

HISTORICAL ARCHAEOLOGICAL ASSESSMENT

Illoura Place, 28 Elizabeth
Street, Liverpool, Cabrogal
Country

Prepared for
**ALTIS BULKY RETAIL PTY LTD AS TRUSTEE FOR
ALTIS ARET SUB TRUST 20**
26th October 2021



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EXECUTIVE SUMMARY

Urbis have been engaged by Altis Bulky Retail Pty Ltd as trustee for Altis ARET Sub Trust 20 to prepare a Historical Archaeological Assessment (HAA) to accompany a Development Application (DA) for the site at 28 Elizabeth Street Liverpool, NSW (hereafter referred as the 'subject site').

This HAA is being prepared to investigate whether the proposed development has the potential to impact on any archaeological resources that may exist within the subject site.

The subject site is located at 28 Elizabeth Street, Liverpool, and is within the Liverpool Council local government area (LGA) (Figure 1). Comprising 3600sqm, the subject site is located on the south eastern corner of George and Elizabeth Streets, and comprises Lot 1 in Deposited Plan 1261270.

The subject site was originally under the ownership of John Rowley and William Levey from at least 1827. During the 19th century the subject site may have been occupied by a tan yard, although the location of this tan yard is currently unknown. Plans indicate that the subject site was largely unoccupied until the end of the 19th century when a series of cottages and outbuildings were erected on the site, and a brick oviform drain was put through the site at the request of Liverpool Council. The cottages on the site were demolished in the 1960s to make way for new facilities including the Peter Warren car dealership and an Ampol Service Station which was later converted into a fruit market. These properties remained on site until 2019 when they were demolished. The construction of these facilities would likely have resulted in considerable disturbance and potential contamination of subsurface deposits.

This assessment has identified the following:

- There is little information available regarding the early development of the subject site prior to the late 19th century, which is identified on plans as vacant land under the ownership of Rowley & Levey, with the Hope Inn occupying a portion of their landholding to the east of the site on the corner of Bigge & Elizabeth Streets.
- The subject site has **moderate-high** potential for archaeological resources including the known brick oviform drain, but also anticipated resources such as the structural remains of a series of late 19th to early 20th century brick cottages and outbuildings which may include a cesspit with artefactual deposit which were known to occupy the north and western portions of the site, and the potential remains of a tan yard which is described as being located within Pritchard's land at George Street Liverpool although is not identified in plans or maps. This may have been located within the subject site and is potentially related to the drainage channel which was likely located where the brick drain now runs.
- It is anticipated that these archaeological resources would satisfy the criteria for local significance should they occur with a high degree of spatial and physical integrity, on the basis of their research potential as well as their ability to demonstrate the past through archaeological remains.
- Due to use of the subject site as an Ampol Service Station in the late 1960s onwards, there is a high risk of contamination at the subject site. This risk should be investigated and managed in accordance with the Archaeological Research Design.
- The proposed works will involve total impact through the bulk excavation of the subject site which will result in complete removal of the identified locally significant archaeological resources.

As a result of these conclusions, Urbis recommends the following:

1. An Archaeological Research Design (ARD) should be prepared by a suitably qualified archaeologist to develop a methodology for the investigation and management of potential locally significant relics across the subject site. This should include methodologies for monitoring and test excavation, as well as salvage excavation should that be deemed necessary.
2. A Section 140 Excavation Permit should be prepared and submitted to Heritage New South Wales prior to the commencement of any works on the site, accompanied by the completed Excavation Director Criteria and the ARD.

1. INTRODUCTION

1.1. BACKGROUND

Urbis have been engaged by Altis Bulky Retail Pty Ltd as trustee for Altis ARET Sub Trust 20 to prepare a Historical Archaeological Assessment (HAA) to accompany a Development Application (DA) for the site at 28 Elizabeth Street Liverpool, NSW (hereafter referred as the 'subject site').

This HAA is being prepared to investigate whether the proposed development has the potential to impact on any historical archaeological resources that may exist within the subject site.

1.2. LOCATION

The subject site is located at 28 Elizabeth Street, Liverpool, and is within the Liverpool Council local government area (LGA) (Figure 1). The site is on the traditional lands of the Cabrogal, and within the catchment of the Gandangara Local Aboriginal Land Council (LALC). Comprising 3600sqm, the subject site is located on the south eastern corner of George and Elizabeth Streets, and comprises Lot 1 in Deposited Plan 1261270. The subject site is currently primarily cleared of previous structures, which included a former petrol station/fruit shop and general outbuildings associated with the former car dealership.

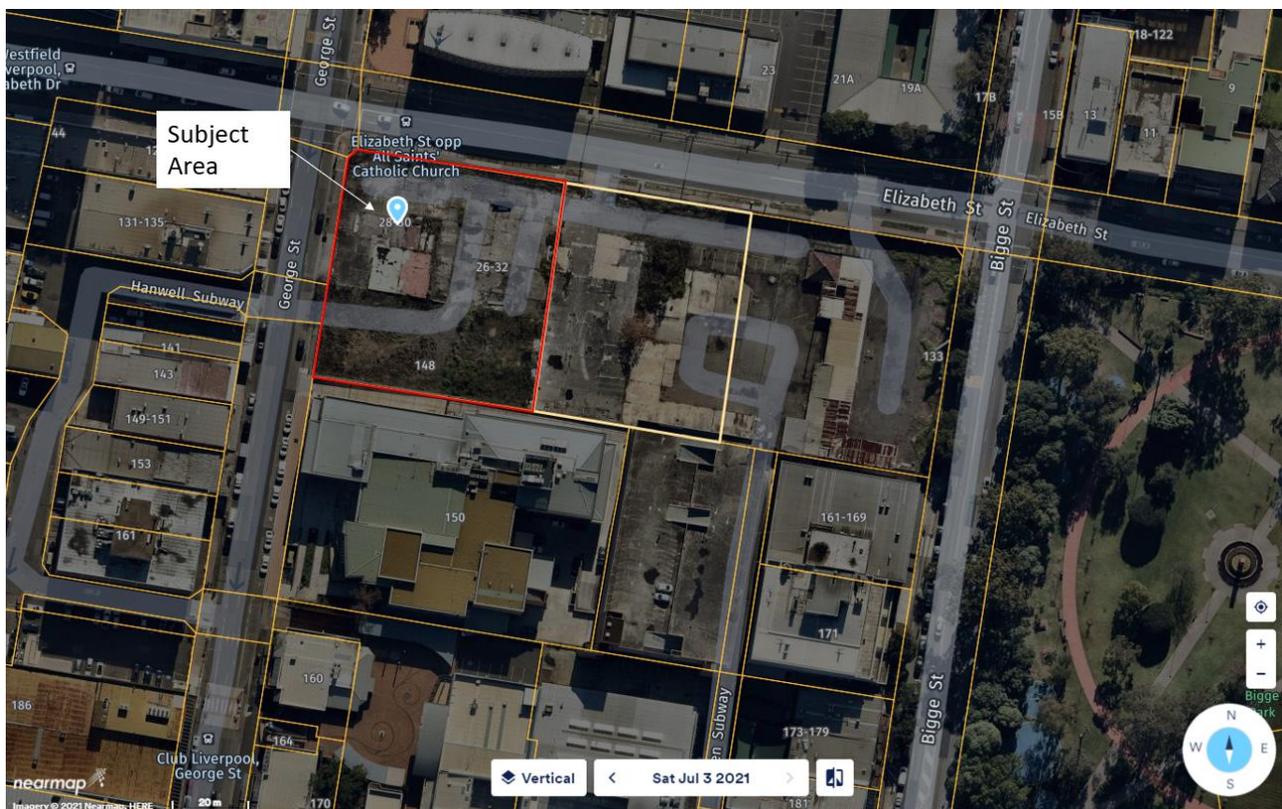


Figure 1 – The location of the subject site at the corner of George and Elizabeth Streets, Liverpool.

Source: Near map 2021, annotated by Urbis

1.3. PROPOSED DEVELOPMENT

The proposed works involve the redevelopment of the subject site. There are no structures present on the subject site, with earlier structures already demolished.

The proposal involves the construction of a multistorey mixed-use building, with six levels of basement extending across the site from boundary to boundary, with through-site links. The construction of the basement will have a direct impact on the existing environment through excavation of the site and existing soil profile. Removal of the existing soil profile will impact and potentially destroy archaeological resources

that may be present. Architectural plans for the proposed development are included in Figure 2-Figure 4 below.

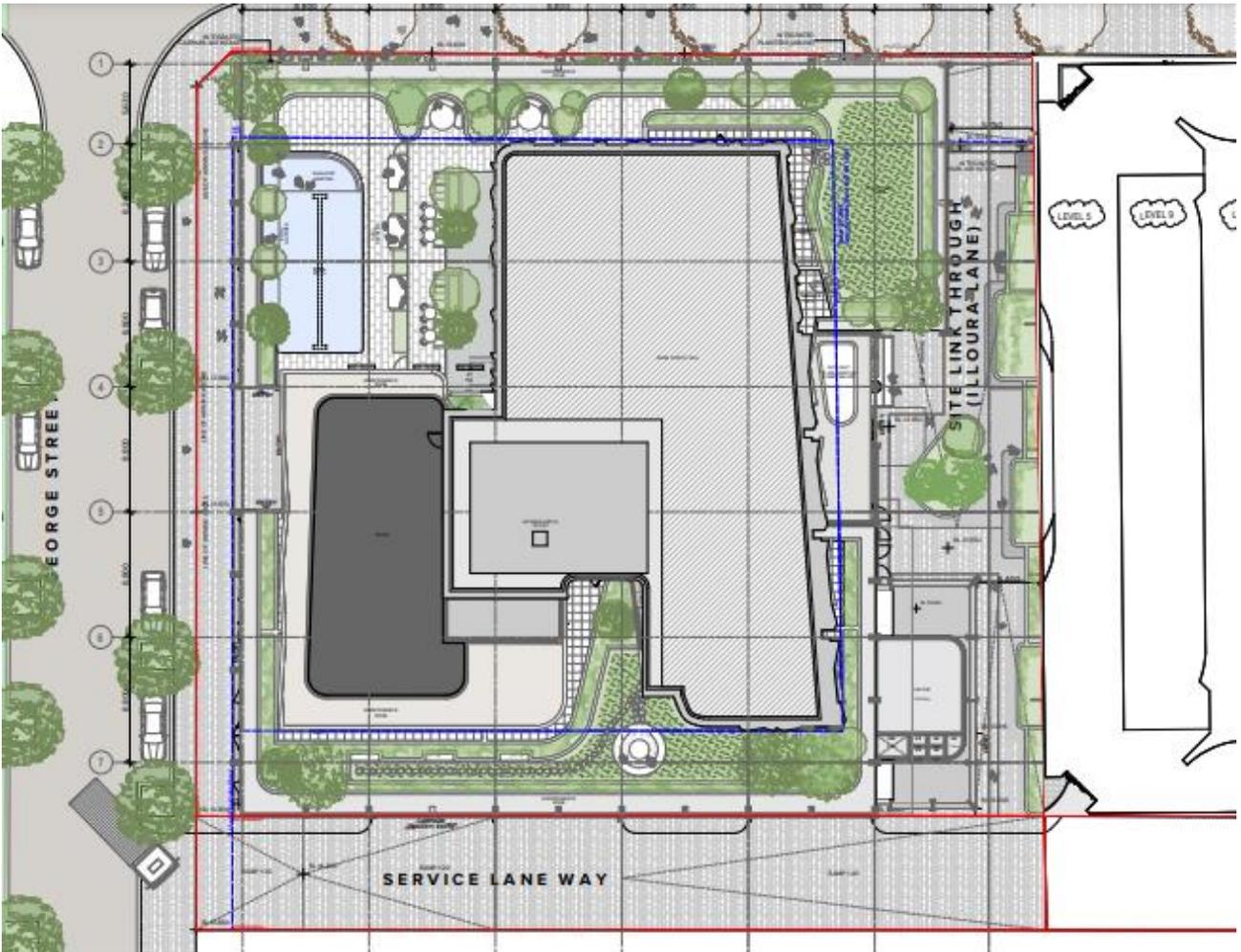


Figure 2 – Site plan, Illoura Place, 28 Elizabeth Street, Liverpool.

