

## **8.0 Appendices**

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### **Appendix A**

State Heritage Register Inventory: Denbigh

Draft State Heritage Register Inventory: Oran Park House

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Local Inventory Sheet: Teen Ranch, Cobbitty

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### **Appendix B**

Extract from the Denbigh Curtilage Study, prepared July 2006 by Design 5 Architects, pages 34–35.

### **Appendix C**

Draft Heritage Planning Provisions taken from the Heritage Report prepared December 2006 by Camden Council

### **Appendix D**

Extract from the Denbigh Curtilage Study, prepared July 2006 by Design 5 Architects, pages 32 and 46.



## **Appendix A**

State Heritage Register Inventory: Denbigh

Draft State Heritage Register Inventory: Oran Park House

Draft State Heritage Register Inventory: Maryland

Local Inventory Sheet: Teen Ranch, Cobbitty

Local Inventory Sheet: St Paul's Church/Heber Chapel, Cobbitty

Local Inventory Sheet: St Paul's Rectory, Cobbitty




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## Denbigh

### Item

**Name of Item:** Denbigh

**Type of Item:** Area/Complex/Group

**Group/Collection:** Farming and Grazing

**Category:** Farm

**Primary Address:** 421 The Northern Road, Cobbitty, NSW 2570

**Local Govt. Area:** Camden

#### Property Description:

Lot/Volume Code	Lot/Volume Number	Section Number	Plan/Folio Code	Plan/Folio Number
PART LOT	2	-	DP	1014583

**Boundary:** Refer to Plan No. 1924

#### All Addresses

Street Address	Suburb/Town	LGA	Parish	County	Type
421 The Northern Road	Cobbitty	Camden	Cook	Cumberland	Primary

### Statement of Significance

Denbigh is of State significance as an intact example of a continuously functioning early farm complex (1817-1820s) on its original 1812 land grant. It contains a rare and remarkable group of homestead, early farm buildings and associated plantings with characteristics of the Loudon model of homestead siting within an intact rural landscape setting fundamental to its interpretation. The large collection of early farm buildings is perhaps the most extensive and intact within the Cumberland/Camden region. It has historic associations with pioneering Anglican minister Thomas Hassall and its relationship with the early Heber Chapel and the township of Cobbitty. The estate is significant as an early contact point between Aboriginal and European culture and is of social significance for the descendants of the Hassall and Macintosh families. It retains its historic views across the valley to Cobbitty in the west. The place is of scientific significance for its potential to reveal, through archaeology, evidence of both early European farming practices and Aboriginal occupation. The significance of Denbigh is considerably enhanced by the extent to which it has retained its form, character, fabric and rural setting. (Heritage Office).

**Date Significance Updated:** 29 Jul 03

Note: There are incomplete details for a number of items listed on the State Heritage Register. The Heritage Office intends to develop or upgrade statements of significance for these items as resources become available.

### Description

**Designer:** unknown

**Builder:** Charles Hook c 1818. Thomas and Samuel Hassall, Daniel Roberts c1828

**Construction Years:** 1818 - 1818

**Physical Description:** The original land grant remains intact with substantial 19th century built fabric remaining. The homestead is sited in contrast with the surrounding open agricultural land and is complimented by the half circle of hills which define Denbigh's landscape character. In terms of elevation and character, the buildings and trees have been sited in a manner influenced by John Claudius Loudon, the Scottish writer on landscape taste.

Many of the cultural and historic plantings remain on the property such as remnant mature eucalypts. Older plantings include roses, carob (*Ceratonia siliqua*), agave, a Bunya Bunya pine (*Araucaria bidwillii*) and an avenue of forest red gums (*Eucalyptus tereticornis*) reputedly planted by Charles Hassall. Between the homestead and outbuildings stands a Candelabra Tree, a curious botanical specimen originated from the Transvaal in Africa and the only known example of its kind in the Camden Municipality. Many other species of trees remain on the property and are typical of 19th century plantings in the district.

The entry gates to Denbigh are simple by design and the unsurfaced road leads through paddocks and groves of eucalypts. A curving driveway leads through an unkempt wilderness area of trees, shrubs and vines where it terminates in front of the house which has a highly maintained and formal garden (a common element of a 19th century landscape design).

The present farm buildings are located conveniently near the house which include slab built sheds and an old barn with thick rubblestone walls. The barn still bears the engraved initials of Thomas Hassall cut into the timber architrave.

The house consists of timber framing, filled with brick or rubble nogging and covered in weatherboard. The hipped roof extends over the house and the brick paved verandah is supported on square timber posts with chamfered edges. The chimneys have a simple brick cornice with a distinct colonial character. Renovations can be evidenced by joinery typical of the 1830's. The whole structure is now rendered.

**Physical Condition and/or Archaeological Potential:**

The Denbigh property is of archaeological potential to reveal evidence of both early European farming practices and Aboriginal occupation. **Date Condition Updated:** 14 Jan 02

**Modifications and Dates:**

The house was originally a one storey structure with a bedroom storey added by Thomas Hassall in 1827. Other service and farm buildings were built during renovations soon after the purchase of the property by Thomas Hassall, the number of which were reduced in the 1840's.

**Current Use:** working farm & Hereford stud

**Former Use:** working farm & horse stud

## History

**Historical Notes:**

The original owner of Denbigh was Charles Hook, who had been imprisoned by the rebel government for supporting Governor Bligh's attempt to control the military in New South Wales. Hook had suffered greatly over the previous events and was in his fifties when he received his grant in 1812 by Governor Macquarie (Bligh's successor). The grant consisted of 1100 acres in the Parish of Cook, located at Cobbitty between the Cowpasture Road and Bringelly Road (later Northern Road). During 1818, Hook and his wife stayed at nearby Macquarie Grove while their own house was being built. The construction of Denbigh house was completed c1822 and Hook began clearing the surrounding land for agricultural use. He died in 1826.

The property was then purchased by parson Thomas Hassall who began extending the homestead in 1827. It took four and a half years to complete major renovations on the house and service buildings. After its completion, Hassall was joined by his wife and children (Helen Baker, Denbigh - Historic Homesteads. Australian Council of National Trusts.1982).

Denbigh homestead resembled a scattered village surrounded mostly by an enclosed landscape with a half circle of hills, five acres of gardens consisting of an abundance of fruit trees, a vineyard and an orange grove with magnificent views from the hills. Together with a wide extent of country, churches were clearly seen at nearby Camden, Narellan and Cobbitty ( Hassall, Rev, James S. In Old Australia, Records and Reminiscences from 1784. Brisbane, 1902) .

Convict labour was used on the property and Hassall had in his employment, 'twelve to twenty men' managed by a Scottish overseer.

Hassall also employed local Aboriginal people to help burn off excess timber on the property to clear land for extensive farming activities. During this period, a corroboree was held on the Denbigh Estate in which 400 Aboriginals took part.

In 1828, Hassall financed the construction of Heber Chapel which he built on his nearby grant in which Cobbitty road ran through. Fifteen years earlier, Hassall had established the first Sunday School for children in Australia, which he ran from his parents house in Parramatta.

By 1845, tenant farmers were purchasing their own land. With fewer servants being employed at the property, combined with the lack of available labour, Denbigh homestead contracted back to a nucleus of farm buildings much like it was during 1820.

In 1866 Charles McIntosh, a Scottish farmer, leased land at Denbigh which he purchased the following year (the year Thomas Hassall died). The property was used to breed Clydesdale Horses. From 1910, Denbigh became a Dairy Farm and an Ayrshire cattle stud. Today, Denbigh is still owned by the McIntosh family and is used as a Hereford stud.

