

# Woollahra 2010 heritage inventory

Based on the NSW Heritage Office State Heritage Inventory sheet

| ITEM DETAILS                    |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |                              |                                                             |
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| Current name of proposed item   | Duntrim                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |                              |                                                             |
| Former name                     |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |                              |                                                             |
| Item type                       | Archaeological, Built, Landscape, Movable/Collection<br>Built, Landscape                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |                              |                                                             |
| Significant area or group       | Name                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |                              |                                                             |
| Address                         | Number<br>37                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         | Street<br>Darling Point Road | Suburb<br>Darling Point                                     |
| Property description by Council | Lot<br>A                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |                              | DP<br>108600                                                |
| Original owner                  | Name<br>NSW Government Department of Health                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |                              | Address                                                     |
| Use                             | Current<br>Health facility - Sydney Dialysis Centre / Renal Resource Centre                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |                              | Former<br>Private residence<br>Sydney Hospital Nursing Home |
| Statement of significance       | <p>The building known as <i>Duntrim</i> has significance for it represents and exhibits the aspirations of wealthy land owners of Darling Point in the early twentieth century. It has significance for its ability to reflect the early subdivision pattern and land tenure and use through its association with the former mansion <i>Glanworth</i>.</p> <p><i>Duntrim</i> was built in approximately 1911, on the foundations of the early Victorian mansion <i>Glanworth</i>, built in 1852. The foundations of <i>Glanworth</i> remain at the basement level of the existing building. <i>Glanworth</i> was built for the merchant and philanthropist Robert Coveny (1809-1878), and was later owned by The Honourable James Watson (1837-1907), merchant and politician.</p> <p>The building known as <i>Duntrim</i> was built for William Taylor Macpherson, by the well-known architect Maurice B Halligan (1863-1926), who was an important Australian architect of the late 19<sup>th</sup> and early 20<sup>th</sup> century. The building is one of a group of substantial and sophisticated works by Halligan, and forms part of the architect's body of work in the local area, most of which is locally listed. Many of Halligan's other buildings located in the Sydney CBD, the North Shore and regional towns are local or state listed items.</p> <p>The building was used by Sydney Hospital as a nurses' home from 1954 until 1981, after which it became the State Government's Sydney Dialysis Centre until the present time. It has been a community health facility for over 50 years.</p> <p>Exhibiting substantial scale, landmark location, mature historic garden setting, representative Arts and Crafts features, and fine intact interiors, <i>Duntrim</i> is a substantial representative example of the Arts and Crafts style of Maurice B. Halligan. The 1920's additions and the more recent alterations are generally either sympathetic or reversible.</p> <p>The building is part of a group of extant substantial landmark mansions and historic buildings which sit atop the crest of the Darling Point peninsula. As a historic group they contribute to a historic precinct which reflects the early subdivisions, grand mansions and historic character of the area.</p> |                              |                                                             |
| Level of significance           | State<br>No                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          | Local<br>Yes - High          |                                                             |
| Heritage listings               | <b>Woollahra Council LEP 1995 (as amended):</b> Yes, a Norfolk Island Pine on the property is listed<br><b>Listed under the Heritage Act s.170 register by the Department of Health</b><br><b>State Heritage Register / Inventory:</b> No / No<br><b>Royal Australian Institute of Architects (NSW Chapter) Register of 20<sup>th</sup> Century Buildings of Significance:</b> No                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |                              |                                                             |