Source: Turner Architects, 2021



Figure 3 – Typical elevations

Source: Turner Architects, 2021

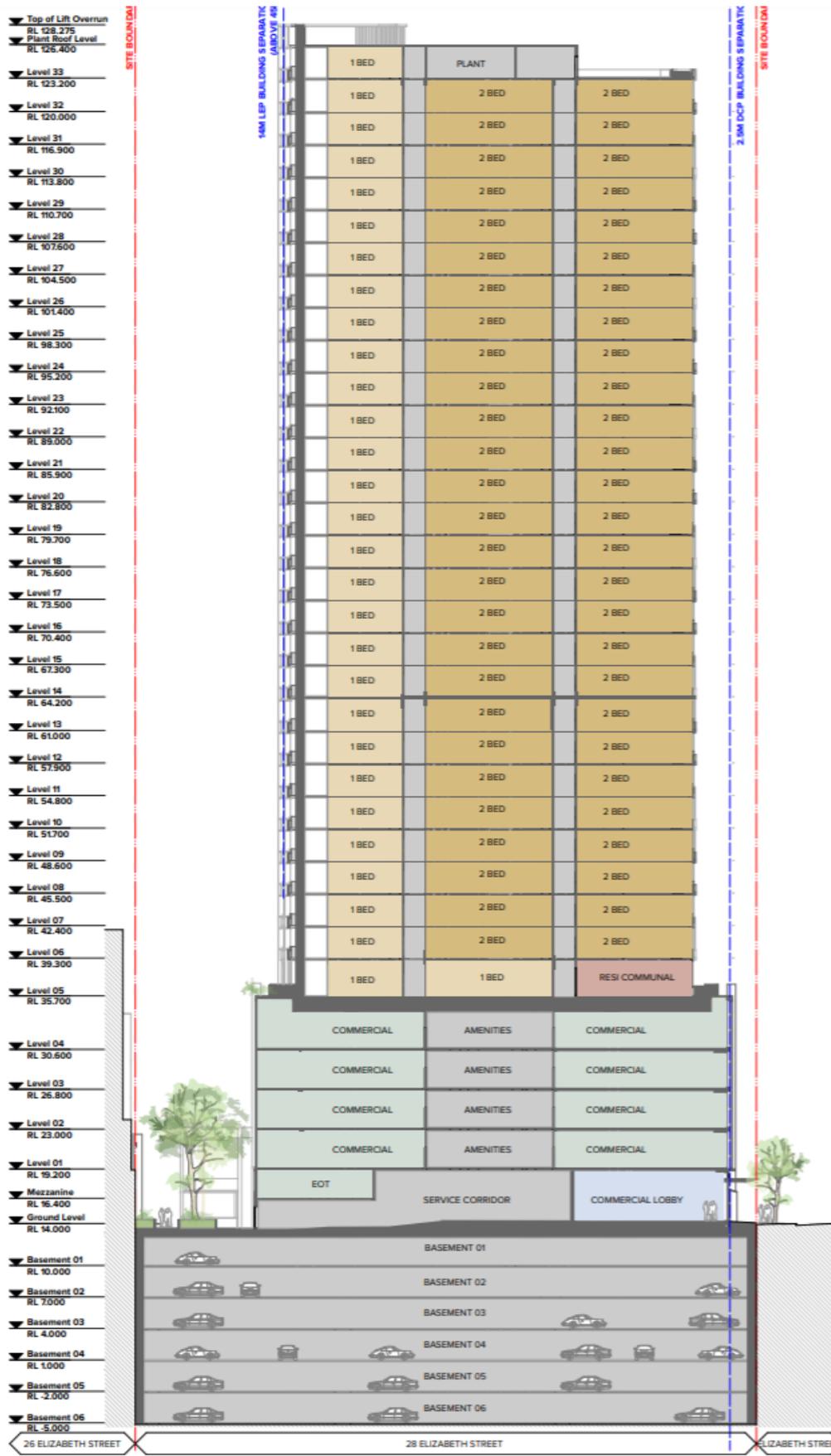


Figure 4 – Typical Section, Section AA, including 6 levels of basement to RL -5.000

Source: Turner Architects, 2021

1.4. AUTHOR IDENTIFICATION AND METHODOLOGY

This HAA has been prepared by Meggan Walker, Urbis Consultant Archaeologist, with technical review undertaken by Fiona Leslie, Mountain Heritage Services Excavation Director. Final review and quality control undertaken by Balazs Hansel, Urbis Associate Director.

This HAA has been prepared in accordance with the following guidelines and documents:

- *The Burra Charter: The Australia ICOMOS Charter for Places of Cultural Significance (2013).*
- *The NSW Heritage Act 1977.*
- *The Heritage Manual (1996).*
- *Assessing Significance for Historical Archaeological Sites and 'Relics' (2009).*
- *Historical Archaeological Code of Practice, NSW Department of Planning (2006).*

1.5. LIMITATIONS

A site inspection has not been undertaken for the preparation of this HAA due to the ongoing restrictions associated with the Covid-19 pandemic which have limited movement.

This report is limited to a presentation and analysis of potential impacts on the historical archaeological (non-Aboriginal) potential only. Aboriginal cultural heritage and potential archaeological resources were not assessed as part of this report.

No intrusive archaeological methods including archaeological test excavation have been applied for the purposes of this report.

2. STATUTORY CONTEXT

2.1. NATIONAL LEGISLATION

2.1.1. Environment Protection and Biodiversity Conservation Act 1999

In 2004, a new Commonwealth heritage management system was introduced under the *Environment Protection and Biodiversity Conservation Act 1999* (EPBC Act). The National Heritage List (NHL) was established to protect places that have outstanding value to the nation. The Commonwealth Heritage List (CHL) was established to protect items and places owned or managed by Commonwealth agencies. The Australian Government Department of Sustainability, Environment, Water, Population and Communities (DSEWPC) is responsible for the implementation of national policy, programs and legislation to protect and conserve Australia's environment and heritage and to promote Australian arts and culture. Approval from the Minister is required for controlled actions which will have a significant impact on items and places included on the NHL or CHL.

The subject site is not included on the NHL or the CHL, and no historic heritage items in or within the vicinity of the subject site are listed on the NHL or the CHL.

2.2. NSW HERITAGE ACT 1977

The NSW Heritage Act 1977 (the Heritage Act) provides protection to items of environmental heritage in NSW. This includes places, buildings, works, relics, moveable objects and precincts identified as significant based on historical, social, aesthetic, scientific, archaeological, architectural, cultural or natural values. State significant items are listed on the NSW State Heritage Register (SHR) and are given automatic protection under the Heritage Act against any activities that may damage an item or affect its heritage significance.

2.2.1. State Heritage Register

The Heritage Act is administered by the Office of Environment and Heritage. The purpose of the Heritage Act 1977 is to ensure cultural heritage in NSW is adequately identified and conserved. Items of significance to the State of NSW are listed on the NSW State Heritage Register (SHR) under Section 60 of the Act.

A search of the SHR was undertaken on 19th July 2021. No items listed on the State Heritage Register were identified within, or adjacent to, the subject site.

2.2.2. Section 170 Heritage and Conservation Register

The Heritage Act also requires government agencies to identify and manage heritage assets in their ownership and control. Under Section 170 of the Heritage Act, Government agencies must keep a register which includes all local and State listed items or items which may be subject to an interim heritage order that are owned, occupied, or managed by that Government body. Under Section 170A of the Heritage Act all government agencies must also ensure that items entered on its register are maintained with due diligence in accordance with State Owned Heritage Management Principles.

A search of the Section 170 Heritage and Conservation Register was undertaken on 19th July 2021. No items listed on a Section 170 Heritage Register were identified within, or adjacent to, the subject site.

2.2.4. Historical Archaeology

Under Section 57(1) of the Heritage Act Heritage Council approval is required to move, damage, or destroy a relic listed in the State Heritage Register, or to excavate or disturb land which is listed on the SHR and there is reasonable knowledge or likelihood of relics being disturbed. The Act defines a 'relic' as:

Any deposit, object or material evidence:

(a) which relates to the settlement of the area that comprises New South Wales, not being an Aboriginal settlement; and

(b) which is 50 or more years old. A Section 60 application is required to disturb relics on an SHR listed site.

Under section 139 of the Heritage Act, an excavation permit is required to disturb or excavate land “knowing or having reasonable cause to suspect that the disturbance or excavation will or is likely to result in a relic being discovered, exposed, moved, damaged or destroyed”. This section of the Heritage Act identifies provisions for items /relics outside of those on the State Heritage Register or subject to an Interim Heritage Order (IHO).

2.3. THE AUSTRALIAN ICOMOS BURRA CHARTER

While not a statutory document, the Australia ICOMOS Charter for the Conservation of Places of Cultural Significance (the Burra Charter) sets a standard of practice for those who provide advice, make decisions about, or undertake works to places of cultural significance including owners, managers, and custodians. The Burra Charter provides specific guidance for physical and procedural actions that should occur in relation to significant places, regardless of their legislative listing. The Burra Charter sets out a number of conservation principles for heritage places which are relevant to the project including use, setting, conservation, management and knowledge.

2.4. LOCAL LEGISLATION

2.4.1. Liverpool Council Local Environment Plan 2008

The Liverpool Council Local Environment Plan (LEP) 2008 Schedule 5 provides information on items of local heritage significance and outlines consent requirements for undertaking activities within identified areas of significance.

A search of the Liverpool Council LEP Schedule 5 was undertaken on July 15, 2021 (Figure 5). The search identified several items in proximity to the subject site, as shown in Table 1.

Table 1 - List of items within proximity of the subject site

Item number	Item name	Approx. distance	Significance
C01	Bigge Park Conservation Area	Directly to the east	Local
I83	Milestone	77m west	Local
I89	Plan of Town of Liverpool (early town centre street layout- Hoddle 1827)	Directly to the north	Local
I85	All Saints Roman Catholic Church	North- across Elizabeth Street	Local

Although not listed on the Liverpool LEP 2008 Schedule 5, Council have identified a known convict-era drain as being present within the subject site. As discussed in Section 3, while a drain is identified as present within the subject site, this was constructed c.1898 and is therefore not convict-era.

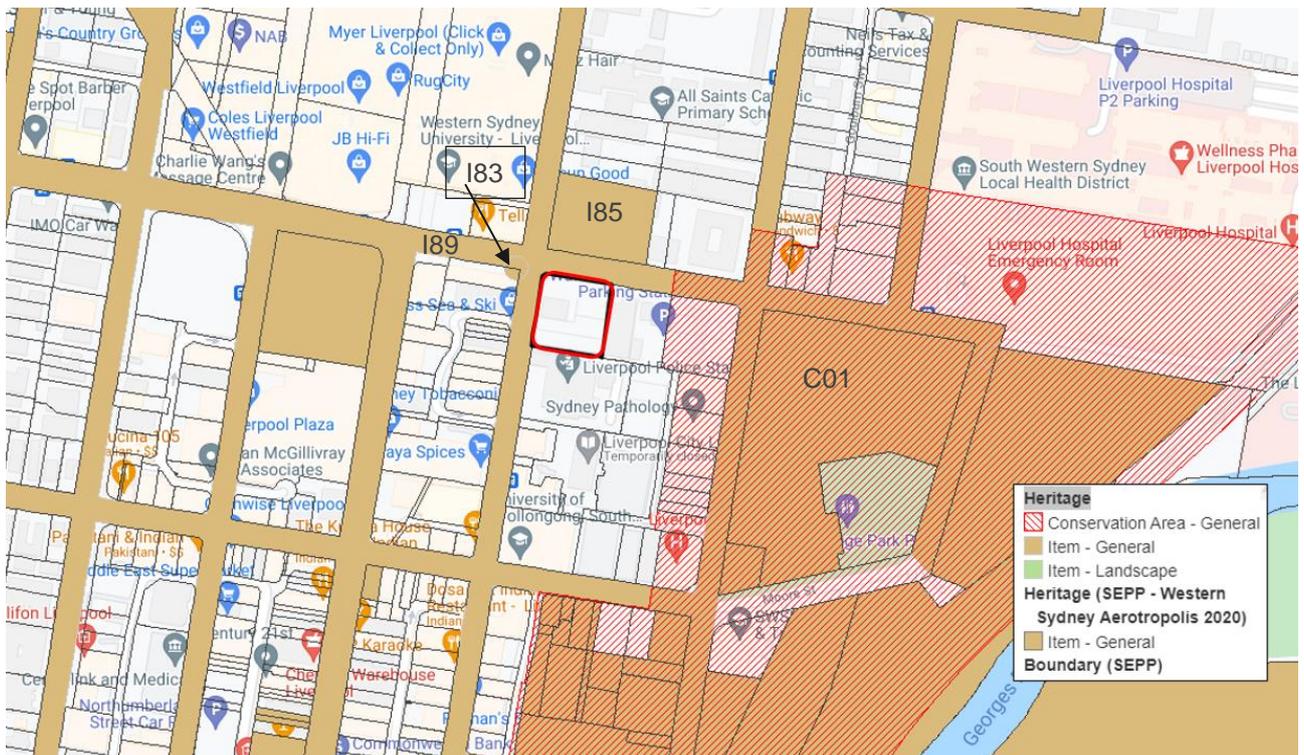


Figure 5 – Liverpool Council Local Environment Plan showing conservation items within proximity of the subject site. The Subject site is marked in red.