Sources compiled from:

Morris & Britton. Colonial Landscapes of the Cumberland Plain and Camden. 2000 pp59-60.

Hassall. In Old Australia, Records and Reminiscences from 1784. 1902

Baker. Historic Homesteads. 1982

Helen Baker, Denbigh - Historic Homesteads. Australian Council of National Trusts.1982


## Historic Themes

Australian Theme (abbrev)	New South Wales Theme	Local Theme
2. Peopling - Peopling the continent	Aboriginal cultures and interactions with other cultures - Activities associated with maintaining, developing, experiencing and remembering Aboriginal cultural identities and practices, past and present.	(none) -
3. Economy - Developing local, regional and national economies	Agriculture - Activities relating to the cultivation and rearing of plant and animal species, usually for commercial purposes, can include aquaculture	(none) -
3. Economy - Developing local, regional and national economies	Environment - cultural landscape - Activities associated with the interactions between humans, human societies and the shaping of their physical surroundings	(none) -
3. Economy - Developing local, regional and national economies	Pastoralism - Activities associated with the breeding, raising, processing and distribution of livestock for human use	(none) -
4. Settlement - Building settlements, towns and cities	Accommodation - Activities associated with the provision of accommodation, and particular types of accommodation – does not include architectural styles – use the theme of Creative Endeavour for such activities.	(none) -
4. Settlement - Building settlements, towns and cities	Land tenure - Activities and processes for identifying forms of ownership and occupancy of land and water, both Aboriginal and non-Aboriginal	(none) -
5. Working - Working	Labour - Activities associated with work practises and organised and unorganised labour	(none) -
9. Phases of Life - Marking	Persons - Activities of, and associations with, identifiable individuals, families	(none) -

the phases of life

and communal groups

## Assessment of Significance

- SHR Criteria a)**  
[Historical Significance] Denbigh is of historical significance on a state level as an intact example of continuously functioning early farm complex on its original 1812 land grant. (Heritage Office draft)
- SHR Criteria b)**  
[Associative Significance] Denbigh has significance for its association with pioneering Anglican minister Thomas Hassall and its relationship with the early Heber Chapel and township of Cobbitty. (Heritage Office draft)
- SHR Criteria c)**  
[Aesthetic Significance] Denbigh has aesthetic significance as a remarkable group of early farm buildings with associated plantings including the avenue of forest red gums (*Eucalyptus tereticornis*) established by Thomas Hassall. The large collection of early farm buildings retains its scattered village atmosphere and is an extensively intact farm estate on the Cumberland Plain. Adjoining landscapes continue the sense of historic rural character. Denbigh's landscape is identified in the Camden Significant Tree and Vegetated Landscape Study and the Colonial Landscapes of the Cumberland Plain and Camden study for the National Trust of Australia. (Heritage Office draft)
- SHR Criteria d)**  
[Social Significance] Denbigh has social significance as an early contact point between Aboriginal people and European's. It also has social significance for the descendants of the Hassall and Macintosh families and has demonstrated its popularity as a venue for select tourist groups. (Heritage Office draft)
- SHR Criteria e)**  
[Research Potential] Denbigh has scientific significance in regards to Aboriginal occupation and can demonstrate the theory and practice of colonial landscape design and farming practices. (Heritage Office draft)
- SHR Criteria f)**  
[Rarity] Denbigh is a rare example of an intact colonial farm complex and homestead. The property has continuously functioned as a farm since 1817 and is located on its original grant area. Denbigh is rare as a farming estate with characteristics of the Loudon model of homestead siting. (Heritage Office draft)
- SHR Criteria g)**  
[Representitiveness] Denbigh is representative of early farming practices and an example of typical 19th century landscape design. (Heritage Office draft)
- Integrity/Intactness:** Denbigh is an intact farm estate within the Cumberland Plain and Camden region. The original 1812 land grant and the relationship of the homestead to important views also remains intact. (Heritage Office draft)
- Assessment Criteria** Items are assessed against the  **State Heritage Register (SHR) Criteria** to determine the level of significance. Refer to the Listings below for the level of statutory protection.

## Recommended Management

The whole estate should be conserved as an evolving cultural landscape including its historic fabric, layout and views across the valley to the escarpment in the west. Retain the existing Rural 1(a) zoning (Camden LEP No.48) for the estate as well as that for adjoining properties in the same valley. Consider drafting section 57(2) exemptions to ensure continual agricultural use of the land and provide appropriate incentives to assist in the responsible ongoing custodial management of the estate.

## Listings

Heritage Listing	Listing Title	Listing Number	Gazette Date	Gazette Number	Gazette Page
<i>Heritage Act - State Heritage Register</i>		01691	22 Dec 06	191	11952
<i>Regional Environmental Plan</i>		48			
<i>Local Environmental Plan</i>			21 Feb 92		



Cumberland County Council list of Historic Buildings 1961-67				
National Trust of Australia register		7311		

## Study Details

Title	Year	Number	Author	Inspected by	Guidelines Used
Colonial Landscapes of the Cumberland Plain and Camden, NSW	2000	4.13	NSW Heritage Office	National Trust of Australia	Yes
Camden Significant Trees and Vegetated Landscape Study	1993		Landarc Landscape Architects	Camden Municipal Council	Yes

## References, Internet links & Images

Type	Author	Year	Title	Internet Links
Written	Colleen Morris and Geoffrey Britton	2000	Colonial Landscapes of the Cumberland Plain and Camden, NSW	
Written	Landarc Landscape Architects	1993	Camden Significant Trees and Vegetated Landscape Study	

Note: Internet links may be to web pages, documents or images.



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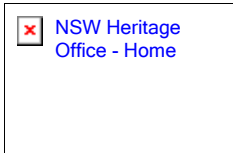
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State Heritage Register Search Results

Oran Park (Draft)

**Item**

**Name of Item:** Oran Park (Draft)  
**Type of Item:** Area/Complex/Group  
**Group/Collection:** Farming and Grazing  
**Category:** Homestead Complex  
**Location:** Lat:-34 00 83 Long:150 44 76  
**Primary Address:** 931 Cobbitty Road, Oran Park, NSW 2570  
**Local Govt. Area:** Camden

**Property Description:**

Lot/Volume Code	Lot/Volume Number	Section Number	Plan/Folio Code	Plan/Folio Number
PART LOT	27	-	DP	213330
LOT	28	-	DP	213330
LOT	24	-	DP	31996
LOT	25	-	DP	31996
LOT	26	-	DP	31996
PART LOT	1	-	DP	354258

**All Addresses**

Street Address	Suburb/Town	LGA	Parish	County	Type
931 Cobbitty Road	Oran Park	Camden	COOK	CUMBERLAND	Primary

**Statement of Significance**

Oran Park is likely to be of State significance as a significant intact cultural landscape of the Cumberland Plain dating from 1815. The collection of house, outbuildings, associated farm structures, pastureland and plantings having historic, aesthetic, social and scientific/research significance at the State level. Oran Park is an example of the Summit Model with the homestead complex (c.1857) and its immediate garden are still appreciably dominant in the setting of their valley with its enclosing landforms, pastureland and remnant forest landscape fundamental to its interpretation. The original entry drive is still discernible and the traditional rural landscape character and setting is largely uncompromised. Other historically related rural landscape elements beyond the homestead may still be appreciated in relation to it - old farms, creek lines, mid-20th century Callitris avenue plantings and the former stables. It retains important traditional historic views to and from the old Cobbitty Road (Oran Park Road) to the homestead group on its knoll with farmed land and scattered Eucalypts in between. Its historical relationship to traditional transport routes, Harrington Park and Orielton and its place in the development of the local area can still be appreciated. The place has strong associations with notable people such as the locally prominent Moore family. The remaining estate has the capacity to demonstrate its development from the mid-19th century to the present. Oran Park is of scientific interest on account of its archaeological research potential. (Heritage Office draft)

**Date Significance Updated:** 31 Mar 04

Note: There are incomplete details for a number of items listed on the State Heritage Register. The Heritage Office intends to develop or upgrade statements of significance for these items as resources become available.