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|                             | <b>National Trust of Australia (NSW):</b> Currently under consideration                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |
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| DESCRIPTION                 |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
| <b>Designer</b>             | 1852 – unknown<br>1911 – Maurice B. Halligan                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |
| <b>Builder</b>              | Unknown                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |
| <b>Construction years</b>   | 1852, 1911, 1922, 1934, 1954                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |
| <b>Physical description</b> | <p>The place is a complex of buildings on a site of irregular polygonal shape. It is not visible from the public domain as it is setback from the street due to subsequent subdivisions, and is only accessible via a rising bitumen driveway.</p> <p><b>Streetscape:</b> There is no streetscape view, as the place is accessed from a driveway leading upward from Darling Point Road. There are residential flat buildings to either side of the driveway. Only the main two-storey façade bay of <i>Duntrim</i> is visible from the street approach.</p> <p><b>Site layout:</b> The oldest and main building is <i>Duntrim</i>, a large Arts and Crafts building, situated in the centre of the site at the culmination of the driveway approach. There is an adjacent two-storey building to the north, the storage facilities building, which is subordinate in style but of similar form. There is also a long two-storey brick building to the south, the nurses' home building, also of subordinate but traditional style.</p> <p><b>Landscaping:</b> There is extensive mature landscaping to the site, the most important being the listed tree, the Norfolk Island Pine, in the south-east corner of the site. Other significant trees include an Umbrella Tree, a Canary Island Date Palm, a Cheese Tree, a banksia, a Port Jackson Fig, an African Olive, and an Illawarra Flame Tree.</p> <p><b>Construction details</b></p> <p><b>No. of Storeys:</b> 2 plus basement</p> <p><b>Form &amp; Structure:</b> Traditional load bearing masonry cavity construction. Traditional roof construction timber trusses and conventional minor framing. The form in plan for the building is a large rectangle with the bay window addition to the north creating an L-shape from the original rectangle. Gabled bays protrude through main roof to east elevation.</p> <p><b>Roof:</b> Pitched, hipped and gabled complex slate roof with corrugated iron ridge capping, exposed and open timber sloping eaves (timbers painted cream to match external walls), metal painted guttering and downpipes (painted heritage red); prominent rough rendered chimney to north elevation with terracotta chimney pots; chimneys to east and south elevations; large gable to west elevation with inset faceted double-height bay window of timber and stone; large half-timbered gable to north elevation; small three-paned dormer window to south elevation.</p> <p><b>Walls:</b> Sandstone base; roughcast rendered masonry walls, cantilevered timber framed and panelled former pantry room to south elevation; main entry to west elevation through stone archway; secondary service entry to south of west elevation: rough rendered masonry archway with flight of external entry stairs.</p> <p><b>Balconies and Verandahs:</b> stone verandah to north-east corner with stone arches to north and east, with open covered verandah; infill timbered balcony above.</p> <p><b>Windows &amp; Doors:</b> main entry door with double side-lights and ornate leadlight detailing; internal leadlight double doors, generally, panelled doors; a frosted and horizontally panelled door (not original?); generally, traditional timber framed windows; variety of styles and detailing; in single, pairs or faceted bay arrangements; some ornate leadlighting; some original and ornate door and window hardware.</p> <p><b>Other:</b> two open balconies to first floor (now infilled); one non-original fireplace.</p> <p><b>Interior:</b> painted sandstone walls to basement; generally masonry walls, masonry wall corners with arris edgings; highly ornate cornice to main room, other cornices vary; some ceiling rose remains; timber skirtings; timber panelled doors, some with glass panels; timber-framed windows with timber internal sills; decorative parquet flooring to main entry; generally, intrusive floor coverings, presumed generally timber floors beneath; timber staircases, main with decorative newel-posts; extensive original and early timber built-in cupboards; brick and timber fireplace to main entry stair foyer; highly ornate and generous timber fireplace surrounds to principal rooms; secondary decorative timber fireplaces to upper level; original timber-panelled ceilings to upper level verandahs; early tiling to some bathrooms; curved 1950's cupboards with matching Bakelite hardware.</p> <p><b>Style or period:</b> Arts and Crafts style.</p> |

