denote what a *place* signifies, indicates, evokes or expresses to people.
- 1.17 *Interpretation* means all the ways of presenting the *cultural significance* of a *place*.

Conservation Principles

Article 2. Conservation and management

- 2.1 *Places of cultural significance* should be conserved.
- 2.2 The aim of *conservation* is to retain the *cultural significance* of a *place*.
- 2.3 *Conservation* is an integral part of good management of *places of cultural significance*.
- 2.4 *Places of cultural significance* should be safeguarded and not put at risk or left in a vulnerable state.

Article 3. Cautious approach

- 3.1 *Conservation* is based on a respect for the existing *fabric, use, associations* and *meanings*. It requires a cautious approach of changing as much as necessary but as little as possible.
- 3.2 Changes to a *place* should not distort the physical or other evidence it provides, nor be based on conjecture.

Article 4. Knowledge, skills and techniques

- 4.1 *Conservation* should make use of all the knowledge, skills and disciplines which can contribute to the study and care of the *place*.

Explanatory Notes

Setting may include: structures, spaces, land, water and sky; the visual setting including views to and from the place, and along a cultural route; and other sensory aspects of the setting such as smells and sounds. Setting may also include historical and contemporary relationships, such as use and activities, social and spiritual practices, and relationships with other places, both tangible and intangible.

Objects at a place are encompassed by the definition of place, and may or may not contribute to its cultural significance.

Associations may include social or spiritual values and cultural responsibilities for a place.

Meanings generally relate to intangible dimensions such as symbolic qualities and memories.

Interpretation may be a combination of the treatment of the fabric (e.g. maintenance, restoration, reconstruction); the use of and activities at the place; and the use of introduced explanatory material.

The traces of additions, alterations and earlier treatments to the fabric of a place are evidence of its history and uses which may be part of its significance. Conservation action should assist and not impede their understanding.

Articles

- 4.2 Traditional techniques and materials are preferred for the *conservation* of significant *fabric*. In some circumstances modern techniques and materials which offer substantial conservation benefits may be appropriate.

Article 5. Values

- 5.1 *Conservation* of a *place* should identify and take into consideration all aspects of cultural and natural significance without unwarranted emphasis on any one value at the expense of others.
- 5.2 Relative degrees of *cultural significance* may lead to different *conservation* actions at a place.

Article 6. Burra Charter Process

- 6.1 The *cultural significance* of a *place* and other issues affecting its future are best understood by a sequence of collecting and analysing information before making decisions. Understanding cultural significance comes first, then development of policy and finally management of the place in accordance with the policy. This is the Burra Charter Process.
- 6.2 Policy for managing a *place* must be based on an understanding of its *cultural significance*.
- 6.3 Policy development should also include consideration of other factors affecting the future of a *place* such as the owner's needs, resources, external constraints and its physical condition.
- 6.4 In developing an effective policy, different ways to retain *cultural significance* and address other factors may need to be explored.
- 6.5 Changes in circumstances, or new information or perspectives, may require reiteration of part or all of the Burra Charter Process.

Article 7. Use

- 7.1 Where the *use* of a *place* is of *cultural significance* it should be retained.
- 7.2 A *place* should have a *compatible use*.

Explanatory Notes

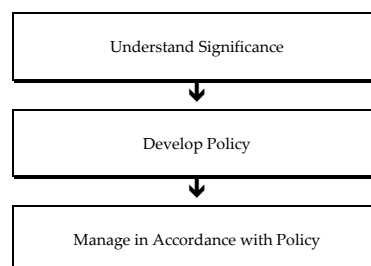
The use of modern materials and techniques must be supported by firm scientific evidence or by a body of experience.

Conservation of places with natural significance is explained in the Australian Natural Heritage Charter. This Charter defines natural significance to mean the importance of ecosystems, biodiversity and geodiversity for their existence value or for present or future generations, in terms of their scientific, social, aesthetic and life-support value.

In some cultures, natural and cultural values are indivisible.

A cautious approach is needed, as understanding of cultural significance may change. This article should not be used to justify actions which do not retain cultural significance.