**Description**

**Builder:** Mr Johnson

**Construction Years:** 1850 -

**Physical Description:** The house has typical Georgian form with a symmetrical front and small pane windows. It has two storeys, built of English bond brick with stretcher bond to the later west wing. The hipped roof is covered with Marseille tiles. The later flat roofed front porch is supported on simple doric columns. There is a basement level. The original house (c.1850) had a lead lined flat roof behind parapets, a two storey timber verandah to three sides and an attached three storey octagonal tower at the rear. The house was considerably extended (c.1930) and the side verandahs were built in, a wing added to the west, the roof altered to its hipped form, a bridge was added connecting to the two storey servants wing at the rear, windows were given shutters, some internal walls were removed and the front portico added. The house sits on a small knoll and is enclosed by a ridge to the west and vegetation to the south, east and north. The present entrance to Oran Park is on an axis with the house, however, the original main entrance began at the intersection of Cobbitty Road and Camden Valley Way is still discernable in the landscape. The carriage loop with mature plantings forms a circle in front of the house. Mature plantings of peppercorns (*Schinus molle* var. *areira*) are located to the rear of the house and to the west there is still a Cape Honeysuckle/*Tecoma* (*Tecomaria capensis*) hedge.

**Modifications and Dates:** In the 1930s the house was extended, the roof reconstructed and the side verandahs enclosed. At some point after 1947 the present entrance which is on an axis to the house became the primary entrance. Since the 1970s the garden has been extended to the west with stone walling and the addition of a swimming pool. A rose garden has been planted in one section of the carriage loop. Furthermore, some early plantings which have become seescent have been removed. Part of the original estate was developed as a motor car race track in the early 1960s.

**Current Use:** Private residence

**Former Use:** Private residence, golf clubhouse

## History

**Historical Notes:** Oran Park was part of the original 1815 grant to Captain William Campbell which he named Harrington Park. The north western moiety of the grant, with Cobbitty Road forming its southern boundary was sold in 1829. The remaining part of the original Harrington Park grant to the north of Cobbitty Road was first leased in 1832 and later sold. An 1852 Site Plan of Harrington Park indicates that Oran Park was the property of W. H. Johnstone Esq. and the north east moiety is labelled Graham's property. The house at Oran Park was built c. 1857 and later passed into the hands of Thomas Barker (also connected with Orielson and Maryland) who sold it to Edward Lomas Moore in 1871. The Moore family retained the property for many years and later sold it to Robbins and Smith who ran it as a golf course with trotting and racing courses. Major changes occurred at Oran Park during the 1930s when the house was extended, the roof reconstructed and the side verandahs were built in. An aerial photograph from 1947 shows that the main entrance to Oran Park began at the intersection of Cobbitty Road and Camden Valley Way. The present entrance to Oran Park which is on an axis with the house is discernible but not as well used. The carriage loop with mature plantings forms a circle in front of the house. Additional mature plantings are located at the rear of the house. Part of the original estate was developed in the early 1960s as the Oran Park Race Way. This site now includes grand prix motorcycle circuits.

## Historic Themes

Australian Theme (abbrev)	New South Wales Theme	Local Theme
3. Economy - Developing local, regional and national economies	Agriculture - Activities relating to the cultivation and rearing of plant and animal species, usually for commercial purposes, can include aquaculture	(none) -

## Assessment of Significance

**SHR Criteria a)** The existing Oran Park property is significant as part of Campbell's 1813 grant of 2,000 acres [Historical] he named Harrington Park, being subdivided from the Harrington Park estate in 1829. The

Significance]	extant Oran Park demonstrates the development of an 1850's colonial estate to the present day. (Heritage Office) Oran Park demonstrates historical relationships of views and vistas afforded to and from the manor over the landscape and to important access routes and to Cobbitty Road. (Heritage Office draft)
<b>SHR Criteria b)</b> [Associative Significance]	Oran Park is significant for its associations with prominent local persons such as Thomas Barker (of Maryland) and Essington Lomas Moore (later of Badgelly, Campbelltown). It is significant for its associations with the Dawson-Damer family who purchased the property in 1969. The Honourable John Dawson-Damer was prominent in Australian and International motor racing. The 1930s alterations to the house are associated with prominent architect Leslie Wilkinson (Tropman and Tropman Architects 2004) Oran Park has significant historical association to colonial estates Harrington Park and Orierton which together form an important rural cultural landscape. (Heritage Office draft)
<b>SHR Criteria c)</b> [Aesthetic Significance]	The homestead complex and its immediate garden located on a knoll are visually dominant in the rural landscape. Significant traditional views of the property from the Old Cobbitty Road (Oran Park Road) remain. (Heritage Office draft)
<b>SHR Criteria e)</b> [Research Potential]	The complex of buildings, remnant gardens, rural landscape and archaeological resources have potential to demonstrate the historic, economic and social rise and decline of a colonial agricultural estate. There is also potential to demonstrate the relationship between the estate and its siting, early transport routes and other estates of the Cumberland Plain such as Harrington Park and Orierton. (Heritage Office draft) oran Park's setting in the landscape is representative of design philosophies of the time. (Tropman and Tropman 2004)
<b>SHR Criteria f)</b> [Rarity]	Oran Park is a rare example of a country manor estate from the 1850s on the Cumberland Plain. (Heritage Office draft)
<b>SHR Criteria g)</b> [Representitiveness]	Oran Park Estate is outstanding as a mid nineteenth century cultural landscape containing a largely intact homestead complex and gardens set within an intact rural landscape. (Heritage Office draft)
<b>Assessment Criteria</b>	Items are assessed against the <a href="#">State Heritage Register (SHR) Criteria</a> to determine the level of significance. Refer to the Listings below for the level of statutory protection.

### Listings

Heritage Listing	Listing Title	Listing Number	Gazette Date	Gazette Number	Gazette Page
<i>Heritage Act - Under consideration for SHR/IHO listing</i>	L				
<i>Local Environmental Plan</i>		48	21 Feb 92	26	36
<i>National Trust of Australia register</i>					

### Study Details

Title	Year	Number	Author	Inspected by	Guidelines Used
Colonial Landscapes of the Cumberland Plain and Camden, NSW	2000		NSW Heritage Office		Yes
Colonial Landscapes of the Cumberland Plain and Camden, NSW	2000		NSW Heritage Office		Yes

### References, Internet links & Images

Type	Author	Year	Title	Internet Links
Written	Collen Morris and Geoffrey Britton	2000	Colonial Landscapes of the Cumberland Plain and Camden, NSW	
Written	Tropman and Tropman Architects		Curtilage Study and Development Capability Study	

Note: Internet links may be to web pages, documents or images.





