

## GEELONG CITY 'C' CITATIONS

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**Site Name:** Residence

**Project File No:** 1204

**Address:** 257 Yarra Street South Geelong 3220

**Approx. Date:** 1854

**Integrity:** Moderate

**Significance Level:** C (Local)

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**Photograph No:** 01.11

**Survey Date:** March 2002

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### History

This site at 257-259 Yarra Street, Geelong, on the east side between Foster Street and Balliang Street, is located on part of Lot 9, Section 6, of the Geelong Town Plan of 1858. The original owner of the land was S. Donaldson.

This two-room brick house was constructed on the Yarra Street frontage of the site at the time of the Eureka Stockade on the Ballarat goldfields in November 1854. A similarly sized brick cottage was also built at the same time behind it, but it has subsequently been demolished. Both house allotments originally included sheds. It is difficult to differentiate between the owners of the two houses in the early days, when houses were not numbered and Rate Book clerks were not always consistent with the order and description of properties from one year to the next.

The first owner of the front house, which became no. 259, appears to have been Henry Plumridge. By 1859, a Mrs. W. Flanders had acquired the house, and for some years she resided there while at some stage it was also let. A third room was added in c.1875. Mrs. Flanders retained possession of the property until 1893-96. After a year of no occupancy in 1896, the property passed to Minnie Flanders, who lived there until February 1900. A fourth room, a kitchen, was added in c.1898, raising the house's net annual value to £7.

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In the first 5 years of the 20th century, the house was addressed as 371 Yarra Street, before it was renumbered as 259 Yarra Street by 1910.

By February 1905, the house had been acquired by Mary Jane Cowdery of North Carlton and St.Kilda, who used income generated from a succession of tenants to add one or two weatherboard rooms. These new rooms however, were not mentioned in the Geelong Rate Book (Barwon Ward) of 1930, by which time the landowner was Charles Jones, a retired gentleman, who resided in Chilwell. He had sewerage connected and made substantial improvements to toilet closets, laundry facilities and flooring, and provided water services in 1922-23. Bathroom facilities were upgraded in 1936-37. The property passed to Frederick Jones (possibly the son of Charles Jones), who sold the house to Jane Brooks Robinson in 1945. After two years, the residence changed hands again, the new owner/occupier being Marion Wall, who retained possession until the 1950s, by which time the 3 rooms at the rear of the block (no. 257) appear to have been demolished. Ford employee and later poultry farmer, Jan Lesniewski, and his wife Anna, held the property in February 1960, and they were still the owners in December, 1969, when the house was sold to Gregory George Pillar, a project engineer, and Gwenda June Pillar of Lazy 'B' Ranch, Maude.

### Description

The modest cottage at 257 Yarra Street, South Geelong, is situated on the front boundary on a narrow allotment. There is a rear yard. To the south of the house is a substantially higher two storey building, although to the north is a single storey house.

The single storey, rendered masonry, rudimentary Victorian styled house is characterised by a simple gable roof form that traverses the site, together with a skillion wing at the rear. These roof forms are clad in introduced tiles. A substantial masonry chimney with introduced terra cotta pots adorns the roofline. Narrow overhangs are features of the eaves.

The front facade has an early timber framed doorway with an early transom above, and an early vertical boarded door. It is flanked by two early timber framed, 12 paned double hung windows. Another timber framed doorway is situated further northwards and has an introduced timber and glazed door. The bracketed timber window and door hoods over the windows and northern doorway have been introduced. The house has a random rubble base.

Overall, the modest scale and rudimentary Victorian design of the building expresses the early period in which it was built. It is a rare legacy of the mid 19th century residential developments in the area.

### Statement of Cultural Significance

The modest house at 257 Yarra Street, South Geelong, has significance as a rare physical legacy of mid 19th century residential developments in the area. Built in late 1854, the house is characterised by a rudimentary Victorian style. The building (particularly the end masonry walls) is in poor condition.

The house at 257 Yarra Street is architecturally significant at a LOCAL level. It demonstrates original design qualities of a rudimentary Victorian style. These qualities include the simple gable roof form that traverses the site, together with the skillion wing at the rear. Other intact or appropriate qualities include the single storey height, rendered masonry walls, random rubble base walls, timber framed 12 paned double hung windows, timber framed doorways and transoms, narrow eaves, substantial masonry chimney and

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the vertical boarded door.

The house at 257 Yarra Street is historically significant at a LOCAL level. It is associated with some of the earliest residential developments in South Geelong in the mid 19th century and represents a rare legacy of this fledgling period in Geelong's history. Built in 1854, this house has associations with Henry Plumridge, original owner, and from 1859, Mrs W. Flanders and Minnie Flanders who owned the property until c.1900.

Overall, the house at 257 Yarra Street is of LOCAL significance.

### References

Drainage Plans and Reports, 1922, 1936, 1941, 1949, 1969, 1990, Barwon Water profits system, City of Greater Geelong.

Sands & McDougall Directory, 1972.

Sands & McDougall "Invicta" Directory, 1968.

Electoral Roll, Division Corio, Subdivision Geelong, 1984, Geelong Historical Records Centre.

Geelong City Council Rate Books, Barwon Ward, 1854-1960, Geelong Historical Records Centre.

Geelong Town Plan, 1858, Geelong Historical Records Centre.