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| Physical condition       | <p>The building <i>Duntrim</i> is generally in good order. It has functioned as an institutional building for around 50 years. During this time it has not been extensively altered, other small incremental additions that cater to specific functional needs. It appears to have been maintained in a good manner by the various institutional and government owners. There is no evidence of neglect or damage. A full building inspection for termites, rot and structural defects has not been undertaken.</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
| Modification and dates   | <p>The building has been altered and added to several times, although these works have not obscured its original form. Many of the modifications were early work, which was done in keeping with the style of the building, and enhanced its detailing.</p> <p>There was a proposal dating from c.1922, (BA 326/22) which consisted of a small extension of the principal form of the building to the south. A new skillion roof form was to be added to the south gable, ground floor plus basement. Included was a new laundry, three new bedrooms and a porch accessed by entrance steps at the ground floor. Materials and details were sympathetic and matching original details. The building was still a residence at this point. The application was made for L. G. Cohen by G. S. Keesing A.R.I.B.A. of 375 George Street, Sydney. However, this approval was not completed and a similar but more refined proposal was later lodged in 1929.</p> <p>In 1925 a small glasshouse to be constructed of brick and glass was erected for L. G. Cohen, location unknown (BA 303/25).</p> <p>In 1929 a new proposal for alterations and additions similar to the 1922 scheme was approved by Council. The designer was still G. S. Keesing. The roof and other elements of the south elevation differed to the 1922 proposal. Other works were also included. The 1929 proposal was for alterations to the ground and first floors in the form of new maids quarters to the south portion of the main building, similar to the 1922 scheme. The roof ridge was to be extended and a dormer window/ceiling light added. A small pantry room cantilevered off the south elevation. At the opposite end of the building, the sitting room to the ground floor was extended to the east, and a small new outdoor brick paved terrace created adjacent. A staircase and some bathroom alterations also occurred internally. These works appear to have been carried out and the south and east elevations substantially match these works.</p> <p>In 1934 plans were approved by Council for further work to the building, still owned by L. G. Cohen, and designed by G. S. Keesing, Architect, now of 70 King St, Sydney (BA 210/34). The existing bay to the north-east corner was demolished and expanded by 15 feet to create a longer room to the north. The lower portion of the northern chimney to the same room was demolished and rebuilt to create a larger fireplace. These alterations and additions matched exactly the existing building, because all the good existing bay window material was used and rebuilt in the new location. The specification required the stonemason to re-use all existing good stone, and to rebuild in exactly the same manner and finish as the existing. The joiner was required to 'rebuild the whole of the bay window in new position... all sound and undamaged material to be re-used'. The existing window height was dropped by 6 inches and rubbed stone lintels added above to make up the difference.</p> <p>Records of work in 1948 (BA 9013/48) could not be located.</p> <p>In 1954 some minor alterations were by Stephenson and Turner Architects for the Sydney Hospital Nursing Home (BA 146/54). This consisted of demolition of some cupboards and sinks to ground and first floors, conversion of an existing pantry and iron room into toilet compartments on the ground and first floors, and a groundsman's toilet was also erected externally to the building to the south.</p> <p>Later in 1954 two first floor balconies to the principal building form were enclosed for use as internal spaces (BA 195/54). This was designed again by Stephenson and Turner Architects. The work consisted of timber stud walling and timber double-hung windows, generally simple in nature and sympathetic to the existing building.</p> <p>Early in 1956 the Nurses Home building again by Stephenson and Turner was approved by Council (BA 10/56). This is a long two-storey brick building located in the south-west corner of the property. It is constructed of simple traditional detailing: red brick, Marseille tiling, and timber double-hung or top hung windows.</p> <p>A proposal to build a swimming pool to the far eastern corner was approved in 1969 (BA 660/69).</p> <p>In 1987 plans were approved to add a stair to the Nurses Home building (BA 790/87).</p> <p>In 1992 a storage facility building was approved and built to the north of <i>Duntrim</i> in close relationship with the principal building and separated only by a ramp (DA 172/92). This building is constructed of blockwork walls, fibre-cement sheeting, aluminium windows and sheet metal spandek roofing. The detailing is sympathetic in form and geometry to <i>Duntrim</i>.</p> |
| Archaeological potential | <p>Due to the long period of European occupation of this site, the archaeological potential for Aboriginal cultural material is low.</p> <p>There is potential for archaeological remains relating to the mid-19th century development of the</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |