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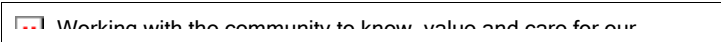
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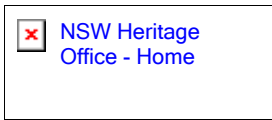
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Maryland (Draft)

**Item**

**Name of Item:** Maryland (Draft)  
**Other Name/s:** Nonorrah  
**Type of Item:** Area/Complex/Group  
**Group/Collection:** Farming and Grazing  
**Category:** Farm  
**Primary Address:** 773 Northern Road, Bringelly, NSW 2171  
**Local Govt. Area:** Camden

**Property Description:**

Lot/Volume Code	Lot/Volume Number	Section Number	Plan/Folio Code	Plan/Folio Number
LOT	1	-	DP	218779
LOT	29	-	DP	872135

**Boundary:** Refer to Plan No. 1923

**All Addresses**

Street Address	Suburb/Town	LGA	Parish	County	Type
773 Northern Road	Bringelly	Camden	Cook	Cumberland	Primary

**Statement of Significance**

Maryland is likely to be of State significant as an intact example of a major surviving mid-19th century rural estate, (the core of the original 1815 grant of 300 acres) within the Cumberland Plain which continues as a working dairy farm. It occupies a prominent hilltop location forming an important reference point, further emphasised by the conspicuous old Araucarian pine plantings - along the Northern Road. The homestead and associated buildings, gardens and plantings have characteristics of the Summit Model of homestead siting within an intact rural landscape setting fundamental to its interpretation. The traditional rural landscape character and its setting is largely uncompromised. It offers a rare example of mid 19th century gardening design and remains an historical resource in its remnant gardens and vineyards. Other historically related rural landscape elements beyond the homestead may still be appreciated in relation to it - old farms, creek lines, fence lines, dairy group and outlying gatehouse. It retains important traditional historic views to and from The Northern Road. It offers an outstanding landscape archaeological resource with its extensive remnant vineyard fields and other remnant functional and ornamental plantings. The significance of Maryland is considerably enhanced by the extent to which it has retained its form, character, fabric and rural setting.

**Date Significance Updated:** 25 Nov 03

Note: There are incomplete details for a number of items listed on the State Heritage Register. The Heritage Office intends to develop or upgrade statements of significance for these items as resources become available.

**Description**

**Designer:** unknown

**Builder:** unknown

**Construction Years:** 1820 - 1859

**Physical****Description:**

Landscape / gardens

The main homestead, outbuildings and remnant landscapes are scattered along the main ridgeline and slopes. The main cultural plantings occur near and around the homestead, loop road and the eastern slopes. The house is sited on a knoll typical of the "summit" model of homestead landscaping, and has extensive views to the north over Lowes Creek catchment. The estate forms one of the most important clusters of colonial plantings in the municipality and is dominated by massed plantings of emergent Araucarias which form one of the major visual components of this hilltop landscape. Bunya Pines (*Araucaria bidwillii*) dominate the horizon on approach. These Bunya Pines due to the drier climate and colder winter nights have been co-planted with hardy Monterey Pines (*Pinus radiata*), Loblolly Pine (*Pinus taeda*), Chinese Elms (*Ulmus parvifolia*) and Pepper trees (*Schinus areira*). Araucarias ranging between 18–22 metres in height have been concentrated over the northern grassy slope, along the upper eastern loop of the driveway and down the old track to the lower gate. In the lower parts of the slope is a scattered plantation of Monterey Pines (*Pinus radiata*), Loblolly Pine (*Pinus taeda*), Stone Pines (*Pinus pinea*) and English Oaks (*Quercus robur*). Port Jackson Pine (*Callitris rhomboidea*) is scattered throughout the hilltop area and mainly on the lower eastern slopes and is likely to be a remnant of the original woodland.

A single Morton Bay Fig (*Ficus macrophylla*) has been planted on the northern lawn to the house and is a rare planting to the Camden area. A large Carob Bean (*Ceratonia siliqua*) is growing within its canopy. Rain forest plantings of two large Lacebarks (*Brachychiton discolor*) 15 and 18 metres in height can be found in the fork near the driveway and Silky Oak (*Grevillea robusta*) planted nearby.

Typical of many larger estate plantings is a wilderness area located close to the homestead which contains a variety of wild hedgerow plants and vines. These create a dense canopy and tangled understorey dominated by species now considered weeds. Wild Olives (*Oleo africana*) dominate the understorey throughout the eastern slope and continuing down to the lower road. Wild Olives (*Oleo africana*) interconnect to create a canopy over the driveway giving the appearance of a gothic landscape. Beneath this canopy is a clipped Cape Plumbago (*Plumbago auriculata*) hedge which competes with weed species and naturalised remnant Century plants (*Agave americana*) and Kaffer Lilies. The garden entry to this area is dominated by a single large Loblolly Pine (*pinus taeda*), Wild Olives (*Oleo africana*) and clipped hedges of Cape Plumbago (*Plumbago auriculata*) and Cape Honeysuckle (*Tecomaria capensis*). Other historic species within this wilderness area include the Chinese Elm (*Ulmus parvifolia*), Jacaranda (*Jacaranda mimosifolia*), Pepper Tree (*Schinus areira*), White Cedar (*Melia azedarach*), Lemon-scented gums (*Eucalyptus citriodora*), Funeral Cypress (*Cupressus funebris*), Cotoneaster (*Contoneaster* sp.), Chinese Hawthorn (*Photinia serratifolia*), and Oleander (*Nerium oleander*). These species



are common to many 19th century landscape schemes in the Camden area. Camelot in particular has almost identical major tree species to Maryland. The eastern driveway is dominated by the emergent plantings of two Bunya Pines (*Araucaria bidwillii*) and a large spreading Lemon Scented Gum (*Eucalyptus citriodora*). The western part of the loop road to the outbuildings and barn continues through the Wild Olive grove and a remnant of the Cumberland Plain woodland. An enormous Eucalypt, possibly a Mana Gum (*Eucalyptus viminalis*) is located on the steep embankment adjacent to the road. On top of the hill beside the outbuildings, Forest Red Gum (*Eucalyptus tereticornis*) remnants of the original woodland compete with a dense understorey of exotics dominated by Wild Olives. A Monterey Pine (*Pinus radiata*) is the dominant ornamental tree in this area and a large leafed Mulberry (*Morus alba*) is also growing in this area. Throughout the ridge area to the south of the homestead associated with outbuildings are further cultural plantings forming important clusters of vegetation. Another Morton Bay Fig (*Ficus macrophylla*) is located in a paddock adjacent to the entry roadway in association with other remnants of cultural plantings. The Lower Road, located above the dam and adjacent to a derelict farm building, contains a significant grove of cultural plantings which includes Hoop Pines (*Araucaria cunninghamii*), a Monterey Pine (*Pinus radiata*), Pepper Trees (*Schinus areira*) and Chinese Elms (*Ulmus parvifolia*) (Camden Significant Tree and Vegetated Landscape Study. 1993. pp131-132)

#### Immediate Garden

There is a large rambling garden of oaks, olives, australian acacias, plumbago hedges, geraniums, and oxalis planted by Thomas Barker Snr. There is also further landscaping on an extensive scale executed by Thomas Barker Jnr.