Source: Liverpool LEP, 2021

2.4.2. Liverpool Archaeological Zoning Plan

The 1996 Archaeological Zoning Plan (AZP) for the Liverpool City Council, prepared by Casey and Lowe (Casey & Lowe, 1996a) zoned areas of archaeological potential within the Liverpool city centre. Casey & Lowe undertook targeted field survey based upon the overlay of a series of historical plans onto modern property subdivisions, to provide an inventory for only those properties that had known for the potential of archaeological remains. This also allowed for the identification of those that were occupied during various phases of the development of Liverpool. Properties identified as likely to contain archaeological materials were then inspected in detail to identify and record disturbance levels.

The subject site is not referenced in the Liverpool AZP 1996 and does not have an individual inventory sheet. This may be due to the unknown potential of the site.

The neighbouring property to the east at 26 Elizabeth Street, is listed on the AZP as having potential convict era archaeological resources, including structural remains of previous buildings, however, no mention is made on the inventory sheet regarding a potential convict era drain which presumably would occur below both sites should it occur below the present subject site. However, at 142 George Street adjacent to the subject site to the west, the remnants of a pre-1840 town drain are identified are likely to occur. This suggests the drain is likely to occur to the south of the subject site in the alignment of 142 George Street, Liverpool.

3. HISTORICAL OVERVIEW

3.1. PRE-SETTLEMENT

Urbis note that assessing Aboriginal cultural heritage and archaeological resources is outside of the scope of this report. The below information is provided purely for context and is high level.

Due to the absence of written records, much of our understanding of Aboriginal life pre-colonisation is informed by the histories documented in the late 18th and early 19th century by European observers. These histories provide an inherently biased interpretation of Aboriginal life both from the perspective of the observer but also through the act of observation. The social functions, activities and rituals recorded by Europeans may have been impacted by the Observer Effect, also known as the Hawthorne Effect.¹ According to the Observer/Hawthorne Effect, individuals will modify their behaviour in response to their awareness of being observed. With this in mind, by comparing/contrasting these early observations with archaeological evidence is possible to establish a general understanding of the customs, social structure, languages and beliefs of Aboriginal people (Attenbrow 2010).

The wider Liverpool area was an important place of contact between the Darug, Tharawal and Gandangara people. The subject site is within the traditional lands of the Cabrogal Clan of the Dharug Nation, named after the *cohbra* grubs which were harvested from the banks of the Georges River near Cabramatta Creek. The lands of the Cabrogal extended along the Georges River and its tributaries. The Cabrogal heavily utilised the Georges River for its resources and as a means of transport.² The river was a focal point for habitation, providing not only aquatic resources but also prime hunting grounds as herd animals would come to the river to drink (Liverpool Council, undated). Silcrete, mudstone and other stones which occur naturally in the areas around the Georges River provided raw materials for stone tool manufacture, and sandstone outcrops provided the opportunity to sharpen those tools.

The Cabrogal continued to inhabit the Liverpool area following settlement by Europeans, and evidence of contact occurs in the stories of the Cowpastures – where escaped cattle from the First Fleet were finally located grazing on the grasses of fertile plains around the Camden/Campbelltown/Liverpool area.

3.2. EARLY LAND GRANTS AND THE HOPE INN, 1827-1854

The subject site is within the Parish of St Luke, County of Cumberland. The Township of Liverpool was founded on 7th November 1810 by then Governor Lachlan Macquarie, with the name intended to honour the Earl of Liverpool who was secretary of State for the Colonies at the time. The township of Liverpool was established on a grid system, designed by surveyor Robert Hoddle. Early parish maps demonstrate this grid layout (see Figure 6).

¹ EA Spencer, & K. Mahtani, 2017.

² H. Goodall & A. Cadzow, 2015



Figure 6 – Parish map, undated. Showing grid layout of City of Liverpool

Source: County Cumberland, Parish St Luke. HLRV.

In Robert Hoddle’s Plan of Liverpool dated 1827 (Figure 7), the subject site is indicated as under the ownership of two individuals – Levey & Rowley. It is assumed that the Rowley in this partnership is Mr John Rowley, to whom the subject site was officially granted in April 1837.³ The Levey is anticipated to be Solomon Levey, a successful merchant who held land across Liverpool and Holsworthy including the Brisbane Water-Mill at Holsworthy in partnership with Daniel Cooper. In 1828, this partnership resulted in Levey & Cooper being amongst the largest owners of stock in the colony and the two owned a large amount of land across Waterloo, Alexandria, Redfern, Randwick and within the Liverpool region.⁴

John Rowley was an innkeeper who was born in the colony, as indicated by the lack of arrival ship listed in the 1828 census. Rowley along with his wife Sarah and several children were living in Liverpool at the time of the census.⁵ It is possible that the structure on Rowley’s land to the east of the site may have been the ‘Hope Inn’, which was given to Mrs Elizabeth Pear (a relative of Rowley’s wife) in 1836, and is described as occupying an allotment in Bigge Street, Liverpool.⁶ The Hope Inn was previously known as the Ship Inn.⁷

During this time, the subject site formed the yards of the inn, which was described as occupying:

“the Hope Inn, Bigge Street, bounded on the east by that street 125 feet, on the north by Elizabeth Street 406 feet, on the west by George Street 125 feet, and on the south by John Paul’s, 406 feet.”⁸

A further plan of the subject site, although undated, confirms that no structural improvements were present on the subject site at this time, which is shown as vacant with the Hope Inn to the east. Regarding archaeological deposits, despite the absence of known structures on the site, there is potential for casual finds associated with the Inn to occur at the subject site.

³ Primary Application No. 57781

⁴ G.F.J. Bergman, 1964. *Australian Dictionary of Biography- Solomon Levey, 1794-1833*. <https://adb.anu.edu.au/biography/levey-solomon-2353>

⁵ State Archives, 1828. *1828 Census*, <https://www.records.nsw.gov.au/archives/magazine/1828-census>

⁶ The Sydney Herald, 11 January 1836. *Advertising*, Pg.4

⁷ The Sydney Gazette and NSW Advertiser, 11 February 1830, *Distressing Catastrophe*, Pg. 2

⁸ New South Wales Government Gazette, 9th July 1834 [issue No.123]. *Government Gazette Notices*, Pg. 40

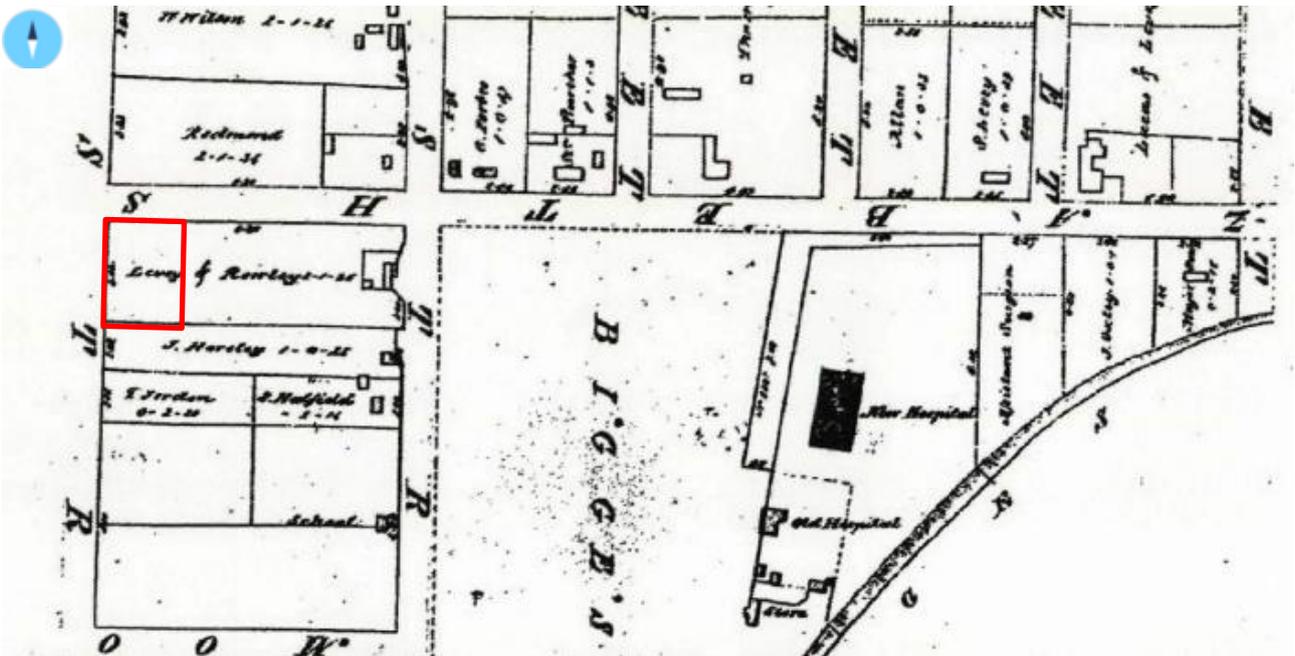


Figure 7 – 1827, R. Hoddle's 'Plan of Liverpool', subject site indicated in red, under the joint ownership of Rowley & Levey.

Source: GML, 2009.

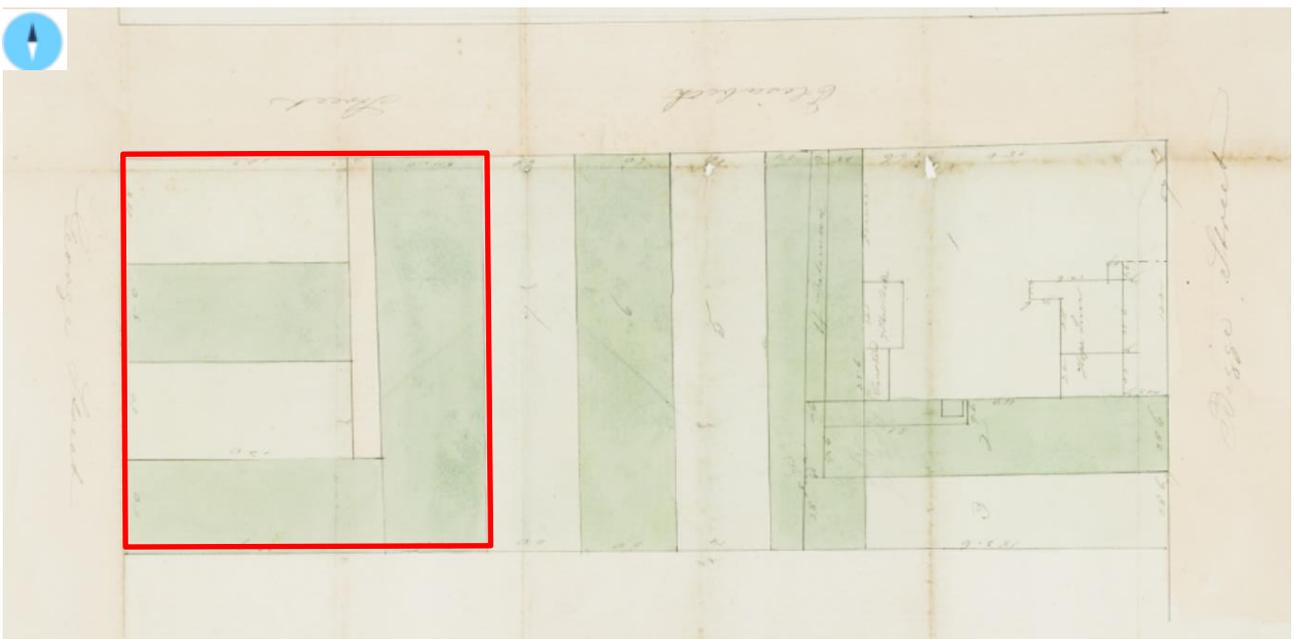


Figure 8 – undated, plan of Levey & Rowley's land (assumed to be prior to 1837, when the property was in the sole ownership of Rowley). Subject site is indicated in red as vacant land, perhaps utilised for agricultural purposes.