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|                  | site as <i>Glanworth</i> mansion. These could be located in the basement or surrounding the existing building. Evidence of the stables building, now demolished, could be located in the south garden.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |
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| HISTORY          |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
| Historical notes | <p><b>Glanworth</b></p> <p>The current building <i>Duntrim</i> is sited on the location of the former Victorian mansion <i>Glanworth</i>, built in 1852.</p> <p><i>Glanworth</i> was built for Robert Coveny (1809-1878), merchant and philanthropist, around 1852 upon his retirement. Coveny was a prominent Sydney merchant, with a store in Market Street, and was active in public affairs. He was in public and private life an active and devout Roman Catholic. As early as 1838 he contributed to the building fund for St Mary's Cathedral. After retiring from business in the 1850s Robert devoted himself to the establishment of St Vincent's Hospital (1857), to which he was a subscriber after 1861, secretary in 1869-70 and joint treasurer in 1869-78. In 1870 he stood guarantor for the building of the verandah and balconies, and later put up a laundry, mortuary and wall enclosing the entire infirmary.</p> <p>Coveny's <i>Glanworth</i> was sited within an expansive land holding of over five acres that he had put together over 1851 and 1852 by four separate land acquisitions with an additional purchase in 1875.</p> <p>On Coveny's death in 1878 <i>Glanworth</i> was bought by The Honourable James Watson, another Irishman but a Protestant. Watson (1837 – 1907) was born in present day Northern Ireland and migrated to the Victorian gold fields in 1856, where he opened a store and flour mill with his brother.</p> <p>On 28 December 1869 Watson was elected to the Legislative Assembly for the Lachlan; he represented the seat until it was divided in 1880 when he won Young. At first he supported (Sir) James Martin's ministry and in 1872 became an independent supporter of (Sir) Henry Parkes. Watson moved to Sydney and became prominent in commercial circles: a justice of the peace, chairman of the City Bank of Sydney in 1874-85, a director and sometime chairman of the Pacific Fire and Marine Insurance Co. of Sydney, the Australian General Assurance Co. and a committee-man and vice-president of the Sydney Chamber of Commerce.</p> <p>He was the colonial treasurer in Henry Parkes' government on 1878-1883. He was appointed to the Legislative Council in 1887.</p> <p>The interior and grounds of <i>Glanworth</i> were photographically recorded around 1900-1910. After Watson's death in 1907, the Watson family between 1908-1910 broke up the expansive land holding of <i>Glanworth</i>. The first subdivision retained the house within grounds of 2 acres 2 roods 8 perches representing a frontage to Darling Point Road inclusive of the entrance gates and carriage drive, the house and three outbuildings inclusive of stables. <i>Glanworth</i> with its reduced holding was subdivided again in 1910. This subdivision reserved two drives for access to the old house but the main entry gate, carriage drive and frontage to Darling Point Road were removed.</p> <p><b>Duntrim</b></p> <p><i>Glanworth</i> was purchased by William Taylor Macpherson in May 1911. In August 1911 Macpherson lodged a building application for the erection of the existing house. Macpherson engaged his friend Maurice B. Halligan to design the house, which incorporates the foundations of <i>Glanworth</i>.</p> <p>William Taylor Macpherson (1863-1926) was the eldest son of John Macpherson, a partner in the large and long-established firm of hardware merchants Holdsworth, Macpherson and Co. He was educated Sydney Grammar School and joined his fathers company. He was active in Sydney's sporting and commercial worlds. He was chairman of the NSW Hardware Association, the Iron and Steel Association, director of the Queensland Insurance Co. and member of the Sydney Chamber of Commerce from 1901 and its president in 1919. Macpherson held the world record for the 250 yards sprint. He died at Duntrim.</p> <p>Maurice Bernard Halligan (1863 – 1926) was born in Bowral, New South Wales. He studied architecture under Gustave A. Morell, the architect of Swift's at Darling Point amongst other well-known buildings. The firm of Halligan and Wilton was established in 1907. Prior to this time Maurice Halligan ran a flourishing practice as a sole practitioner. Halligan and Wilton are best known for Kingsclere apartment building, Potts Point, 1910, which was the first New York style apartment building constructed in Australia. They also designed 45-63 Macleay Street, Potts Point, which contains the famous Yellow House. Other works by Halligan and Wilton mentioned are: Tooth's Brewery, 1913; British American Tobacco Company building, Kensington, 1913; Royal Sydney Golf Club, 1910 (following a fire in 1920 this was rebuilt to an altered design); Dymocks Building, George Street, c.1925; numerous hotels including the Stanmore Hotel, Newmarket Hotel, Redfern Hotel, and the Observer Hotel.</p> |