The Burra Charter Process, or sequence of investigations, decisions and actions, is illustrated below and in more detail in the accompanying flow chart which forms part of the Charter.



Options considered may include a range of uses and changes (e.g. adaptation) to a place.

The policy should identify a use or combination of uses or constraints on uses that retain the cultural significance of the place. New use of a place should involve minimal change to significant fabric and use; should respect associations and meanings; and where appropriate should provide for continuation of activities and practices which contribute to the cultural significance of the place.

Articles

Article 8. Setting

Conservation requires the retention of an appropriate *setting*. This includes retention of the visual and sensory setting, as well as the retention of spiritual and other cultural relationships that contribute to the *cultural significance* of the *place*.

New construction, demolition, intrusions or other changes which would adversely affect the setting or relationships are not appropriate.

Article 9. Location

- 9.1 The physical location of a *place* is part of its *cultural significance*. A building, work or other element of a place should remain in its historical location. Relocation is generally unacceptable unless this is the sole practical means of ensuring its survival.
- 9.2 Some buildings, works or other elements of *places* were designed to be readily removable or already have a history of relocation. Provided such buildings, works or other elements do not have significant links with their present location, removal may be appropriate.
- 9.3 If any building, work or other element is moved, it should be moved to an appropriate location and given an appropriate *use*. Such action should not be to the detriment of any *place* of *cultural significance*.

Article 10. Contents

Contents, fixtures and objects which contribute to the *cultural significance* of a *place* should be retained at that place. Their removal is unacceptable unless it is: the sole means of ensuring their security and *preservation*; on a temporary basis for treatment or exhibition; for cultural reasons; for health and safety; or to protect the place. Such contents, fixtures and objects should be returned where circumstances permit and it is culturally appropriate.

Article 11. Related places and objects

The contribution which *related places* and *related objects* make to the *cultural significance* of the *place* should be retained.

Article 12. Participation

Conservation, *interpretation* and management of a *place* should provide for the participation of people for whom the place has significant *associations* and *meanings*, or who have social, spiritual or other cultural responsibilities for the place.

Article 13. Co-existence of cultural values

Co-existence of cultural values should always be recognised, respected and encouraged. This is especially important in cases where they conflict.

Explanatory Notes

Setting is explained in Article 1.12.

For example, the repatriation (returning) of an object or element to a place may be important to Indigenous cultures, and may be essential to the retention of its cultural significance.

Article 28 covers the circumstances where significant fabric might be disturbed, for example, during archaeological excavation.

Article 33 deals with significant fabric that has been removed from a place.

For some places, conflicting cultural values may affect policy development and management decisions. In Article 13, the term cultural values refers to those beliefs which are important to a cultural group, including but not limited to political, religious, spiritual and moral beliefs. This is broader than values associated with cultural significance.

Conservation Processes

Article 14. Conservation processes

Conservation may, according to circumstance, include the processes of: retention or reintroduction of a *use*; retention of *associations* and *meanings*; *maintenance*, *preservation*, *restoration*, *reconstruction*, *adaptation* and *interpretation*; and will commonly include a combination of more than one of these. Conservation may also include retention of the contribution that *related places* and *related objects* make to the *cultural significance* of a *place*.

Article 15. Change

15.1 Change may be necessary to retain *cultural significance*, but is undesirable where it reduces cultural significance. The amount of change to a *place* and its *use* should be guided by the *cultural significance* of the place and its appropriate *interpretation*.

15.2 Changes which reduce *cultural significance* should be reversible, and be reversed when circumstances permit.

15.3 Demolition of significant *fabric* of a *place* is generally not acceptable. However, in some cases minor demolition may be appropriate as part of *conservation*. Removed significant fabric should be reinstated when circumstances permit.

15.4 The contributions of all aspects of *cultural significance* of a *place* should be respected. If a place includes *fabric*, *uses*, *associations* or *meanings* of different periods, or different aspects of cultural significance, emphasising or interpreting one period or aspect at the expense of another can only be justified when what is left out, removed or diminished is of slight cultural significance and that which is emphasised or interpreted is of much greater cultural significance.