Source: SLNSW, 062 – Z/SP/L10/62

John Rowley, and his wife Sarah, did not hold the land for long following the death of Solomon Levey in 1833, selling in December 1837 to Mr George Graham. A reservation on the property included to erect a permanent dwelling house, store or other suitable building within 2 years, and construct proper drains from the land to the nearest common drain or sewer.⁹ It does not appear that this permanent 'suitable' building was constructed within the subject site. By 1856, the plan of town allotment in Liverpool shows the subject

⁹ Primary Application No. 43073

site as vacant, with no improvements noted. To the east of the subject site stood a mill and the Hope Inn, with a school and school land to the south.

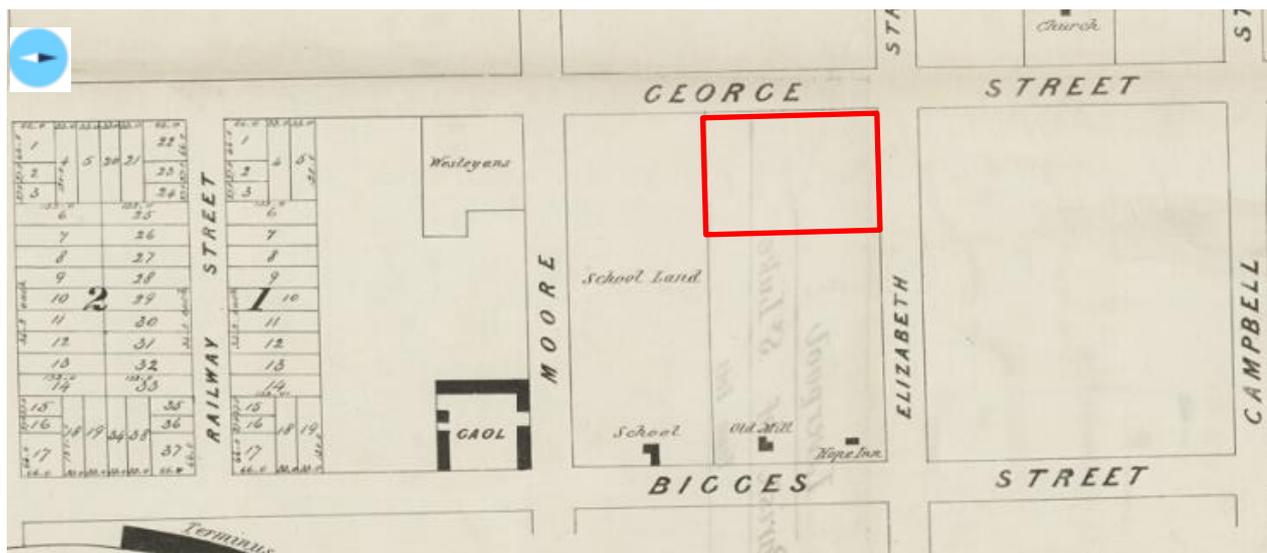


Figure 9 – 1856 Plan of Town Allotments in Liverpool, Messrs. Bowden & Threkeld, Surveyor being Thomas Bird. Note the subject site is undeveloped at this time.

Source: 1856, SLNSW, M2 811.1345/1856/1.

3.3. SUBDIVISIONS, 1854-1905

It appears that the property was passed from Graham to the ownership of William Pritchard in 1854 before being passed to his wife Mary Pritchard upon his death in 1864.¹⁰ While no maps from this period of ownership were identified, the following is advertised as for auction in a newspaper article from 1859:

“The following properties of William Pritchard, Esq.

30-acre farm, near Liverpool, now tenanted by Mr. Whiteman.

Brick-built house and premises in George-Street, Liverpool, known as the Tan-yard, tenanted by Mrs. Murphy.

Building allotments in Elizabeth Street, Liverpool.”¹¹

Further information in other sources describes the properties thus:

Lot 2 – the premises, known as the Tanyard in George Street; also a brick built house of four rooms, with tan pits, sheds &c. The whole occupying an area of 1 rood 26 Perches with an extensive frontage to the street...

Lot 3 – Building allotment, having 40 feet frontage to Elizabeth Street, near the Church.”¹²

It is possible that one or both of these sites occupied the subject site, or operated in close proximity. The ‘Tan Yard’ is described as at George Street, with the subject site on the corner of George & Elizabeth Streets, and the building allotment is described as being in proximity to the church. Should this church be the All Saint’s Catholic Church which is adjacent to the subject site then it is likely that this allotment is that of the current subject site, at the time undeveloped.

¹⁰ *Ibid.*

¹¹ The Sydney Morning Herald, 18th June 1859. *Liverpool*, Pg.8

¹² *Empire*, 9th July 1859. *Advertising*, pg.7

Little information was identified regarding the tan yard at George Street. An advertisement in 1845 indicated the tan yard had been in existence for 30 years, known as G.B. Richardson's Tannery and leather stores'.¹³ No tan yard was present on the site in earlier maps. However, the subject site may have contained suitable landscape features for the establishment of a tan yard, should the Elizabeth Street Drain (discussed below) be located on the site of a former creek or drainage channel. Should this tan yard have been present at the subject site, associated archaeological resources could include artefactual deposits associated with backfill of tan pits.

The subject site was transferred to Samuel Rampley Fiske in January 1877, before being conveyed to the Rossiter family in 1855 and remaining in their ownership until 1910. In 1898, the Rossiter family were charged the following rate for the purpose of lighting the municipality with gas "Part lot 1 Section 50, £4 10s' Lot 1 section 46, lots 1 and 2 section 47, £5".¹⁴ No maps and plans were available for during this period.

Also in 1898, the Works Committee discussed the laying of a brick drain in George Street, with a request that a similar drain be constructed in Elizabeth Street.¹⁵ In 1901, an article discussed the extension of the drain from the intersection of Elizabeth & Bigge Street (to the east of the subject site) to the railway, suggesting the drain was constructed at the section of Elizabeth Street between George & Bigge Streets (including the subject site) by this time.¹⁶ By 1906, the drain was remarked to be in a bad state, with the section in Northumberland Street taken up and re-laid and the section from Elizabeth Street Culvert to George Street Culvert be cleaned up.¹⁷ By 1911, the drain was known as 'the stink-pot' and portions had been bricked.¹⁸ A 1920 drawing obtained from State Archives shows a section of the brick oviform drain at Elizabeth Street (see Figure 10).

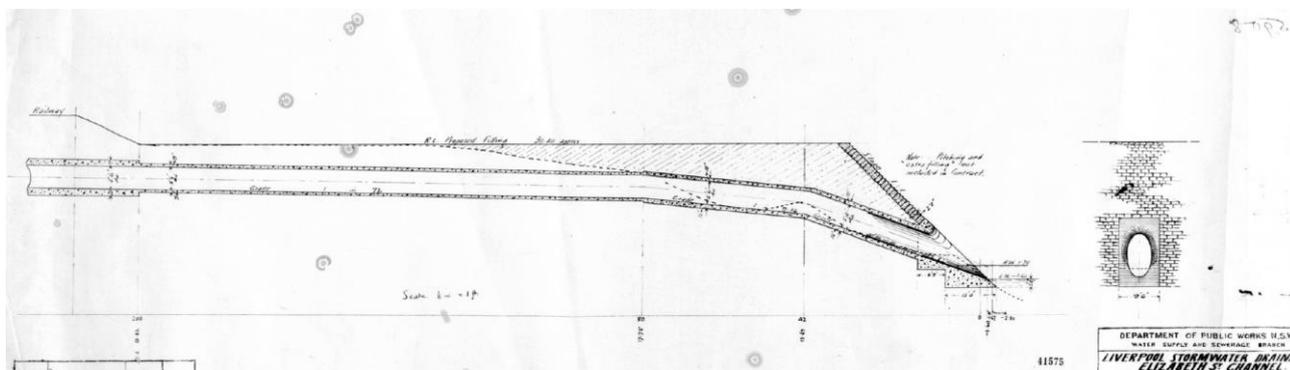


Figure 10 – 1920 plan of brick oviform drain at Elizabeth Street, Stormwater drainage channel (amended outlet details).

Source: 1920, State Archives of NSW, NRS-21554-1-9-PLAN14/20017.

By 1905 the subject site was advertised as for sale by public auction on behalf of the curator of Interstate Estates and Mrs Alexandrine Clifford, described as follows:

*"All that piece of land situated at the intersection of Elizabeth and George Streets, Liverpool, having about 90 feet 6 inches frontage to Elizabeth Street and about 45 feet frontage to George Street (being a rectangular block 90 ½ ft x 45ft. Upon which are two brick cottages."*¹⁹

This confirms that by this time improvements had been made to the subject site including not only the construction of the stormwater drain but also the construction of two brick cottages.

¹³ The Sydney Morning Herald, 10th March 1845. *Advertising*, Pg.2

¹⁴ Liverpool Herald, 30th April 1898, *Advertising*, pg. 7

¹⁵ Liverpool Herald, 17th December 1898. *Reports*, Pg. 8

¹⁶ Liverpool Herald, 14th September 1901. *Municipal*, pg.5

¹⁷ Liverpool Herald, 22nd December 1906. *Municipal*, Pg.7

¹⁸ The Cumberland Argus & Fruitgrowers Advocate, 12th August 1911. *Liverpool Council*, pg.5

¹⁹ Liverpool Herald, 26th August 1905, *Advertising*, Pg.6

3.4. RESIDENTIAL OWNERSHIP, 1905-1962

By 1928, the subject site was occupied by three cottages, fronting to George Street in the west with rear gardens. The northernmost cottage also contained a detached laundry with the middle cottage appearing to have a detached water closet or potentially cesspit (see Figure 11). The brick drain stormwater channel ran through the centre of the site diagonally. In 1930 the same three cottages occupied the site with the outbuildings still visible (Figure 12).

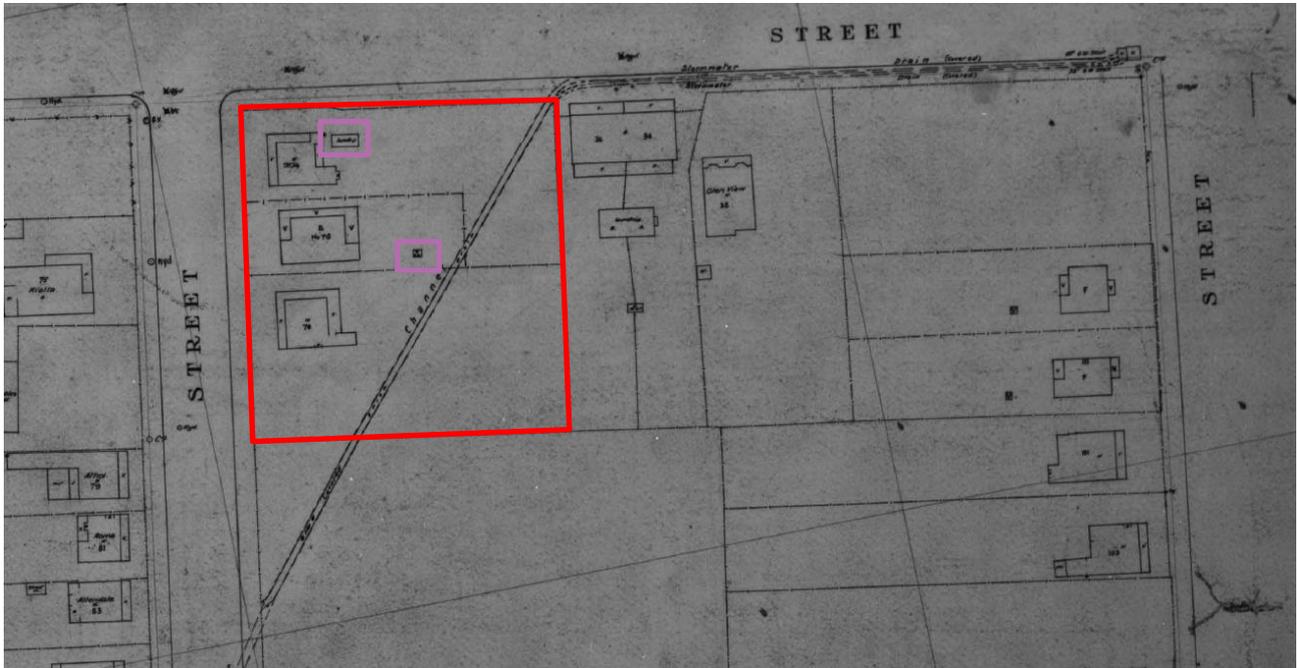


Figure 11 – 1928 detail sheet showing subject site indicated in red. Note the exterior structures identified in purple associated with the central and northern cottages. Also note the stormwater channel identified as running diagonally through the site from northeast to south west.