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|--|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|  | Halligan was well known for his residential buildings in Bellevue Hill and Woollahra. Halligan ceased to practice in 1921 at the age of 68.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |
|  | <p><b>1923-1954</b><br/>Following Macpherson's death in May 1922 the property passed into the hands of Lewis Gordon Cohen (1886 – 1954), a chemist. Cohen and his father were in partnership with Elliott Brothers, a company manufacturing drugs and chemicals that was founded in 1873 and listed as a public company in 1885. In 1929 Elliott Brothers became part of Drug Houses of Australia Ltd. In around 1949 the southern part of the property with stables and outbuildings was subdivided to form two allotments with a shared right of way from Darling Point Road. The land holding of <i>Duntrim</i> was reduced to 1 acre 16 <math>\frac{3}{4}</math> perches. Cohen died in 1954.</p> <p><b>1954 – current</b><br/><i>Duntrim</i> was purchased by Sydney Hospital in February 1954 from Cohen's Duntrim Investments Pty Ltd, and was converted to a nurses home. 26 nurses were accommodated at Duntrim. The nurses home building was built in 1956.<br/><i>Duntrim</i> became the headquarters for the Sydney Dialysis Centre in 1981. The Sydney Dialysis Centre has been established in 1970, through the funding of the Lions Club of NSW. The move to <i>Duntrim</i> was initiated by the Health Commissioner of NSW, who had acquired the property from Sydney Hospital in 1975.<br/><i>Duntrim</i> is still the Sydney Dialysis Centre and also the Renal Resource Centre, a community health service of Northern Sydney Central Coast Health. The land is currently owned by the Department of Health.</p> |

| HISTORICAL THEMES                                                       |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |                                                                                                                                                                                                                                                                                                     |
|-------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| State historical theme                                                  |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               | Local historical theme                                                                                                                                                                                                                                                                              |
| 3. Developing local, regional and national economies - health           |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               | Activities associated with preparing and providing medical assistance and/or promoting or maintaining the well being of humans.                                                                                                                                                                     |
| 4. Building settlements, towns and cities - Towns, suburbs and villages |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               | Activities associated with creating, planning and managing urban functions, landscapes and lifestyles in towns, suburbs and villages.                                                                                                                                                               |
| 4. Building settlements, towns and cities - Land tenure                 |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               | Activities and processes for identifying forms of ownership and occupancy of land and water.                                                                                                                                                                                                        |
| 8 Developing Australia's cultural life - Domestic life                  |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               | Activities associated with creating, maintaining, living in and working around houses and institutions.                                                                                                                                                                                             |
| 8. Developing Australia's cultural life - Creative endeavour            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               | Activities associated with the production and performance of literary, artistic, architectural and other imaginative, interpretive or inventive works; and/or associated with the production and expression of cultural phenomena; and/or environments that have inspired such creative activities. |
| ASSESSMENT of HERITAGE CRITERIA                                         |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |                                                                                                                                                                                                                                                                                                     |
| Historical significance<br>SHR criterion (a)                            | An item is important in the course, or pattern, of Woollahra's cultural or natural history.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |                                                                                                                                                                                                                                                                                                     |
|                                                                         | <p>The building known as Duntrim is significant as the original site of the early Victorian mansion Glanworth built in 1852. Glanworth was one of the original grand residences built on the peninsula of Darling Point and part of the earliest subdivisions. The foundations and basement of this building remain relatively intact and undisturbed.</p> <p>The building known as Duntrim was built in 1911 for William Taylor Macpherson, by the well-known architect Maurice B. Halligan.</p> <p>The building was used by Sydney Hospital as a nurses' home from 1954 until 1981, after which it became the State Government's Sydney Dialysis Centre until the present time. It has been a community health facility for over 50 years.</p> <p><i>Each of the three attributes above, by themselves, is of medium significance at a local level.</i></p> |                                                                                                                                                                                                                                                                                                     |
|                                                                         | <u>Guidelines for inclusion</u> <ul style="list-style-type: none"><li>Shows evidence of a significant human</li></ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         | <u>Guidelines for exclusion</u> <ul style="list-style-type: none"><li>Has incidental or unsubstantiated connections</li></ul>                                                                                                                                                                       |