#### House

The house has been extant on site since c. 1820. The present building was completed by 1859. The colonial estate consists of a large single-storey brick and stone-rubble homestead with cellars, built with two fronts. It includes associated outbuildings

#### Exterior

The exterior is plastered in imitation of ashlar and sandstone quoins (painted). There are flagged verandahs with turned timber posts to north and east fronts, separate galvanised iron roofs to the house and verandahs, and sandstone Gothic chimney shafts. The shuttered French doors to the east-facing reception rooms have single panes of glass above and panels below. There are also margin bars glazed to the floor in the bedrooms on the north or entrance façade.

#### Interiors

There is a large vestibule with a flagged floor of exceptional quality and a flagged central corridor with skylights. The joinery has been painted throughout. Other details include four panel doors, black/grey marble and painted timber with paterae in bedrooms.

#### Outbuildings

Kitchen and offices are traditionally believed to predate the house. There are two Gothic sandstone lodges (one altered c.1960), a stone rubble winery, a fine stone stable with loft, a stone barn (re-roofed) and a stone and brick manager's cottage.

#### **Physical Condition and/or Archaeological Potential:**

The general layout is well maintained but some overgrown areas need attention. Some thinning and replanting is necessary. The archaeological potential is high regarding remnants of the previous house on the site, thought to be dated c.1820. **Date Condition Updated:** 29 Jul 03

<b>Modifications and Dates:</b>	During 1859 , major developments were undertaken when Thomas Barker converted 280 hectares of the original 1,200 hectares to grazing and agricultural land. Between 1920 and 1940, Thomas Barker Jnr undertook major works to extend the original gardens and made 10 hectares of the original grant into a grass-like park land. One of the two Gothic sandstone lodges was altered c.1960 It is uncertain when the present house at Maryland was built. The farm would have supported some form of dwelling from at least the 1820s, possibly similar to its neighbour Denbigh, which was built of framed construction with brick nogged and weatherboard. The only record of building activity on the property so far found is contained in a letter to Thomas Barker from his agent/manager, Clements Lestir, c. 1849. Lestir's letter indicated a small verandahed house, with a detached kitchen and small shed, and noted that it was being rented out. The letter also mentioned costs for repairs, including an order for 3000 bricks. It is unclear whether this letter implies that the original house Nonorrah was of full brick construction or whether the bricks were to be used only for paving or chimneys. If this little house mentioned here was on the hill-top, it must have been demolished and replaced by the present house. Some of the rear sections of the present house are believed to be part of an earlier dwelling.
<b>Further Information:</b>	The architectural quality of the house and outbuildings in association with the quality of the surrounding countryside/landscape justifies the inclusion of a large curtilage with this classification.
<b>Current Use:</b>	Working farm
<b>Former Use:</b>	Working farm.

## History

<b>Historical Notes:</b>	<p>Maryland is situated on land granted to John Dickson, an engineer and manufacturer, in 1815. John Dickson named this 1,200 hectare grant, "Nonorrah". It is thought that Dickson built a hill-top house on the property by the 1820s that was later demolished to make way for the present residence.</p> <p>Thomas Barker was apprenticed to John Dickson and in 1823 married Dickson's niece, Joanna, daughter of James and Helen Dickson of Bringelly.</p> <p>Both John Dickson and Thomas Barker established profitable milling businesses but in 1833 Dickson sold his business and returned to England, instructing his agent Matthew Dysart Hunter to sell his holdings in 1838. These were Nonorrah, Netherbyres, Orielton, Moorefield and Eastwood.</p> <p>Just when Barker came to control Nonorrah is unclear. There is an unsubstantiated story that Nonorrah was a wedding gift to Thomas and Joanna. However recent research indicates that Thomas Barker purchased the homestead as part of the Nonorrah estates in 1854 (Don Gapes, Land Titles Office, June 1999).</p> <p>Either way, Thomas Barker was certainly managing both Nonorrah and Orielton in 1834 and his name is marked on an old parish map on both the Netherbyres grant (App 1833) and Oran Park (App 1834). Barker had a keen interest in gardening. A list of plants despatched to Barker from the Botanic Gardens in 1832 indicates a more than usual interest in ornamental plants including 50 vine cuttings.</p> <p>Joanna Barker died in 1851 and Thomas married Katherine Heath Grey in 1857. By 1870 Thomas Barker was known as "one of the chief patrons of gardening".</p>
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After the 1859 sale of his Sydney property on Woolloomooloo Hill, Roslyn Hall, Barker shifted his gardening efforts to Nonorrah, which he renamed "Maryland". Authors of an article in the Horticultural Magazine and Gardeners' and Amateurs' Calendar, describe Maryland as covering an area of seven hundred acres of fine grazing and agricultural land.

The major development of the Maryland estate was undertaken after Barker took up residence there. There were entrance lodges to the property, both on the Bringelly and the Cobbitty sides of the estate. The main house stood on a hill, offering a prospect admired for its pool of water, its "peacefully browsing" cattle and its enclosures planted with pines. Gardens and 8.5 hectares of vineyards are situated on the slopes surrounding the house, and are bounded by a strong fence with two sets of gates. The orchards and kitchen gardens are on the eastern slope and there are also plantations of ornamental trees. Katherine Barker was responsible for many of the decorative gardens that were located close to the house, including margins of the whole of the carriage drive and other walkways between the vineyards and pleasure grounds.

Thomas Barker died in 1875 and Maryland was inherited by his son, Thomas Charles Barker (1860 - 1940), who extended the gardens. The impressive park-like landscape seen from the Northern Road is attributed to his stewardship. Thomas Barker Jnr's wife, Emily Macarthur, also grew up on a property known for its prominent garden, Chisholm of Gledswood, Narellan. Both gardens were romanticised by Hardy Wilson. The Maryland garden has been directly linked to Hardy Wilson's description in "On the Cowpasture Road".

Mayland was sold in 1940 to the parents of the current owners, Misses Elizabeth and Annette Thomson. At that stage the view to the north of the house was blocked by a dense plantation of trees adjacent to the upper drive beside the house where the slope fell away rapidly. The Thomsons thinned the northerly plantation and extended with infill the platform upon which the homestead was situated. An aerial photograph from 1947 indicates that there were fenced plantations of trees along a drive which was now south of the earlier entrance marked with a gatelodge on Northern Road. The landscape surrounding the hilltop homestead still had clearly defined areas of pleasure grounds. The former kitchen garden, orchard and plantings of trees appear to define the perimeters of the vineyard areas.

**Historic Themes**

Australian Theme (abbrev)	New South Wales Theme	Local Theme
3. Economy - Developing local, regional and national economies	Agriculture - Activities relating to the cultivation and rearing of plant and animal species, usually for commercial purposes, can include aquaculture	Clearing land for farming -
3. Economy - Developing local, regional and national economies	Agriculture - Activities relating to the cultivation and rearing of plant and animal species, usually for commercial purposes, can include aquaculture	Growing vines and maintaining vineyards -
3. Economy - Developing local, regional and national economies	Agriculture - Activities relating to the cultivation and rearing of plant and animal species, usually for commercial purposes, can include aquaculture	Orcharding -

3. Economy - Developing local, regional and national economies	Environment - cultural landscape - Activities associated with the interactions between humans, human societies and the shaping of their physical surroundings	Landscapes of cultural and natural interaction -
4. Settlement - Building settlements, towns and cities	Accommodation - Activities associated with the provision of accommodation, and particular types of accommodation – does not include architectural styles – use the theme of Creative Endeavour for such activities.	Country Villa -
9. Phases of Life - Marking the phases of life	Persons - Activities of, and associations with, identifiable individuals, families and communal groups	Associations with Hardy Wilson, architect -