Source: Sydney Water Archives, DTS911



Figure 12 – 1930 aerial of the subject site, indicated in red, showing three cottages in the same locations as 1928, with outbuildings to the northern and central cottage.

Source: Spatial Services 2021.

There is little evident change to the subject site in the period from 1930 to 1943, although there is some evidence that the subject site was further subdivided during this time (see Figure 13). These additional lots were not constructed upon by 1943, although by 1965 the northernmost cottage had been demolished, with

two new cottages - one fronting Elizabeth Street to the east and the other to the south fronting George Street (see Figure 14-Figure 15). The footings of the northern cottage are still visible on this aerial.

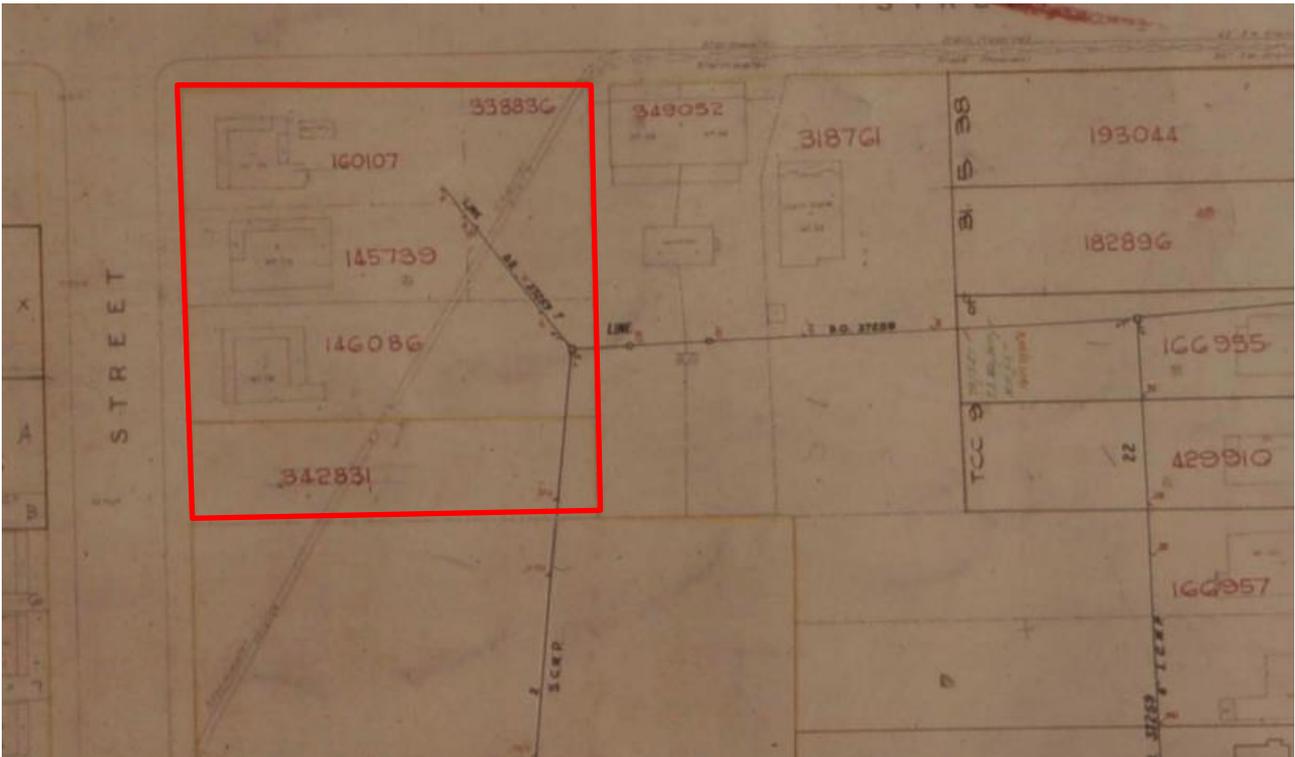


Figure 13 – c.1939 Blackwattle sheet showing subject site, indicated in red, with further subdivision to the south and east although no improvements are present on these lots (excluding the brick drain).

Source: Sydney Water Archives, BLWTL2449 (2)



Figure 14 – Aerial view 1943. Three major buildings extant on the site, which is indicated in red.

Source: Spatial Services 2021



Figure 15 – Aerial view 1965. Northern cottage demolished and two new cottages constructed.

Source: Spatial Services

The additional cottages present in the 1960s were likely constructed in the 1950s as, by 1962, the subject site had been consolidated under the ownership of Peter Warren.²⁰

²⁰ Primary Application No. 43073

3.5. PETER WARREN, 1962- 2020

Once the subject site was consolidated under the ownership of Peter Warren, the existing structures were demolished to make way for the car dealership lot, with an Ampol service station in the north western corner. The cottages were demolished by 1969. The service station would likely have resulted in considerable disturbance and contamination in this portion of the site.

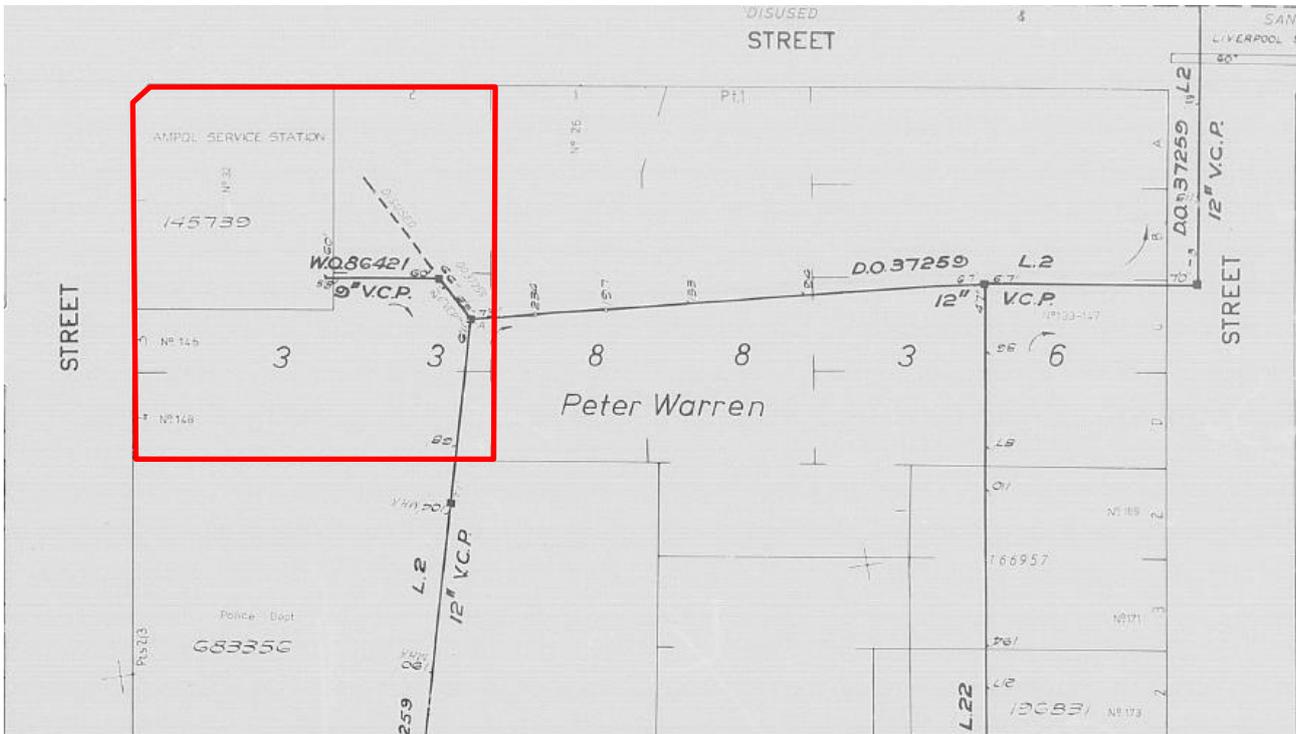


Figure 16 – C.1969 Plan of the site showing Peter Warren Dealership and Ampol service station. Subject site indicated in red.

Source: Sydney Water Archives, SRS2449

Historical aerials demonstrate little change across the subject site across the latter half of the 20th century and into the 21st century. The subject site was operating as a fruit sellers by 2007 and was cleared of all structures by 2021.



Picture 1 1 Aerial view 1975. All previous buildings removed and replaced with large L shaped building.

Source: Spatial Services NSW



Picture 2 Aerial view 1986. Small outbuilding constructed in south east.

Source: NSW Historical Imagery

4. ARCHAEOLOGICAL CONTEXT

As mentioned in Section 2.4.2, the subject site was not specifically referenced in the Liverpool Archaeological Zoning Plan prepared by Casey & Lowe in 1996. The subject site has not previously been subject to archaeological investigation. The subject site is, however, in the vicinity of a number of sites which have previously been assessed with regard to historical archaeology, and the results of these assessments will assist in developing an understanding of the potential historical archaeological resources which may occur across the subject site.

4.1. LOCAL ARCHAEOLOGICAL CONTEXT

Urbis, 2020. *Aboriginal and Historical Archaeological Due Diligence Assessment, 26 Elizabeth Street, Liverpool.*

This was a due diligence assessment of the neighbouring lot to the east, for a similar multi-storey residential mixed-use development. While this assessment identified low Aboriginal archaeological potential, it was determined that the site retained moderate-high potential for historical archaeological resources associated with the use of the site from the 1840s to the mid-twentieth century. Urbis concluded further assessment including the preparation of a detailed HAA and an Archaeological Research Design be prepared and should include methodologies for invasive archaeological investigation such as test excavation or monitoring, to identify and confirm the integrity of potential archaeological resources.

RPS Group, 2020. *Liverpool Health and Academic Precinct – Multi-Storey Carpark, Statement of Heritage Impact*

Heritage assessment inclusive of archaeology for the site at the corner of Elizabeth and Goulburn Streets, Liverpool, being approximately 250m north east of the current subject site. This assessment identified that the subject site was likely to contain a network of 19th century convict drains which extended across the hospital, and connected to the drain within the current subject site. This assessment identified that the drainage network was likely to contain remnants of a pre-1850 box drain, likely constructed by convict labour. This assessment identified the drain as not of research significance due to the presence of similar drains in better condition across the Sydney region, however they determined that the drainage system was likely of local significance for historic and associative purposes. This assessment proposed a chance finds procedure be implemented should a stone, capped, brick or other drain be encountered during the works.

AHMS, 2009. *Liverpool Hospital Test Excavation and Monitoring.*

This report presented the finding of an archaeological test excavation and monitoring program at the Liverpool Hospital site, following the identification of potential relics including the remains of a small cottage and other structures including the Cooper building. The test excavation program identified few structural remains although some sandstock brick was identified within postholes in the southern end of the site. It was determined that this brick was likely associated with the Cooper Building and its demolition. This area was also determined to be a dumping site for the hospital with evidence of ashy deposit and artefactual deposits.

Higginbotham, E. 1997. *Historical and Archaeological Assessment - Liverpool Interchange, Liverpool Railway Station, Bigge & Moore Streets.*

Archaeological assessment of the block bounded by Moore & Bigge Streets, the TAFE and the Georges River, inclusive of the Bus Interchange approximately 240m to the south east of the current subject site. Significant archaeological remains were anticipated to occur including remains associated with the government administration of the town of Liverpool such as hospital out buildings and the old police stable and barracks. This potential was retained despite disturbance in the form of the construction of the Liverpool railway station and associated infrastructure. Recommended management included the requirement for an excavation permit, monitoring and excavation as well as archival recording of all structures.