# Woollahra 2010 heritage inventory

Based on the NSW Heritage Office State Heritage Inventory sheet

|                                                                 |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |                                                                                                                                                                                                                                                                                                                                                                                                      |
|-----------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|                                                                 | <b>activity</b> <ul style="list-style-type: none"> <li>Is associated with a significant activity or historical phase</li> <li>Maintains or shows the continuity of a historical process or activity</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 | <ul style="list-style-type: none"> <li>with historically important activities or processes</li> <li>Provides evidence of activities or processes that are of dubious historical importance</li> <li>Has been so altered that it can no longer provide evidence of a particular association</li> </ul>                                                                                                |
| <b>Historical association significance</b><br>SHR criterion (b) | <p>An item has strong or special association with the life or works of a person, or group of persons, of importance in Woollahra's cultural or natural history.</p> <p>The building known as <i>Duntrim</i> is built on the stone basement and foundations of <i>Glanworth</i>, the early Victorian villa built for Robert Coveny (1809-1878), merchant and philanthropist, who appears in the Australian Dictionary of Biography. <i>Glanworth</i> was later owned by The Honourable James Watson (1837-1907), merchant and politician, who is also listed in the Australian Dictionary of Biography.</p> <p><i>This attribute by itself is of medium significance at a local level.</i></p> <p>The place is strongly associated with its architect, Maurice B Halligan (1863-1926), who was an important Australian architect of the late 19<sup>th</sup> and early 20<sup>th</sup> century.</p> <p>The building is one of a group of substantial and complex works by Halligan, and forms part of the architect's body of work in the local area. Four other buildings by Halligan out of six or so known are currently listed in the Woollahra LEP.</p> <p><i>This attribute by itself is of medium significance at a local level.</i></p> |                                                                                                                                                                                                                                                                                                                                                                                                      |
|                                                                 | <b>Guidelines for inclusion</b> <ul style="list-style-type: none"> <li>Shows evidence of a significant human occupation</li> <li>Is associated with a significant event, person, or group of persons</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | <b>Guidelines for exclusion</b> <ul style="list-style-type: none"> <li>Has incidental or unsubstantiated connections with historically important people or events</li> <li>Provides evidence of people or events that are of dubious historical importance</li> <li>Has been so altered that it can no longer provide evidence of a particular association</li> </ul>                                |
| <b>Aesthetic significance</b><br>SHR criterion (c)              | <p>An item is important in demonstrating aesthetic characteristics and/or a high degree of creative or technical achievement in Woollahra.</p> <p>Exhibiting substantial scale, landmark location, mature historic garden setting, representative Arts and Crafts features, and fine intact interiors, <i>Duntrim</i> is a substantial representative example of the Arts and Crafts style of Maurice B. Halligan. 1920's additions and more recent alterations are generally either sympathetic or reversible.</p> <p><i>This attribute by itself is of high significance at a local level.</i></p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                                                                                                                                                                                                                                                                                                                                                                                                      |
|                                                                 | <b>Guidelines for inclusion</b> <ul style="list-style-type: none"> <li>Shows or is associated with, creative or technical innovation or achievement</li> <li>Is the inspiration for a creative or technical innovation or achievement</li> <li>Is aesthetically distinctive</li> <li>Has landmark qualities</li> <li>Exemplifies a particular taste, style or technology</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            | <b>Guidelines for exclusion</b> <ul style="list-style-type: none"> <li>Is not a major work by an important designer or artist</li> <li>Has lost its design or technical integrity</li> <li>Its positive visual or sensory appeal or landmark and scenic qualities have been more than temporarily degraded</li> <li>Has only a loose association with a creative or technical achievement</li> </ul> |
| <b>Social significance</b><br>SHR criterion (d)                 | <p>An item has strong or special association with a particular community or cultural group in Woollahra for social, cultural or spiritual reasons.</p> <p>The place has been a community health facility, the Sydney Hospital and the Sydney Dialysis Centre for 56 years.</p> <p>The building and its grounds are recognised by the local community as a historically significant residence and aesthetic landmark of the Darling Point peninsula</p> <p><i>These attributes should be considered to be of medium significance at a local level.</i></p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |                                                                                                                                                                                                                                                                                                                                                                                                      |
|                                                                 | <b>Guidelines for inclusion</b> <ul style="list-style-type: none"> <li>Is important for its association with an</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     | <b>Guidelines for exclusion</b> <ul style="list-style-type: none"> <li>Is only important to the community for amenity</li> </ul>                                                                                                                                                                                                                                                                     |