### Assessment of Significance

- SHR Criteria a)**  
[Historical Significance] Maryland is important to NSW's cultural history because of its role as a early model of garden design and European planing practices within NSW. Its garden was singled out by Hardy Wilson in his studies of early Australian homesteads.
- (b) Maryland Estate is a prominent site in the local area and was in ownership of the Barker family from 1854 - 1940 with close links dating back to 1823. Maryland has direct association with the Macarthur Chisholms of 'Gledswood' and has a strong inter-relationship with Hardie Wilson who romanticised Maryland in "On the Cowpasture Road" with direct links to the property. Thomas Barker Jnr was later to design the gardens at Marylands to emulated Wilson's ideal.
- SHR Criteria c)**  
[Aesthetic Significance] Maryland is significant for its high degree of creative landscape design in its vineyards and gardens. These have been consciously organised according to the particularities of its local climate. It offers an important early example of the "summit" model of homestead landscaping.
- SHR Criteria d)**  
[Social Significance] Maryland is significant in the locality for occupying a prominent hilltop location, forming an important local reference point.
- SHR Criteria e)**  
[Research Potential] Maryland offers important research potential because it provides extensive and partially intact evidence of early estate layout. Thomas Barker's mid-nineteenth century landscape design includes an outstanding group of dairy and winery outbuildings and gatehouses. The remnant vineyard fields and other remnant functional and ornamental plantings offer potential for archaeological research into mid-nineteenth century gardens within the Cumberland Plains area.
- SHR Criteria f)**  
[Rarity] Maryland is a rare example of a major mid-nineteenth century rural estate which survives as a working farm incorporating original remnants of its nineteenth century gardens and landscaping.
- SHR Criteria g)**  
[Representitiveness] Maryland is highly representative of early Cumberland County settlements. More generally it is representative of rural landscapes in the English landscape tradition.
- Integrity/Intactness:** Maryland's house and outbuildings retain much of their nineteenth century architectural integrity. Mayland's landscape qualities include a park-like setting and important remnants of nineteenth century gardens.
- Assessment Criteria** Items are assessed against the  [State Heritage Register \(SHR\) Criteria](#) to determine the level of significance. Refer to the Listings below for the level of

statutory protection.

### Recommended Management

Ensure immediate listing on State Heritage Register of whole remaining estate area.

The whole remaining estate should be conserved as a cultural landscape including its historic fabric (including the outlying gatehouse and dairy group), layout (including the former entry drive to the north) and visual dominance of the hilltop homestead and garden composition from the Northern Road.

Retain the existing zoning for the remaining estate.

Consider providing appropriate incentives (at both local, State and Federal government levels) to assist in the responsible ongoing custodial management of the estate.

### Listings

Heritage Listing	Listing Title	Listing Number	Gazette Date	Gazette Number	Gazette Page
<i>Heritage Act - Under consideration for SHR/IHO listing</i>			23 Aug 01		
<i>Local Environmental Plan</i>		0048	21 Feb 92	026	1143
<i>National Trust of Australia register</i>		8893	21 Oct 80		
<i>Register of the National Estate</i>			12 Mar 78		

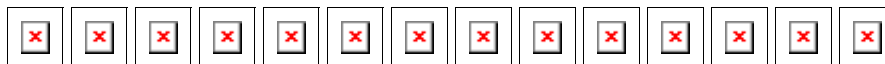
### Study Details

Title	Year	Number	Author	Inspected by	Guidelines Used
Colonial Landscapes of the Cumberland Plain and Camden, NSW	2000	4.12	NSW Heritage Office	National Trust of Australia	Yes

### References, Internet links & Images

Type	Author	Year	Title	Internet Links
Other		1832	Royal Botanic Gardens 'Plants Sent Out'.	
Written		1870	Horticultural Magazine and Gardeners' and Amateurs' Calendar - Vol. VII	
Written	Colleen Morris & Geoffrey Britton	2000	Colonial Landscapes of the Cumberland Plain and Camden, NSW	
Written	James Broadbent	1982	"Maryland", Historic Homesteads	

Note: Internet links may be to web pages, documents or images.



(Click on Thumbnail for Full Size Image and Image Details)

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### Data Source

The information for this entry comes from the following source:

**Name:** Heritage Office

**Database Number:** 5051539

**File Number:** H02/00080

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# Camden Council

<b>Item Name</b> <b>Teen Ranch</b>	<b>SHI Number</b> <b>1280037</b>
<b>Other Names/s</b> Pomare Grove	<b>Study Number</b>
<b>Group Name</b>	<b>Local Government Area/s</b>
<b>Location</b> 352 - 356 Cobbitty Road Cobbitty 2570	Camden
<b>Corner location</b>	<b>Assessed Significance</b> <b>Local</b>

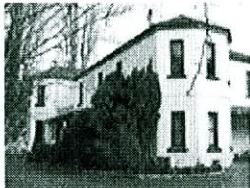
<b>Item Type</b> Area/Complex/Group	<b>Statement of Significance</b>  One of the Hassall houses in the Cobbitty area.
<b>Sub Type</b> Other - Recreation & Entertainment <b>State Theme/s</b>	
<b>Study Theme/s</b>	
<b>Property description</b> 1800.1750 & 1800.1790 LOTS 1 DP 202814 & LOT 2 DP 235180	
<b>Owner</b> Private - Individual	
<b>Current Use</b> Religious recreational camp grounds.	
<b>Former Use</b> Residential	

<b>Years</b> Circa No	<b>Physical Description</b>  Originally a two storey symmetrical house now considerably altered with the addition of two bay window blocks. The painted ashlar facade is punctuated with timber double hung windows. The hipped roof is tiled with chimneys. The rear of the building has been modified with the new addition clad in weatherboard.
<b>Designer</b>	
<b>Builder</b>	
<b>Physical Condition and/or Archaeological Potential</b> Teen Ranch is in good condition.	It is situated next door to the Cobbitty Church grounds in a fine setting sloping down to the Nepean River with Camden in the background.
<b>Modification Dates</b>	

<b>Further Information</b>	<b>Historical Notes</b>  The original core is thought to have been built by one of the sons of Rowland Hassall. It is now used by the Church for accommodating visiting children.
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# Camden Council

<b>Item Name</b>	<b>Teen Ranch</b>	<b>SHI Number</b>	<b>1280037</b>
<b>Other Names/s</b>	Pomare Grove	<b>Study Number</b>	
<b>Group Name</b>		<b>Assessed Significance</b>	<b>Local</b>
<b>Location</b>	352 - 356 Cobbitty Road Cobbitty 2570	<b>Local Government Area/s</b>	Camden
<b>Corner location</b>			