Article 16. Maintenance

Maintenance is fundamental to *conservation*. Maintenance should be undertaken where *fabric* is of *cultural significance* and its maintenance is necessary to retain that *cultural significance*.

Article 17. Preservation

Preservation is appropriate where the existing *fabric* or its condition constitutes evidence of *cultural significance*, or where insufficient evidence is available to allow other *conservation* processes to be carried out.

Conservation normally seeks to slow deterioration unless the significance of the place dictates otherwise. There may be circumstances where no action is required to achieve conservation.

When change is being considered, including for a temporary use, a range of options should be explored to seek the option which minimises any reduction to its cultural significance.

It may be appropriate to change a place where this reflects a change in cultural meanings or practices at the place, but the significance of the place should always be respected.

Reversible changes should be considered temporary. Non-reversible change should only be used as a last resort and should not prevent future conservation action.

Maintaining a place may be important to the fulfilment of traditional laws and customs in some Indigenous communities and other cultural groups.

Preservation protects fabric without obscuring evidence of its construction and use. The process should always be applied:

- where the evidence of the fabric is of such significance that it should not be altered; or
- where insufficient investigation has been carried out to permit policy decisions to be taken in accord with Articles 26 to 28.

New work (e.g. stabilisation) may be carried out in association with preservation when its purpose is the physical protection of the fabric and when it is consistent with Article 22.

Articles

Article 18. Restoration and reconstruction

Restoration and reconstruction should reveal culturally significant aspects of the *place*.

Article 19. Restoration

Restoration is appropriate only if there is sufficient evidence of an earlier state of the *fabric*.

Article 20. Reconstruction

20.1 *Reconstruction* is appropriate only where a *place* is incomplete through damage or alteration, and only where there is sufficient evidence to reproduce an earlier state of the *fabric*. In some cases, reconstruction may also be appropriate as part of a *use* or practice that retains the *cultural significance* of the place.

20.2 *Reconstruction* should be identifiable on close inspection or through additional *interpretation*.

Article 21. Adaptation

21.1 *Adaptation* is acceptable only where the adaptation has minimal impact on the *cultural significance* of the *place*.

21.2 *Adaptation* should involve minimal change to significant *fabric*, achieved only after considering alternatives.

Article 22. New work

22.1 New work such as additions or other changes to the *place* may be acceptable where it respects and does not distort or obscure the *cultural significance* of the place, or detract from its *interpretation* and appreciation.

22.2 New work should be readily identifiable as such, but must respect and have minimal impact on the *cultural significance* of the *place*.

Article 23. Retaining or reintroducing use

Retaining, modifying or reintroducing a significant *use* may be appropriate and preferred forms of *conservation*.

Article 24. Retaining associations and meanings

24.1 Significant *associations* between people and a *place* should be respected, retained and not obscured. Opportunities for the *interpretation*, commemoration and celebration of these associations should be investigated and implemented.

24.2 Significant *meanings*, including spiritual values, of a *place* should be respected. Opportunities for the continuation or revival of these meanings should be investigated and implemented.

Explanatory Notes

Places with social or spiritual value may warrant reconstruction, even though very little may remain (e.g. only building footings or tree stumps following fire, flood or storm). The requirement for sufficient evidence to reproduce an earlier state still applies.

Adaptation may involve additions to the place, the introduction of new services, or a new use, or changes to safeguard the place. Adaptation of a place for a new use is often referred to as 'adaptive re-use' and should be consistent with Article 7.2.

New work should respect the significance of a place through consideration of its siting, bulk, form, scale, character, colour, texture and material. Imitation should generally be avoided.

New work should be consistent with Articles 3, 5, 8, 15, 21 and 22.1.

These may require changes to significant fabric but they should be minimised. In some cases, continuing a significant use, activity or practice may involve substantial new work.

For many places associations will be linked to aspects of use, including activities and practices.

Some associations and meanings may not be apparent and will require research.