# Woollahra 2010 heritage inventory

Based on the NSW Heritage Office State Heritage Inventory sheet

|                                                             | <b>identifiable group</b> <ul style="list-style-type: none"> <li>Is important to a community's sense of place</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | <b>reasons</b> <ul style="list-style-type: none"> <li>Is retained only in preference to a proposed alternative</li> </ul>                                                                                                                                                                                                                      |
|-------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Technical/research significance</b><br>SHR criterion (e) | <p>An item has potential to yield information that will contribute to an understanding Woollahra's cultural or natural history.</p> <p>The place contains the remnants of the former Victorian mansion <i>Glanworth</i>, built in 1852, and also its former grounds and landscaping.<br/> <i>This attribute by itself is of low significance at a local level.</i></p> <p>The building is a resource for the understanding of the architectural detailing of the architect, Maurice Halligan.<br/> <i>This attribute by itself is of low significance at a local level.</i></p>                                                      |                                                                                                                                                                                                                                                                                                                                                |
|                                                             | <b>Guidelines for inclusion</b> <ul style="list-style-type: none"> <li>Has the potential to yield new or further substantial scientific and/or archaeological information</li> <li>Is an important benchmark or reference site or type</li> <li>Provides evidence of past human cultures that is unavailable elsewhere</li> </ul>                                                                                                                                                                                                                                                                                                    | <b>Guidelines for exclusion</b> <ul style="list-style-type: none"> <li>The knowledge gained would be irrelevant to research on science, human history or culture</li> <li>Has little archaeological or research potential</li> <li>Only contains information that is readily available from other resources or archaeological sites</li> </ul> |
| <b>Rarity</b><br>SHR criterion (f)                          | <p>An item possesses uncommon, rare or endangered aspects of Woollahra's cultural or natural history.</p> <p>The building known as <i>Duntrim</i>, whilst a large and landmark example of its type, is not a rare example of the Arts and Crafts style, which is common throughout the municipality.</p>                                                                                                                                                                                                                                                                                                                             |                                                                                                                                                                                                                                                                                                                                                |
|                                                             | <b>Guidelines for inclusion</b> <ul style="list-style-type: none"> <li>Provides evidence of a defunct custom, way of life or process</li> <li>Demonstrates a process, custom or other human activity that is in danger of being lost</li> <li>Shows unusually accurate evidence of a significant human activity</li> <li>Is the only example of its type</li> <li>Demonstrates designs or techniques of exceptional interest</li> <li>Shows rare evidence of a significant human activity important to a community</li> </ul>                                                                                                        | <b>Guidelines for exclusion</b> <ul style="list-style-type: none"> <li>Is not rare</li> <li>Is numerous but under threat</li> </ul>                                                                                                                                                                                                            |
| <b>Representativeness</b><br>SHR criterion (g)              | <p>An item is important in demonstrating the principal characteristics of a class of Woollahra's cultural or natural places or cultural or natural environments.</p> <p>As indicated above, the building is a substantial representative example of the Arts and Crafts style, and of the work of Maurice Halligan, and remains substantially intact, internally and externally.<br/> <i>This attribute by itself is of high significance at a local level.</i></p>                                                                                                                                                                  |                                                                                                                                                                                                                                                                                                                                                |
|                                                             | <b>Guidelines for inclusion</b> <ul style="list-style-type: none"> <li>Is a fine example of its type</li> <li>Has the principal characteristics of an important class or group of items</li> <li>Has attributes typical or a particular way of life, philosophy, custom, significant process, design, technique or activity</li> <li>Is a significant variation to a class of items</li> <li>Is part of a group which collectively illustrates a representative type</li> <li>Is outstanding because of its setting, condition or size</li> <li>Is outstanding because of its integrity or the esteem in which it is held</li> </ul> | <b>Guidelines for exclusion</b> <ul style="list-style-type: none"> <li>Is a poor example of its type</li> <li>Does not include or has lost the range of characteristics of a type</li> <li>Does not represent well the characteristics that make up a significant variation of a type</li> </ul>                                               |
| <b>Integrity</b>                                            | <p>The degree to which the item retains the aspects which make it significant under the criteria above.</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |                                                                                                                                                                                                                                                                                                                                                |