<p><b>Images</b></p> <div style="text-align: center;">  </div> <p><b>Caption</b> East Facade of Homestead</p> <p><b>Copyright:</b> Tropman &amp; Tropman Architects  <b>Image by:</b> Tropman &amp; Tropman Architects  <b>Date:</b> 16/07/2002  <b>Number:</b></p>	<p><b>Listings</b></p> <table style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="text-align: left;">Name</th> <th style="text-align: right;">Number</th> <th style="text-align: right;">Date</th> </tr> </thead> <tbody> <tr> <td>Local Environmental Plan</td> <td style="text-align: right;">48</td> <td style="text-align: right;">21/02/20</td> </tr> </tbody> </table> <p><b>References</b></p> <p><b>Studies</b></p> <table style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="text-align: left;">Author</th> <th style="text-align: left;">Title</th> <th style="text-align: right;">Number</th> <th style="text-align: right;">Year</th> </tr> </thead> <tbody> <tr> <td>JRC Planning Services</td> <td>Macarthur Region Heritage Study</td> <td></td> <td style="text-align: right;">1986</td> </tr> <tr> <td>Proudfoot, Helen</td> <td>Survey and Report 19th Century Build</td> <td></td> <td></td> </tr> </tbody> </table>	Name	Number	Date	Local Environmental Plan	48	21/02/20	Author	Title	Number	Year	JRC Planning Services	Macarthur Region Heritage Study		1986	Proudfoot, Helen	Survey and Report 19th Century Build		
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<p><b>Assessment Degree Criteria</b></p> <p><b>Rarity</b></p> <p><b>Representative</b></p> <p><b>Intactness / Integrity</b>          Teen Ranch retains good integrity and intactness.</p> <p><b>Recommended management</b> Conserve and maintain significant fabric, landscape and views and vistas to and from Camden town (especially St John's church).</p>	<p><b>Assessment Criteria</b></p> <p><b>Historical Significance</b></p> <p><b>Aesthetic Significance</b></p> <p><b>Social Significance</b></p> <p><b>Technical/ Research Significance</b></p>
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# Camden Council

<b>Item Name</b>	<b>Teen Ranch</b>	<b>SHI Number</b>	<b>1280037</b>
<b>Other Names/s</b>	Pomare Grove	<b>Study Number</b>	
<b>Group Name</b>		<b>Local Government Area/s</b>	
<b>Location</b>	352 - 356 Cobbitty Road Cobbitty 2570	Camden	
<b>Corner location</b>		<b>Assessed Significance</b>	<b>Local</b>



# Camden Council

<b>Item Name</b> <b>St Pauls Church/Heber Chapel</b>	<b>SHI Number</b> <b>1280036</b>
<b>Other Names/s</b>	<b>Study Number</b>
<b>Group Name</b>	<b>Local Government Area/s</b>
<b>Location</b> 330 Cobbitty Road Cobbitty 2570	Camden
<b>Corner location</b>	<b>Assessed Significance</b> <b>State</b>


<b>Item Type</b> Built	<b>Statement of Significance</b>  The Church and Chapel are centrally located in the Cobbitty Village and are landmark structures along Cobbitty Road. The Church in particular is a distinctive landmark from many vantage points in the district and from the air. Both the Church and Chapel are fine structures and the cemetery is a fine representative nineteenth century burial ground. They are significant together and individually and have a strong relationship with the village and the broader district. (Davies 2001: 39)
<b>Sub Type</b> Chapel	
<b>State Theme/s</b>	
<b>Study Theme/s</b>	
<b>Property description</b> 1800.1680 LOT 101 DP 738007	
<b>Owner</b> Religious Organisation	
<b>Current Use</b> Church	
<b>Former Use</b> Church	

<b>Years</b> 1840      1842 <b>Circa</b> No	<b>Physical Description</b>  Church: A stone Church built to a cruciform plan with a tower and stone spire at the western end, arched stained glass windows and a tile roof. The interior woodwork is in good condition and the box pews have been returned. It stands in a fine setting with mature trees and fine stone monuments.  Church Cemetery: An early cemetery dating to c.1827 in a picturesque setting.  Heber Chapel: Simple brick Chapel with brick chimneys, small panelled windows and a small timber portico. It contains the original chancel niche and cedar joinery.  Church Hall: A plain weatherboard building with a corrugated iron gable roof and decorative timber bargeboards. The hall is distinguished by the decorative front porch similar to the porch on the Holy Innocents Church, Rossmore.
<b>Designer</b> John Verge and John Bibb	
<b>Builder</b> Sheridan & Taylor	
<b>Physical Condition and/or Archaeological Potential</b> The buildings and cemetery are in good condition.	

<b>Modification Dates</b> 1880: Major alteration to the church with the addition of a new vestry (Davies 2001: 23) 1926: New Porch over the main entrance of the church (Davies 2001: 23) 1942: Porch to the south of the church was added 1993: Restoration of the chapel was	<b>Historical Notes</b>  Church: St Pauls was designed by John Verge and John Bibb. The foundation stone was laid in 1840 and the Church was completed in 1842. The porch to the south was added in 1942.  Heber Chapel: The Chapel was built in 1827 for Rev Thomas Hassall and became the centre of his extensive Parish. It was dedicated in 1828 by Samuel Marsden and named after Bishop Heber of Calcutta, a famous hymn writer whose diocese included Australia.
<b>Further Information</b> The churchyard and the setting of the Heber Chapel, Church and Rectory are distinguished by mature trees including hoop pines, a phoenix canariensis palm tree and jacaranda trees with bushland and the Nepean River behind. The trees and the spaces between the buildings should be retained.	

# Camden Council

<b>Item Name</b> <b>St Pauls Church/Heber Chapel</b>	<b>SHI Number</b> <b>1280036</b>
<b>Other Names/s</b>	<b>Study Number</b>
<b>Group Name</b>	<b>Local Government Area/s</b>
<b>Location</b> 330 Cobbitty Road Cobbitty 2570	Camden
<b>Corner location</b>	<b>Assessed Significance</b> <b>State</b>

<p><b>Images</b></p>  <p><b>Caption</b>      St Pauls Church - View from driveway entrance off Cobbitty Road</p> <p><b>Copyright:</b>      Tropman &amp; Tropman Architects  <b>Image by:</b>      Tropman &amp; Tropman Architects  <b>Date:</b>      13/06/2002  <b>Number:</b></p>	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td colspan="4"><b>Listings</b></td> </tr> <tr> <td style="width: 70%;"><b>Name</b></td> <td style="width: 15%;"><b>Number</b></td> <td colspan="2"><b>Date</b></td> </tr> <tr> <td>Local Environmental Plan</td> <td>48</td> <td colspan="2">21/02/20</td> </tr> <tr> <td colspan="4"><b>References</b></td> </tr> <tr> <td><b>Author</b></td> <td><b>Title</b></td> <td colspan="2"><b>Year</b></td> </tr> <tr> <td>Australian Heritage Commission</td> <td>National Estate Database</td> <td colspan="2">1</td> </tr> <tr> <td colspan="4"><b>Studies</b></td> </tr> <tr> <td><b>Author</b></td> <td><b>Title</b></td> <td><b>Number</b></td> <td><b>Year</b></td> </tr> <tr> <td>Proudfoot, Helen</td> <td>Survey and Report 19th Century Build</td> <td></td> <td></td> </tr> <tr> <td>JRC Planning Services</td> <td>Macarthur Region Heritage Study</td> <td></td> <td>1986</td> </tr> <tr> <td>Paul Davies Pty Ltd</td> <td>St Paul's Anglican Church &amp; Heber C</td> <td></td> <td></td> </tr> </table>	<b>Listings</b>				<b>Name</b>	<b>Number</b>	<b>Date</b>		Local Environmental Plan	48	21/02/20		<b>References</b>				<b>Author</b>	<b>Title</b>	<b>Year</b>		Australian Heritage Commission	National Estate Database	1		<b>Studies</b>				<b>Author</b>	<b>Title</b>	<b>Number</b>	<b>Year</b>	Proudfoot, Helen	Survey and Report 19th Century Build			JRC Planning Services	Macarthur Region Heritage Study		1986	Paul Davies Pty Ltd	St Paul's Anglican Church & Heber C		
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<p><b>Assessment Degree Criteria</b></p> <p><b>Rarity</b>      The 1827 Heber Chapel is considered to be extremely rare and is one of a small group of similar buildings erected by Thomas Hassall during the early years of his ministry.</p> <p><b>Representative</b>      The 1840 Church and Heber Chapel are representative of church buildings of their period, using traditional forms and design features. The buildings are part of a small group of surviving buildings from the first period of settlement</p> <p><b>Intactness / Integrity</b></p> <p style="padding-left: 20px;">The site and buildings retain good integrity and intactness.</p> <p><b>Recommended management</b>      Conserve and maintain significant fabric and landscape.</p>	<p><b>Assessment Criteria</b></p> <p><b>Historical Significance</b>      The place has been a centre of local education for a significant portion of its life and has formed a vital part of the social life of the area. (Davies 2001: 44)</p> <p style="padding-left: 20px;">The Church is a good example of ecclesiastical work of John Verge, in a prominent setting related to a major road in the district and is the only such known example to have survived intact. (Davies: 44)</p> <p><b>Aesthetic Significance</b></p> <p style="padding-left: 20px;">The Church has high aesthetic value for its fine stonework and dominant form in the area.</p> <p style="padding-left: 20px;">The Heber Chapel has high aesthetic value as a simple rustic rural church building, typical of the period.</p> <p style="padding-left: 20px;">The cemetery has high aesthetic value for its fine collection of predominantly</p> <p><b>Social Significance</b></p> <p style="padding-left: 20px;">The 1840 Church, Heber Chapel and cemetery have high spiritual and social value in the local community. This has varied over its history for a range of reasons, but the church buildings have always been the focus of Anglican spiritual life in the Cobbitty district. The cemetery has occupied similar focus in the bereavement practices of the area. (Davies 2001: 46)</p> <p style="padding-left: 20px;">The original school provided basic educational and social needs for children in</p> <p><b>Technical/ Research Significance</b></p> <p style="padding-left: 20px;">The 1827 and 1840 fabric provides opportunities to study and research construction techniques and the various difficulties of timber and masonry building fabric of the late-Colonial period. (Davies 2001:45)</p>
--	--