Casey & Lowe, 1996. *Archaeological Assessment, Commuter Carpark, Liverpool Railway Station.*

Archaeological assessment of Liverpool train station, approximately 250m south east of the subject site. Casey and Lowe determined, on the basis of historical research and archaeological analysis, that the area is likely to have significant archaeological remains associated with a stationmaster's residence and a brick drain. This drain is associated with the drain anticipated to occur within the current subject site. Casey & Lowe recommended archaeological monitoring and recording of the drain during excavation and retention of a portion of the drain *in situ*. If this was not possible, they determined that the drain should be interpreted within the new development.

4.2. SUMMARY

Archaeological assessments within the local region have identified substantial archaeological resources in areas of disturbance, and also identified remnants of the 19th century drainage system of which the drain anticipated to occur within the subject site is a part. The local context confirms that significant archaeological resources can be identified in areas of high disturbance. These previous assessments also provide further information on the drainage network which includes the drain within the subject site, and the significance of this network in the local context.

5. ASSESSMENT OF ARCHAEOLOGICAL POTENTIAL

5.1. TERMS & DEFINITIONS

Historical archaeological potential is defined as:

The degree of physical evidence present on an archaeological site, usually assessed on the basis of physical evaluation and historical research (Heritage Office and Department of Urban Affairs and Planning 1996).

Archaeological research potential of a site is the extent to which further study of relics likely to be found is expected to contribute to improved knowledge about NSW history which is not demonstrated by other sites, archaeological resources or available historical evidence. The potential for archaeological relics to survive in a particular place is significantly affected by later activities that may have caused ground disturbance. These processes include the physical development of the site (for example, phases of building construction) and the activities that occurred there. The archaeological potential of the subject site is assessed based on the background information presented in Section 3, and graded as per:

- **Nil Potential:** the land use history demonstrates that high levels of ground disturbance have occurred that would have completely destroyed any archaeological remains. Alternatively, archaeological excavation has already occurred, and removed any potential resource;
- **Low Potential:** the land use history suggests limited development or use, or there is likely to be quite high impacts in these areas, however deeper sub-surface features such as wells, cesspits and their artefact bearing deposits may survive;
- **Moderate Potential:** the land use history suggests limited phases of low to moderate development intensity, or that there are impacts in the area. A variety of archaeological remains is likely to survive, including building footings and shallower remains, as well as deeper sub-surface features; and
- **High Potential:** substantially intact archaeological deposits could survive in these areas.

The potential for archaeological remains or 'relics' to survive in a particular place is significantly affected by land use activities that may have caused ground disturbance. These processes include the physical development of the site (for example, phases of building construction) and the activities that occurred there. The following definitions are used to consider the levels of disturbance:

- **Low Disturbance:** the area or feature has been subject to activities that may have had a minor effect on the integrity and survival of archaeological remains;
- **Moderate Disturbance:** the area or feature has been subject to activities that may have affected the integrity and survival of archaeological remains. Archaeological evidence may be present, however it may be disturbed; and
- **High Disturbance:** the area or feature has been subject to activities that would have had a major effect on the integrity and survival of archaeological remains. Archaeological evidence may be greatly disturbed or destroyed.

5.2. POTENTIAL ARCHAEOLOGICAL RESOURCES

following table provides a succinct assessment of archaeological potential in association with each phase of development across the site.

Table 2 – Assessment of Archaeological Potential

Phase	Evidence	Discussion	Potential
Early Land Grants & the Hope Inn, 1827-1854	Casual discard items	<p>The evidence suggests that during this time the subject site was vacant land associated with the Hope Inn which occupied the corner of Elizabeth and Bigge Streets to the east of the current subject site. There is some potential that general items associated with this phase may occur, representative of intentional or non-intentional discard. It is unlikely that such items would be easily attributable to this period of occupation at the subject site, given the nature of potential resources and the subsequent disturbance associated with other phases.</p>	Low
Subdivisions, 1854-1905	Casual discard items, evidence associated with the tan yard structural remains & deep features.	<p>Historical research indicated that there is a brick oviform drain which runs diagonally through the subject site from north east to south west, constructed c.1898-1901. There is also evidence of two brick cottages being present on the site in this period, constructed by 1905.</p> <p>There is no evidence to suggest the brick drain has been removed, and it is likely still present within the subject site. There is also the potential for remnant structural remains associated with the two brick cottages and associated outbuildings which occupied the site at this time but that have since been demolished. This could also include associated deep features such as wells or cesspits.</p> <p>There is also some potential that the tan yard described in advertisements as occurring at George Street on lands owned by William Pritchard occurred at the subject site. This tan yard was potentially in operation from 1815, and definitely in operation in 1859 when the land was sold. Further research is required to identified the location of the tan yard, however it is assumed that given the requirements of such industry it would have been located in proximity to a drainage line or channel which may have occurred on the site prior to the formal brick drain being established. Should the tan yard have been located within the bounds of the subject site, archaeological resources associated with this would include ephemeral remains including the footprint of tanning pits and channels, as well as artefactual deposits associated with backfill.</p> <p>These remains may be removed or disturbed by the construction of services and facilities associated with the former Ampol Service Station which occupied the site in later phases, but it is anticipated that some features including the drain will be retained with a high degree of integrity and intactness.</p>	High

Phase	Evidence	Discussion	Potential
Residential Ownership, 1905-1962	Casual discard items, structural remains & ephemeral features (post holes etc).	<p>During this period, the subject site was occupied by three cottages which fronted George Street in the west, with gardens in the rear including a detached laundry (northernmost cottage) and a water closet (middle cottage). There is no indication on available plans that these outbuildings were connected to the water supply, and therefore the water closet may contain a cess pit. Should cesspits occur, they may include artefactual deposits associated with back fill.</p> <p>The northernmost cottage was demolished by 1965, and two new cottages were constructed – one fronting Elizabeth Street in the north and a cottage fronting George Street in the south. Archaeological resources including structural remains and post holes from fences may occur associated with the cottages extant on the site at this time, however some of these remains may have been removed or disturbed through the construction of services and facilities associated with the former Ampol Service Station which occupied the site in later phases. This is particularly the case for the middle and southernmost cottages fronting George Street.</p>	High
Peter Warren, 1962-2020		<p>By 1969 the cottages had been demolished and the subject site was occupied by the Peter Warren car dealership in the east and south west, and an Ampol Service Station in the north west. It is likely that the construction of the Ampol Service Station would have resulted in considerable disturbance to the north western portion of the subject site, and this has likely removed or contaminated previous archaeological deposits which may have accumulated in this area. The former service station structure remained on site until recently having been repurposed as a fruit sellers. There is some potential that subsurface remnants may occur associated with the service station including petrol storage tanks, however should they occur these would likely be highly contaminated and not safe for excavation.</p> <p>The portion of the site used as a car dealership has likely seen less disturbance, which would be associated with the demolition of existing structures and asphaltting of the area, with no archaeological resources anticipated to occur in association with this phase and use.</p>	Moderate.

5.2.1. Summary of Potential Archaeological Resources

In general, the archaeological potential of the subject site is determined to be moderate-high, particularly associated with the late 19th and early 20th century phases of occupation at the site. It is considered highly likely that the brick oviform drain constructed c.1898-1901 known to occur at the site will be retained in situ with minimal disturbance. There is also potential for historical archaeological resources associated with the tan yard which may have occurred on the site, including ephemeral remains of the tan pits and drainage channels as well as archaeological deposits associated with the backfill of tan pits.

There is also varying potential for structural remains associated with the 5 brick cottages which occurred at the site to be retained with some degree of integrity. Structural remains of the northern and southernmost cottages fronting George Street and the north eastern cottage constructed later (c.1960s) fronting Elizabeth Street may occur in some form but will likely be disturbed by the levelling of the site for the carpark facilities of the Peter Warren dealership. Structural remains associated with the central western cottages will likely have been removed or severely disturbed in association with the construction of the former Ampol service station, which may have caused considerable contamination to the site. However, archaeological resources associated with the outbuilding for this cottage, including structural remains as well as artefactual deposit should the water closet have contained a cesspit, may not have been impacted heavily by subsequent development.

Following the asphaltting of the subject site it is unlikely any further archaeological resources would have been deposited and as such no archaeological resources are anticipated associated with later phases. It is likely that the petrol tanks for the Ampol service station may remain intact at the site, however as discussed in Section 6, this is not considered to constitute a potential archaeological resource.

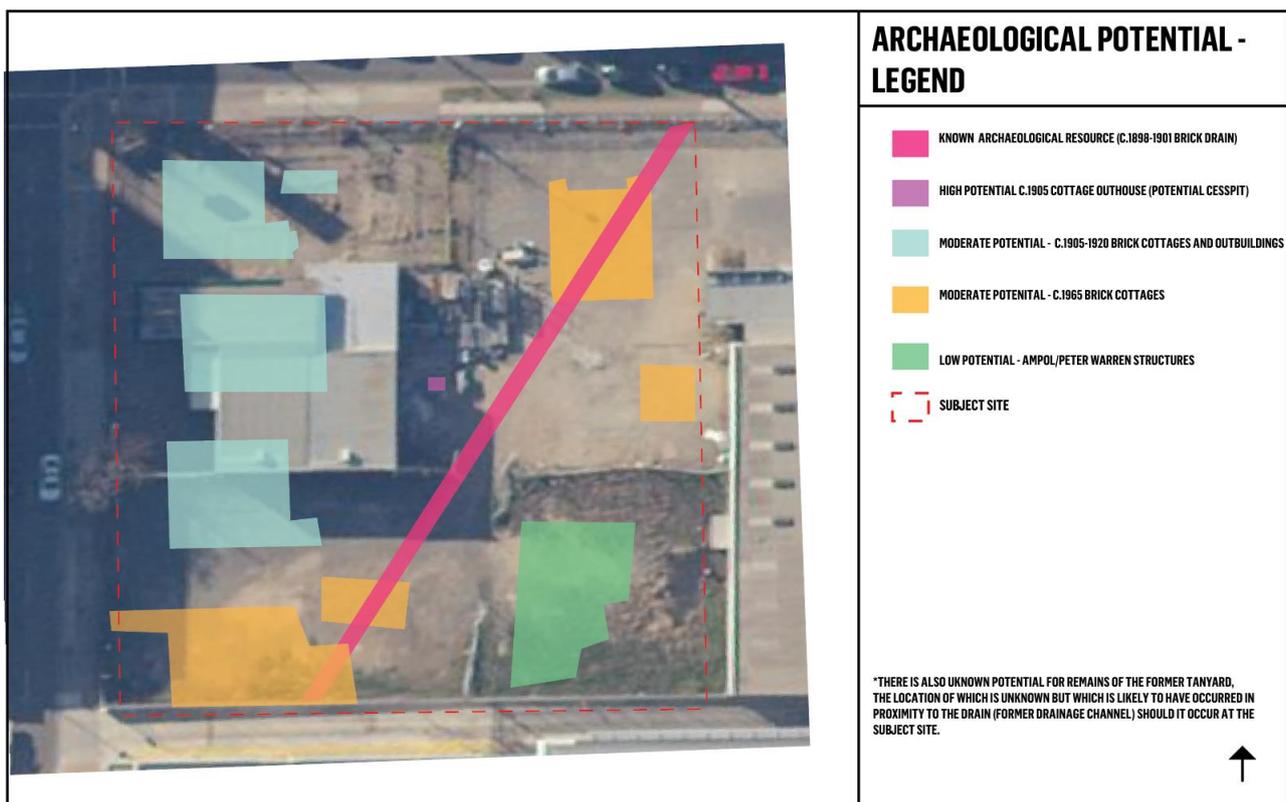


Figure 17 - Archaeological Zoning Plan – Archaeological potential, subject site indicated in red. Urbis have not indicated the Ampol building as it is extant in the base aerial. This has high archaeological potential, but no identified significance (see Section 6 below).

6. ASSESSMENT OF ARCHAEOLOGICAL SIGNIFICANCE

6.1. TERMS AND DEFINITIONS

The concept of archaeological significance is independent of archaeological potential. For example, there may be ‘low potential’ for certain relics to survive, but if they do, they may be assessed as being of ‘high (State) significance’.