# Woollahra 2010 heritage inventory

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|-------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------|----------------|---------------------------------------------------|
|                                                             | The building is generally intact externally and internally. Where alterations and additions have occurred there is clear evidence of those changes, and those changes are generally reversible. Alterations and additions are early (pre-1955), are sympathetic and have not eroded the inherent significance of the building.                                                                                                                                                                                                                                                                                                                                                              |                                                                                                              |                |                                                   |
| RECOMMENDATIONS                                             |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |                                                                                                              |                |                                                   |
| Recommendations                                             | <p>The building should be listed as a heritage item on Woollahra LEP.</p> <p>A Conservation Management Plan should be prepared for the building <i>Duntrim</i>, landscaping and grounds to guide future work to the building, grounds and gardens.</p> <p>The upper level verandah infills should be removed. Intrusive bathrooms and other recent hospital-related facilities and services should be removed.</p> <p>The Nurses Home building (1956) and the storage building (1992) could be removed as they detract from the significance of the place.</p> <p>The grounds should be investigated and recorded for original or early plantings; weeds and intrusive species removed.</p> |                                                                                                              |                |                                                   |
| INFORMATION SOURCES                                         |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |                                                                                                              |                |                                                   |
| Type<br>Records                                             | Author/Client<br>G. S. Keesing, Architect                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | Title<br>BA 326/22 – proposed alterations and additions to <i>Duntrim</i> , south extension, never commenced | Year<br>1922   | Repository<br>Woollahra Municipal Council Records |
| Records                                                     | A. V. Gorell                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | BA 343/22 – brick garage at Fairfax Road, Bellevue Hill                                                      | 1922           | Woollahra Municipal Council Records               |
| Records                                                     | J. B. Richardson and Son                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | BA 303/25 – new glasshouse at <i>Duntrim</i>                                                                 | 1925           | Woollahra Municipal Council Records               |
| Records                                                     | G. S. Keesing, Architect                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | BA 406/29 – extension to east sitting room, extension to south elevation, <i>Duntrim</i>                     | 1929           | Woollahra Municipal Council Records               |
| Records                                                     | G. S. Keesing, Architect                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | BA 210/34 – addition of bay window and alterations to existing fireplace, <i>Duntrim</i>                     | 1934           | Woollahra Municipal Council Records               |
| Records                                                     | Stephenson and Turner Architects                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            | BA 146/54 – alterations to internal bathrooms and cupboards, <i>Duntrim</i>                                  | 1954           | Woollahra Municipal Council Records               |
| Records                                                     | Stephenson and Turner Architects                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            | BA 195/54 – enclosing of two first floor balconies, <i>Duntrim</i>                                           | 1954           | Woollahra Municipal Council Records               |
| Records                                                     | Stephenson and Turner Architects                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            | BA 10/56 – new Nurses Home building, <i>Duntrim</i>                                                          | 1956           | Woollahra Municipal Council Records               |
| Records                                                     | Frank O'Neill                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               | BA 660/69 – new swimming pool, <i>Duntrim</i>                                                                | 1969           | Woollahra Municipal Council Records               |
| Records                                                     | Unsen and Associates                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        | BA 790/87 – new fire stair to Nurses Home building, <i>Duntrim</i>                                           | 1987           | Woollahra Municipal Council Records               |
| Records                                                     | Van Architects                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              | DA 172/92 – new storage facilities building, <i>Duntrim</i>                                                  | 1992           | Woollahra Municipal Council Records               |
| Letter                                                      | Clive Lucas Stapleton and Partners Pty Ltd                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  | <i>St Kieran's</i> , 22 Fairfax Road, Bellevue Hill                                                          | 2008           | Woollahra Municipal Council                       |
| Report                                                      | Tanner Architects                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           | Statement of Heritage Impact Revision A                                                                      | June 2010      | Woollahra Municipal Council                       |
| AUTHOR OF THIS REPORT                                       |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |                                                                                                              |                |                                                   |
| Sara Reilly – Strategic Heritage Officer, Woollahra Council |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |                                                                                                              | September 2010 |                                                   |

# Woollahra 2010 *heritage inventory*

Based on the NSW Heritage Office State Heritage Inventory sheet

## IMAGES

Image caption

View of the front façade from the entry driveway.



Image year

2010

Image author and  
copyright holder

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## Woollahra 2010 *heritage inventory*

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**Image caption**

Detail of the stone archway to the rear corner verandah.



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Image caption

Interior detail of one of the principal fireplaces.



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