Articles

Article 25. Interpretation

The *cultural significance* of many *places* is not readily apparent, and should be explained by *interpretation*. Interpretation should enhance understanding and engagement, and be culturally appropriate.

Conservation Practice

Article 26. Applying the Burra Charter Process

26.1 Work on a *place* should be preceded by studies to understand the place which should include analysis of physical, documentary, oral and other evidence, drawing on appropriate knowledge, skills and disciplines.

26.2 Written statements of *cultural significance* and policy for the *place* should be prepared, justified and accompanied by supporting evidence. The statements of significance and policy should be incorporated into a management plan for the place.

26.3 Groups and individuals with *associations* with the *place* as well as those involved in its management should be provided with opportunities to contribute to and participate in identifying and understanding the *cultural significance* of the place. Where appropriate they should also have opportunities to participate in its *conservation* and management.

26.4 Statements of *cultural significance* and policy for the *place* should be periodically reviewed, and actions and their consequences monitored to ensure continuing appropriateness and effectiveness.

Article 27. Managing change

27.1 The impact of proposed changes, including incremental changes, on the *cultural significance* of a *place* should be assessed with reference to the statement of significance and the policy for managing the place. It may be necessary to modify proposed changes to better retain cultural significance.

27.2 Existing *fabric*, *use*, *associations* and *meanings* should be adequately recorded before and after any changes are made to the *place*.

Article 28. Disturbance of fabric

28.1 Disturbance of significant *fabric* for study, or to obtain evidence, should be minimised. Study of a *place* by any disturbance of the fabric, including archaeological excavation, should only be undertaken to provide data essential for decisions on the *conservation* of the place, or to obtain important evidence about to be lost or made inaccessible.

Explanatory Notes

In some circumstances any form of interpretation may be culturally inappropriate.

The results of studies should be kept up to date, regularly reviewed and revised as necessary.

Policy should address all relevant issues, e.g. use, interpretation, management and change.

A management plan is a useful document for recording the Burra Charter Process, i.e. the steps in planning for and managing a place of cultural significance (Article 6.1 and flow chart). Such plans are often called conservation management plans and sometimes have other names.

The management plan may deal with other matters related to the management of the place.

Monitor actions taken in case there are also unintended consequences.

Articles

28.2 Investigation of a *place* which requires disturbance of the *fabric*, apart from that necessary to make decisions, may be appropriate provided that it is consistent with the policy for the place. Such investigation should be based on important research questions which have potential to substantially add to knowledge, which cannot be answered in other ways and which minimises disturbance of significant fabric.

Article 29. Responsibility

The organisations and individuals responsible for management and decisions should be named and specific responsibility taken for each decision.

Article 30. Direction, supervision and implementation

Competent direction and supervision should be maintained at all stages, and any changes should be implemented by people with appropriate knowledge and skills.

Article 31. Keeping a log

New evidence may come to light while implementing policy or a plan for a *place*. Other factors may arise and require new decisions. A log of new evidence and additional decisions should be kept.

Article 32. Records

32.1 The records associated with the *conservation* of a *place* should be placed in a permanent archive and made publicly available, subject to requirements of security and privacy, and where this is culturally appropriate.

32.2 Records about the history of a *place* should be protected and made publicly available, subject to requirements of security and privacy, and where this is culturally appropriate.

Article 33. Removed fabric

Significant *fabric* which has been removed from a *place* including contents, fixtures and objects, should be catalogued, and protected in accordance with its *cultural significance*.

Where possible and culturally appropriate, removed significant fabric including contents, fixtures and objects, should be kept at the place.

Article 34. Resources

Adequate resources should be provided for *conservation*.

Words in italics are defined in Article 1.

Explanatory Notes

New decisions should respect and have minimal impact on the cultural significance of the place.

The best conservation often involves the least work and can be inexpensive.

The Burra Charter Process

Steps in planning for and managing a place of cultural significance

The Burra Charter should be read as a whole.

Key articles relevant to each step are shown in the boxes. Article 6 summarises the Burra Charter Process.