Archaeological significance has long been accepted as linked directly to archaeological (or scientific) research potential: a site or resource is said to be scientifically significant when its further study may be expected to help answer questions. Whilst the research potential of an archaeological site is an essential consideration, it is one of a number of potential heritage values which a site or ‘relic’ may possess. Recent changes to the Heritage Act 1977 (Section 33(3) (a)) reflect this broader understanding of what constitutes archaeological significance by making it imperative that more than one criterion be considered.

The below assessment of archaeological significance considers the criteria, as outlined in the NSW Heritage Branch publication *Assessing Significance for Historical Archaeological Sites and ‘Relics’*. Sections which are extracted verbatim from this document are italicized.

For the purposes of this assessment, significance is ranked as follows:

- **No Significance** – it is unlikely that any archaeological materials recovered will be attributed significance in accordance with the assessment criteria on a state or local level.
- **Low/Local Significance** – it is likely that archaeological materials recovered will be significant on a local level in accordance with one or more of the assessment criteria.
- **High/State Significance** – it is likely that archaeological materials recovered will be significant on a state level in accordance with one or more of the assessment criteria.

The following Criteria are used to assess archaeological significance (from *Assessing Significance for Historical Archaeological Sites and ‘Relics’*, Heritage Branch NSW).

Table 3 – significance criteria

Criterion Letter	Criterion	Definition
E	<i>Archaeological Research Potential</i>	<i>Archaeological research potential is the ability of archaeological evidence, through analysis and interpretation, to provide information about a site that could not be derived from any other source and which contributes to the archaeological significance of that site and its ‘relics’</i>
A, B & D	<i>Associations with individuals, events or groups of historical importance</i>	<i>Archaeological remains may have particular associations with individuals, groups and events which may transform mundane places or objects into significant items through the association with important historical occurrences.</i>
C	<i>Aesthetic or technical significance</i>	<i>Whilst the technical value of archaeology is usually considered as ‘research potential’ aesthetic values are not usually considered to be relevant to archaeological sites. This is often because until a site has been excavated, its actual features and attributes may remain unknown. It is also because aesthetic is often interpreted to mean attractive, as opposed to the broader sense of sensory perception or ‘feeling’ as expressed in the Burra Charter. Nevertheless, archaeological excavations which reveal highly intact and</i>

Criterion Letter	Criterion	Definition
		<i>legible remains in the form of aesthetically attractive artefacts, aged and worn fabric and remnant structures, may allow both professionals and the community to connect with the past through tangible physical evidence</i>
A, C, F & G	Ability to demonstrate the past through archaeological remains	<i>Archaeological remains have an ability to demonstrate how a site was used, what processes occurred, how work was undertaken and the scale of an industrial practice or other historic occupation. They can demonstrate the principal characteristics of a place or process that may be rare or uncommon.</i>

6.2. ASSESSMENT OF ARCHAEOLOGICAL SIGNIFICANCE

The following table assesses the significance of potential archaeological resources across the site in accordance with the definitions in Table 3 above.

Table 4 – Assessment of Archaeological Significance

Criterion	Discussion
Archaeological Research Potential	<p>Little information is known about the use of the subject site following Rowley & Levey's ownership in 1827 until the late 19th century. The site was known to have been associated with the Hope Inn, an inn which was under the ownership of Rowley until passing to the ownership of his wife's family and which occupied the corner of Elizabeth and Bigge Streets. No improvements are noted on plans of the site during this time. There is some potential that general discard items associated with this phase may occur, representative of intentional or non-intentional discard. It is unlikely that such items would be easily attributable to this period of occupation at the subject site, given the nature of potential resources and the subsequent disturbance associated with other phases. Should archaeological resources be identified associated with this phase, they would likely be of local significance for their potential to provide information on the use of the site that is otherwise unable to be identified.</p> <p>There is some potential that, towards the end of the 19th century, the subject site was utilised as a tan yard. This tan yard is discussed in sales advertisements for William Pritchard's land as being at George Street in 1859, Liverpool, however it is not indicated on any plans. Further research is required to identified the location of the tan yard, however it is assumed that given the requirements of such industry it would have been located in proximity to a drainage line or channel which may have occurred on the site prior to the formal brick drain being established. Tan yards were vital early industries in towns like Liverpool and, should the tan yard have been located within the subject site, abundant archaeological resources could be associated with this including ephemeral remains such as the footprint of tanning pits and channels, as well as artefactual deposits associated with backfill. These resources would be of local significance should they occur, for their research potential in identify early uses of the subject site as well as for the research potential provided by dense artefactual deposits which may occur in backfill soils.</p>

Criterion	Discussion
	<p>Archaeological resources which may occur across the subject site also include structural remains of the brick oviform drain which is shown to have crossed the site diagonally from c.1898, as well as the structural remains of the brick cottages and outbuildings which were present on the site from c.1905-1969. These remains could likely provide information regarding the use of the site during this period, including information on the drainage network of Liverpool in the late 19th and early 20th century. There is also potential that the outbuildings associated with the cottages could have contained cesspits as there is no indication on plans that these buildings are connected to the water supply, and as such research potential is retained with cesspits often containing artefactual deposits in fill.</p> <p>Urbis acknowledge that the existing drain has been identified and investigated in other areas of Liverpool such as at Liverpool Station by Casey & Lowe. It is unknown as to whether these previous investigations identified artefactual deposits within the drain, however the drain could contain artefact-rich fill that would be of local significance for research potential regarding the ability to provide information about the site during the late nineteenth and early 20th century.</p> <p>These remains may be removed or disturbed by the construction of services and facilities associated with the former Ampol Service Station which occupied the site in later phases, but it is anticipated that some features including the drain will be retained with a high degree of integrity and intactness. The petrol tanks associated with the Ampol Service Station are not considered to be of local or state significance for their research potential as they are associated with a phase of occupation at the subject site which is well documented.</p> <p>The archaeological resources which may occur at the subject site are anticipated to satisfy this criterion on a local level.</p>
<p>Associations with individuals, events or groups of historical importance</p>	<p>Archaeological resources which may occur across the subject site include structural remains of the brick cottages and outbuildings which were present on the site from c.1905-1969, the brick drain known to occur and any associated fills, and artefactual deposits associated with general discard as well as backfill of potential features including cesspits and the possible tan yard. It is also deemed likely that the petrol storage tanks from the Ampol Service Station will be retained <i>in situ</i> at the site however these are not considered to be of significance however these are not considered to be of significance as they represent a modern phase of the site which is well documented and not associated with a particular individual, event or group of importance.</p> <p>None of these potential archaeological resources are known to be associated with individuals, event or groups of historical importance. While the subject site does form part of a land grant originally under the ownership of John Rowley and Solomon Levey, there is little indication either Rowley or Levey made any improvements to the site, with development restricted to the eastern corner of their land at the intersection of Elizabeth and Bigge Streets. Neither Rowley or Levey were of particular note in the development of Liverpool, although Levey did become an important individual in the colony more broadly for his company in partnership with Daniel Cooper. It is considered unlikely that casual finds or general discard items which may occur would be retained with a high degree of spatial or physical integrity which would allow them to be clearly attributed to this phase. Therefore it is</p>

Criterion	Discussion
	<p>unlikely that archaeological resources which may occur would be attributable to this phase of ownership and therefore significant in accordance with this criterion.</p> <p>While other portions of the brick oviform drain which is known to occur below the subject site were constructed pre-1890 and are associated with convict labour (such as at Liverpool Hospital), historical research identifies that the portion of the drain which extends diagonally across the site was constructed c.1898-1901 and therefore was not constructed by convict labour. The drain was constructed at the request of Liverpool Council and maintained by the Department of Public Works. The drain is not known to be associated with any individual, event or group of historic importance.</p> <p>The archaeological resources which may occur at the subject site are not anticipated to satisfy this criterion on a local or state level.</p>
<p><i>Aesthetic or technical significance.</i></p>	<p>Archaeological resources which may occur across the subject site include structural remains of the brick cottages and outbuildings which were present on the site from c.1905-1969, the brick drain known to occur and any associated fills, and artefactual deposits associated with general discard as well as backfill of potential features including cesspits and the possible tan yard. It is also deemed likely that the petrol storage tanks from the Ampol Service Station will be retained <i>in situ</i> at the site however these are not considered to be of significance as they represent a modern phase of the site which is well documented.</p> <p>Should structural remains of the drain or cottages and outbuildings occur with a high degree of integrity they will provide a physical and tangible connection to the past and could be incorporated into new development through interpretation. This is also the case for any artefactual deposits associated with the backfill of potential features including cesspits and the tan yard tanning pits which may have occurred on the site. These potential resources are anticipated to satisfy this criterion on a local level.</p> <p>The potential remains associated with the service station are unlikely to be of such a quality that they could be utilised in interpretation and evoke a sense of history and place. Furthermore, the petrol station services are more likely to have a detracting quality and have instead resulted in contamination of and disturbance to other, more aesthetically and technically significant archaeological remains. Should petrol storage tanks be retained, they would not satisfy this criterion on a local or state level.</p>
<p><i>Ability to demonstrate the past through archaeological remains</i></p>	<p>Archaeological resources which may occur across the subject site include structural remains of the brick cottages and outbuildings which were present on the site from c.1905-1969, the brick drain known to occur and any associated fills, and artefactual deposits associated with general discard as well as backfill of potential features including cesspits and the possible tan yard. It is also deemed likely that the petrol storage tanks from the Ampol Service Station will be retained <i>in situ</i> at the site.</p> <p>Structural remain of the drain as well as cottages and outbuildings, provide a clear and demonstrable connection to the history of the subject site and, should they be identified with a high level of integrity and conserved <i>in situ</i>, would provide a sense</p>

Criterion	Discussion
	<p>of connection to the historic use of the subject site. This is also the case for any artefactual deposits associated with the drain fill or potential features such as the tan yard tanning pits or the potential cesspit which may have occurred in the outbuilding of the central 1905 cottage.</p> <p>The brick oviform drain which is anticipated be retained <i>in situ</i> at the subject site demonstrates the layered history of the development of the City of Liverpool being a later addition to a convict drain system. Structural remains of the cottages, outbuildings and brick oviform drain as well as any artefact rich deposits associated with potential features are anticipated to satisfy this criterion on a local level.</p> <p>It is likely that remains associated with the Ampol service station may have contaminated the site and therefore they are not able to be utilised to demonstrate historic use of the site through interpretation. Furthermore, service stations cannot be considered rare or uncommon. Potential resources associated with this phase are not considered to satisfy this criterion on a local or state level.</p>

6.3. STATEMENT OF ARCHAEOLOGICAL SIGNIFICANCE

This assessment has identified **moderate-high potential** for **locally significant** archaeological relics to occur at the subject site. Potential historical archaeological resources would be of local significance for their research potential and historic value, as well their anticipated aesthetic qualities.

Structural remains of the brick oviform drain known to occur within the subject site are likely to be of local significance for their ability to provide information the drainage network of Liverpool in the late 19th and early 20th century. There is also potential that artefactual deposits associated with the fill of the drain which could provide insights into the use of the wider area during this period and provide a connection to the past through archaeological remains. The drain is also locally significant as it provides a provide a clear and demonstrable connection to the history of the subject site and represents the layered history of the development of the City of Liverpool being a later addition to a convict drain system.

Archaeological resources associated with the early 20th century cottages and outbuildings are also likely to be of local significance should they occur with a high degree of spatial and physical integrity. These cottages could provide information regarding the use of the site during this period which is largely undocumented, through both structural remains as well as artefactual deposits which may occur associated with the potential cesspit in the rear outbuilding of the central c.1905 cottage. These archaeological resources are likely to provide a physical and tangible connection to the past should they occur with a high degree of integrity.

Potential archaeological resources associated with the 19th century uses of the site – which may have included a tan yard – would be locally significant for their research potential, with little information known generally regarding the use of the site during this period. In particular should archaeological resources associated with the potential tan yard be identified this would be significant as they would likely contain artefact rich deposits as well as information regarding the establishment of industry in Liverpool and the early environment of the site – with tan yards typically located in proximity to drainage channels. These resources would also be locally significant for their ability to provide a physical and tangible connection to the past, should they occur with a high degree of integrity.

