

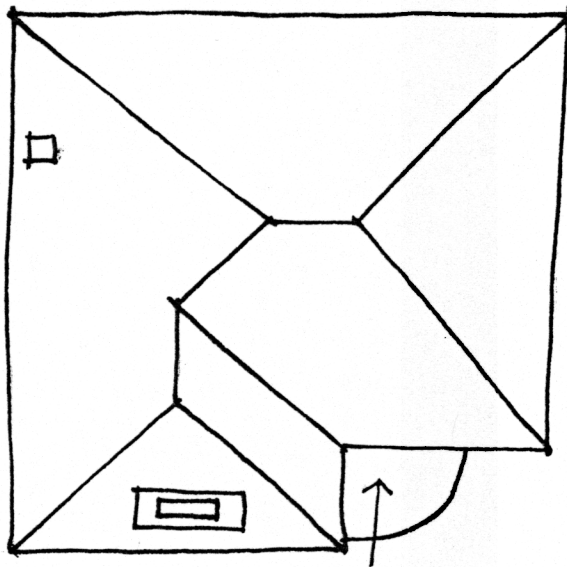
**NEWTOWN URBAN CONSERVATION STUDY. - 'C' CITATIONS. Ref: 140**

Richard Peterson Architect & Conservation Consultant. 1997.

<b>NAME:</b> —	
<b>PREVIOUS NAME:</b>	High Laggary (previous house)
<b>ADDRESS:</b>	92 Prospect Road
<b>USE:</b> House	
<b>SIGNIFICANT DATE:</b>	<b>CONSTRUCTION DATE:</b> c1939 <b>SOURCE:</b> Visual
<b>ALTERATIONS/ADDITIONS:</b>	—
<b>DESIGNER:</b> —	<b>BUILDER:</b> —
<b>CRITERIA:</b> H1, Ar1.	<b>HISTORIC THEME:</b> 2.3
<b>DESCRIPTION:</b> <b>STYLE:</b> Moderne <b>STORIES:</b> 1 <b>DETACHED.</b>	
<b>MATERIALS:</b> <b>WALLS</b> Brick <b>ROOF</b> Concrete tiles <b>STRUCTURE</b> Lb.	
<b>CONDITION:</b> Very Good <b>INTACTNESS:</b> Excellent <b>THREATS:</b> Minor maintenance.	
<b>SIGNIFICANT INTACT ELEMENTS:</b> MATERIALS. Bricks. FORM. FACADE. PORCH. ROOF FORM. CHIMNEY. WINDOWS. PAINTWORK SCHEME. FENCE / GATE.	
<b>SIGNIFICANCE:</b>	
<b>TYPE:</b>	HISTORICAL. ARCHITECTURAL.
<b>LEVEL:</b>	LOCAL.
<b>DESIGNATION EXISTING:</b>	PLANNING SCHEME.
<b>RECOMMENDED CONTROL:</b>	PLANNING SCHEME.
<b>OBSCURED.</b>	<b>SURVEY:</b> RP <b>DATE:</b> 8.2.1997 <b>NEGS:</b> 7. 6, 1274.18



140



No 92

PROSPECT ROAD.



*Richard Peterson Architect & Conservation Consultant 1997.*

**HISTORY:** In 1869 the executors of the late Gibson owned the land on which, by 1871, the house at 92 Prospect Road was constructed. Miss Wilson was the owner in 1871 and the surveyor H M Garrard occupied the house. By 1884 Mrs Wilson was nominated as the owner and Mrs Peerman lived in the eight-roomed timber building. In 1890 Albert Drew owned the house, although Harriet Peerman continued to live at 92 Prospect Road. By 1900 the grocer Albert Cotton was the occupant with Albert Drew still the owner. By 1910 Drew, who lived next door; was renting to Mary Ann Martin, one of two occupants. In 1918 the cottage was named High Laggary and was lived in by Eugene Hoffman who was a laundress. By 1920 Mary Cotton had purchased the house and was renting to George Brett. In 1930 the house, although unoccupied, was still owned by Mary Cotton whose address was given as Skene Street. In 1940 Rachel Honeycombe owned and lived in the house with three other people.<sup>1</sup>

**VISUAL DESCRIPTION:** A double-fronted, Moderne house of variegated salmon coloured brick. It has a 'skyscraper' rectangular chimney, in front, penetrating the roof between two windows.

A round, concrete parapetted porch is in the angle on brick piers. Double-hung sash windows have horizontal glazing bars. There are concrete Marseilles pink roofing tiles.

It has a similar brick fence with expressed brick course bands and round recessed entrance with rectangular wrought iron pedestrian gate, concrete letter box and newspaper cylinder.

**SIGNIFICANCE:** A brick Moderne house built in 1939. It is architecturally significant locally as a relatively unusual and particularly intact domestic type which retains period contextual elements such as fence and gate.

**INTACTNESS:** Excellent. Cast-iron lace brackets on porch and louvred timber shutters are anachronistic and should be removed. The door has been replaced.

**CONDITIONS & THREATS:** Very good. Minor maintenance, for example: roofing.

---

<sup>1</sup> City of Newtown and Chilwell Rate Books. It would appear that the 1871 house was demolished after 1930 and the present house built in about 1939. There is no evidence of a house earlier than 1939.