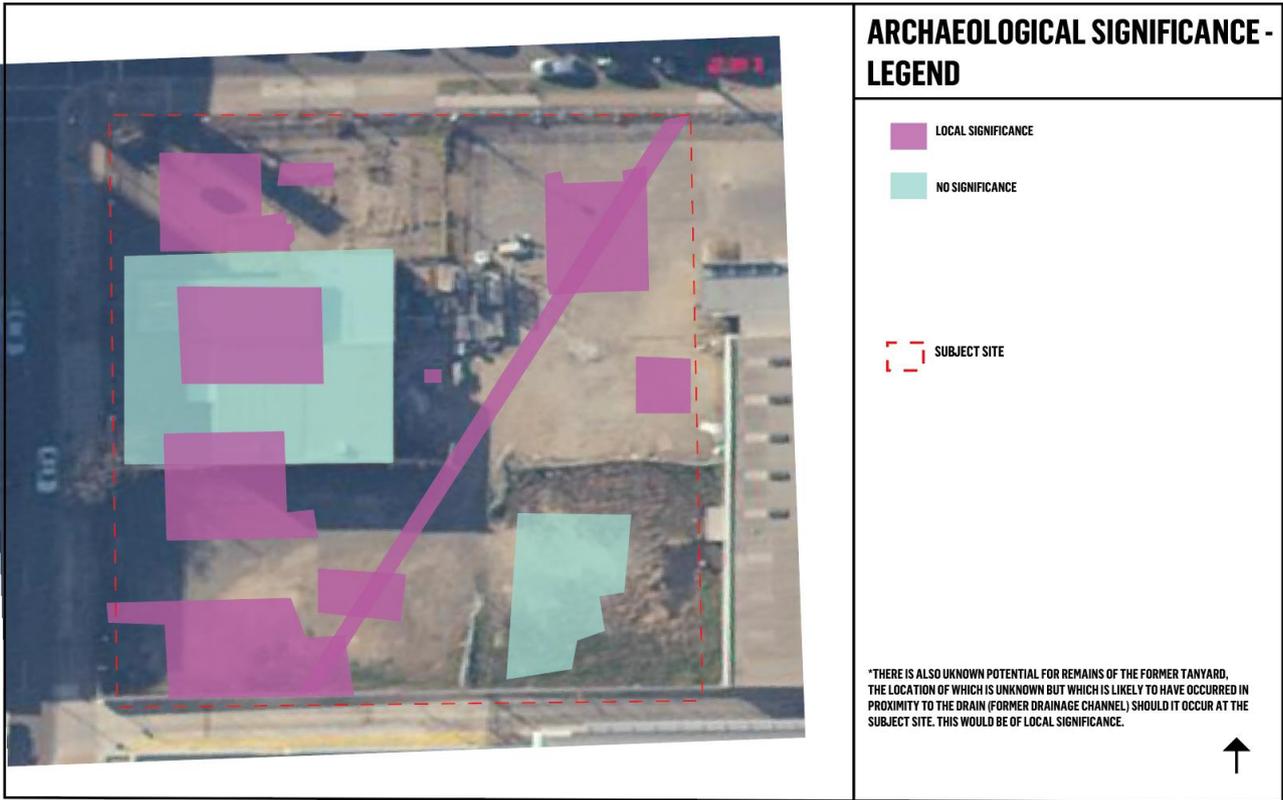


Figure 18 - Archaeological zoning plan – Archaeological significance.

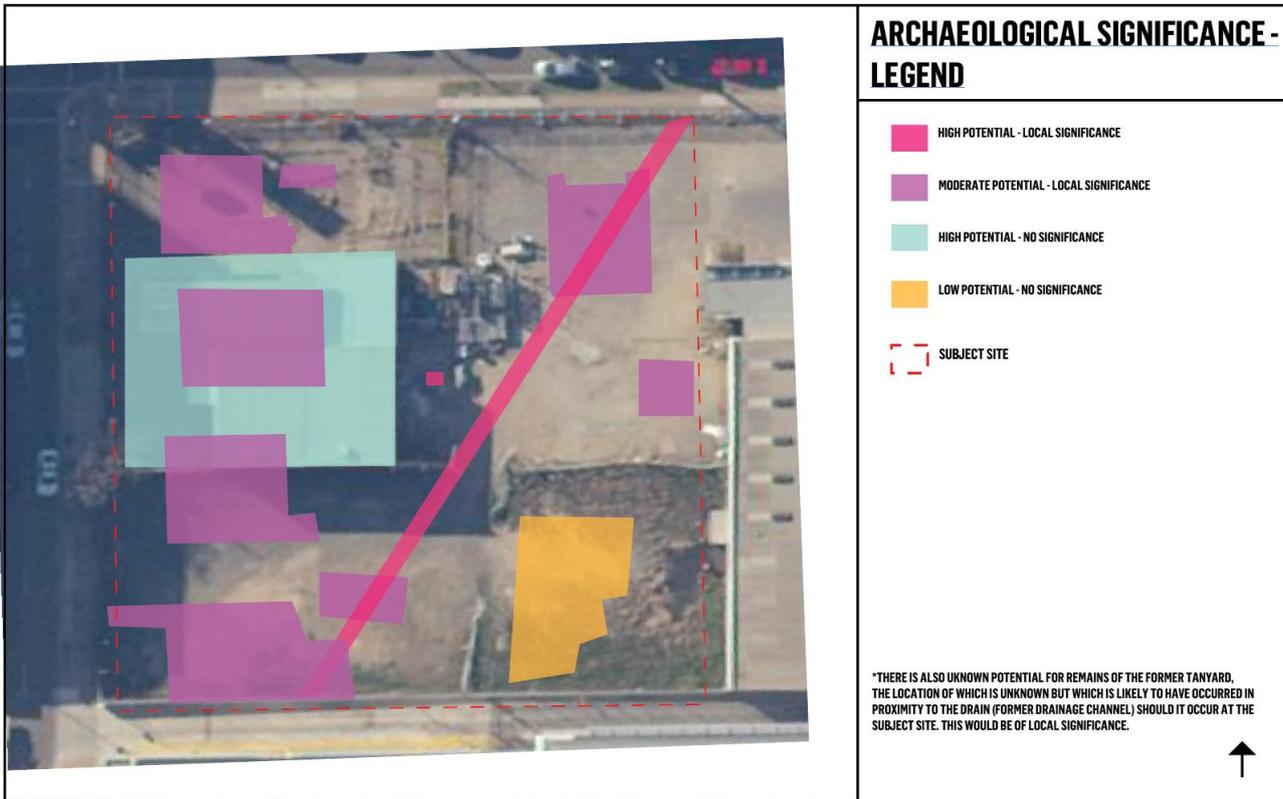


Figure 19 - Archaeological zoning plan – Archaeological significance and potential.

7. ARCHAEOLOGICAL IMPACT ASSESSMENT

As identified in Sections 5 and 6 above, there is moderate-high potential for archaeological resources of local significance across the subject site. This includes structural remains of cottages and their outbuildings as well as the remains of a c.1898 brick oviform drain which is known to occur within the subject site, being located diagonally across the south eastern position of the subject site. There is also the potential that the subject site may have contained a tan yard described in advertisements as on William Pritchard's land in Liverpool at George Street.

The proposed works include the construction of a multistorey apartment block with swimming pool. The proposed works will include bulk excavation of the site from boundary to boundary. As demonstrated on Figure 20 below, the proposed works are likely to impact the potential locally significant archaeological resources including the brick oviform drain and the structural remains of the brick cottages. Due to the extent of excavation proposed, the works will constitute a total impact with complete removal of the potential archaeological resources and loss of significance.

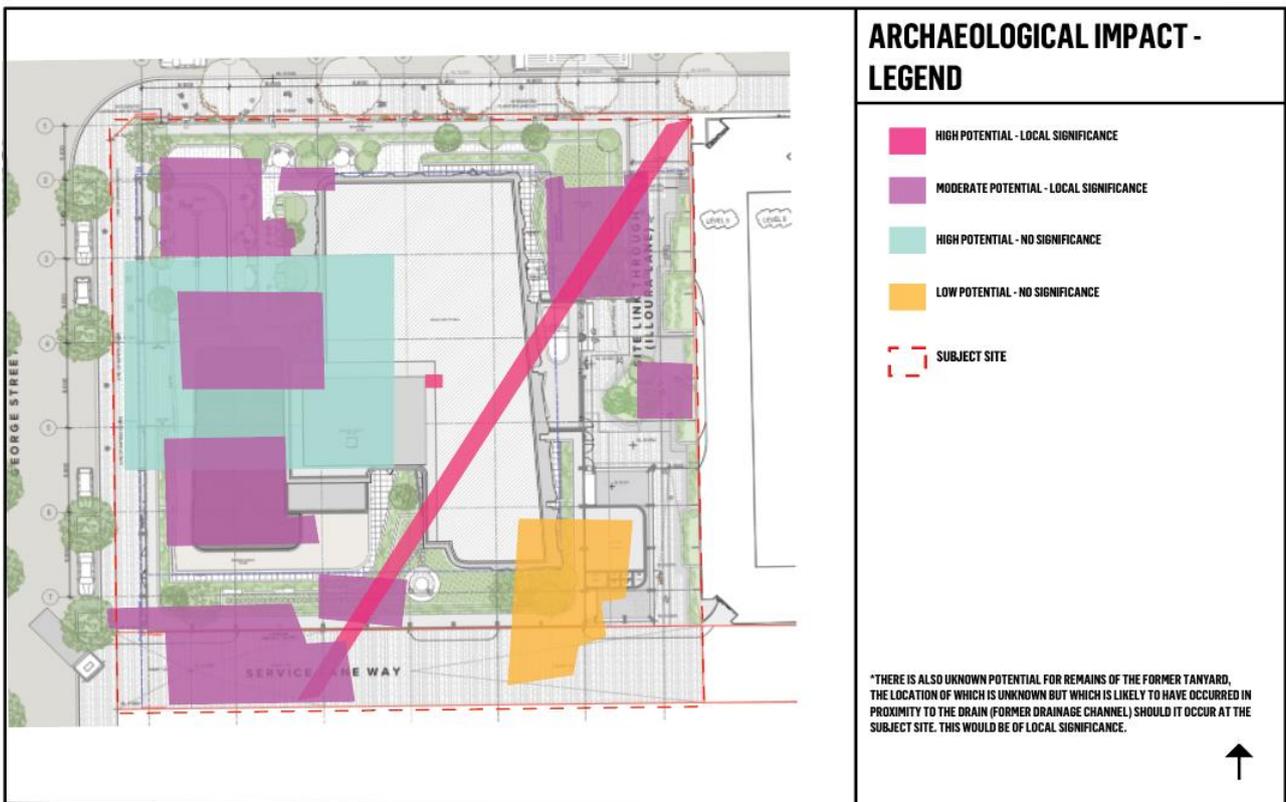


Figure 20 - Archaeological impact assessment – footprint of proposal superimposed on areas of archaeological potential with significance noted.

8. CONCLUSIONS AND RECOMMENDATIONS

8.1. CONCLUSIONS

This assessment has identified the following:

- There is little information available regarding the early development of the subject site prior to the late 19th century, which is identified on plans as vacant land under the ownership of Rowley & Levey, with the Hope Inn occupying a portion of their landholding to the east of the site on the corner of Bigge & Elizabeth Streets.
- The subject site has **moderate-high** potential for archaeological resources including the known brick oviform drain, but also anticipated resources such as the structural remains of a series of late 19th to early 20th century brick cottages and outbuildings which may include a cesspit with artefactual deposit which were known to occupy the north and western portions of the site, and the potential remains of a tan yard which is described as being located within Pritchard's land at George Street Liverpool although is not identified in plans or maps. This may have been located within the subject site and is potentially related to the drainage channel which was likely located where the brick drain now runs.
- It is anticipated that these archaeological resources would satisfy the criteria for local significance should they occur with a high degree of spatial and physical integrity, on the basis of their research potential as well as their ability to demonstrate the past through archaeological remains.
- Due to use of the subject site as an Ampol Service Station in the late 1960s onwards, there is a high risk of contamination at the subject site. This risk should be investigated and managed in accordance with the Archaeological Research Design.
- The proposed works will involve total impact through the bulk excavation of the subject site which will result in complete removal of the identified locally significant archaeological resources.

8.2. RECOMMENDATIONS

As a result of these conclusions, Urbis recommends the following:

1. An Archaeological Research Design (ARD) should be prepared by a suitably qualified archaeologist to develop a methodology for the investigation and management of potential locally significant relics across the subject site. This should include methodologies for monitoring and test excavation, as well as salvage excavation should that be deemed necessary.
2. A Section 140 Excavation Permit should be prepared and submitted to Heritage New South Wales prior to the commencement of any works on the site, accompanied by the completed Excavation Director Criteria and the ARD.

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