# Camden Council

Item Name	<b>St Pauls Church/Heber Chapel</b>	SHI Number	<b>1280036</b>
Other Names/s		Study Number	
Group Name		Local Government Area/s	
Location	330 Cobbitty Road Cobbitty 2570	Camden	
Corner location		Assessed Significance	<b>State</b>




# Camden Council

<b>Item Name</b> <b>St Pauls Rectory</b>		SHI Number <b>1280035</b>
<b>Other Names/s</b>		Study Number
<b>Group Name</b>		<b>Local Government Area/s</b>
<b>Location</b> 335 Cobbitty Road Cobbitty 2570		Camden
<b>Corner location</b>		Assessed Significance <b>State</b>
<b>Item Type</b> Built  <b>Sub Type</b> Presbytery/Rectory/ Vicarage/Man <b>State Theme/s</b>  <b>Study Theme/s</b>	<b>Statement of Significance</b>  Early rectory built in 1870 and still in use today.  The rustic simplicity and eccentric charm of the Rectory combine to make it an unusual example of a residential building of the time. (Davies 2001:48)	
<b>Property description</b> 1800.1680 LOT 1 DP 562336  <b>Owner</b> Religious Organisation  <b>Current Use</b> Rectory  <b>Former Use</b> Rectory	<b>Physical Description</b>  A two storey picturesque stone Rectory with a steeply pitched slate roof, stone chimney, rusticated quoins, dormer windows, carved barge boards on the gables, double hung windows, french doors with timber shutters, and interior cedar joinery. It has a stoned paved timber posted verandah on the southern side with an entrance door of timber with a highlight window.  The rectory has a circular drive with an early stone entrance fence on the southern entrance, and a timber gate at the northern entrance. The site also contains some mature trees, including pine trees.	
<b>Years</b> 1869      1871 <b>Circa</b> No  <b>Designer</b> G. A. Mansfield  <b>Builder</b>  <b>Physical Condition and/or Archaeological Potential</b> The rectory is in good condition.  <b>Modification Dates</b> The rectory has a brick and weatherboard addition with a corrugated iron gable roof on the north elevation.  A small verandah on the north-east elevation was added in 1882.  <b>Further Information</b>	<b>Historical Notes</b>  Built in 1870, two years after the death of Rev Thomas Hassall when Denbigh was no longer available as a Rectory. It was designed by architect G A Mansfield who also designed St Helens Park. A small verandah on the north east elevation was added in 1882.	

# Camden Council

<b>Item Name</b>	<b>St Pauls Rectory</b>	<b>SHI Number</b>	<b>1280035</b>
<b>Other Names/s</b>		<b>Study Number</b>	
<b>Group Name</b>		<b>Local Government Area/s</b>	Camden
<b>Location</b>	335 Cobbitty Road Cobbitty 2570	<b>Assessed Significance</b>	<b>State</b>
<b>Corner location</b>			

<b>Images</b>    <b>Caption</b> Front and side elevation  <b>Copyright:</b> Tropman & Tropman Architects <b>Image by:</b> Tropman & Tropman Architects <b>Date:</b> 13/06/2002 <b>Number:</b>	<b>Listings</b> <table border="1"> <thead> <tr> <th>Name</th> <th>Number</th> <th>Date</th> </tr> </thead> <tbody> <tr> <td>Local Environmental Plan</td> <td>48</td> <td>21/02/20</td> </tr> </tbody> </table>	Name	Number	Date	Local Environmental Plan	48	21/02/20									
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<b>Assessment Degree Criteria</b>  <b>Rarity</b> Considered to be quite rare as few residences of the period have survived in the village of Cobbitty.  <b>Representative</b> The Rectory is an excellent representative example of early stone construction in an important precinct and is a fine example of the Gothic Picturesque style combined with the 'cottage ornee'. (Davies 2001: 47)  <b>Intactness / Integrity</b> <p>The rectory retains good integrity and intactness.</p>	<b>Assessment Criteria</b>  <b>Historical Significance</b> The Rectory was used continuously as a rectory from 1871 to 1996 and is now the residence of the Assistant Minister. It has been associated with all of the rectors since that time and is particularly associated with the second incumbent Rev. A. W. Pain who instigated the construction. (Davies 2001: 45)  <b>Aesthetic Significance</b> The Rectory occupies a key location in the township both in relation to the Church and Heber Chapel and in the main street. It is one of the most distinctive early residential buildings in the area and demonstrates the use of materials and design elements of the late Victorian period and particularly of the Gothic Picturesque style in a residential setting. (Davies 2001: 45)  <b>Social Significance</b> Due to the continued connection with the Church and Heber Chapel, the Rectory is of local spiritual and social value in the local community.  <p>The relationship between the Church and rectory grounds appears to be unaltered and does much to enhance the rustic village atmosphere of Cobbitty. (Davies 2001: 38)</p>
<b>Recommended management</b> Conserve and maintain significant fabric and landscape.	<b>Technical/ Research Significance</b> The fabric from the 1870's and 1880's provides opportunities to study and research construction techniques and the various difficulties of stonework and building fabric of the late -Victorian period. (Davies 2001: 46)



# Camden Council

Item Name	<b>St Pauls Rectory</b>	SHI Number	<b>1280035</b>
Other Names/s		Study Number	
Group Name		Local Government Area/s	
Location	335 Cobbitty Road Cobbitty 2570	Camden	
Corner location		Assessed Significance	<b>State</b>

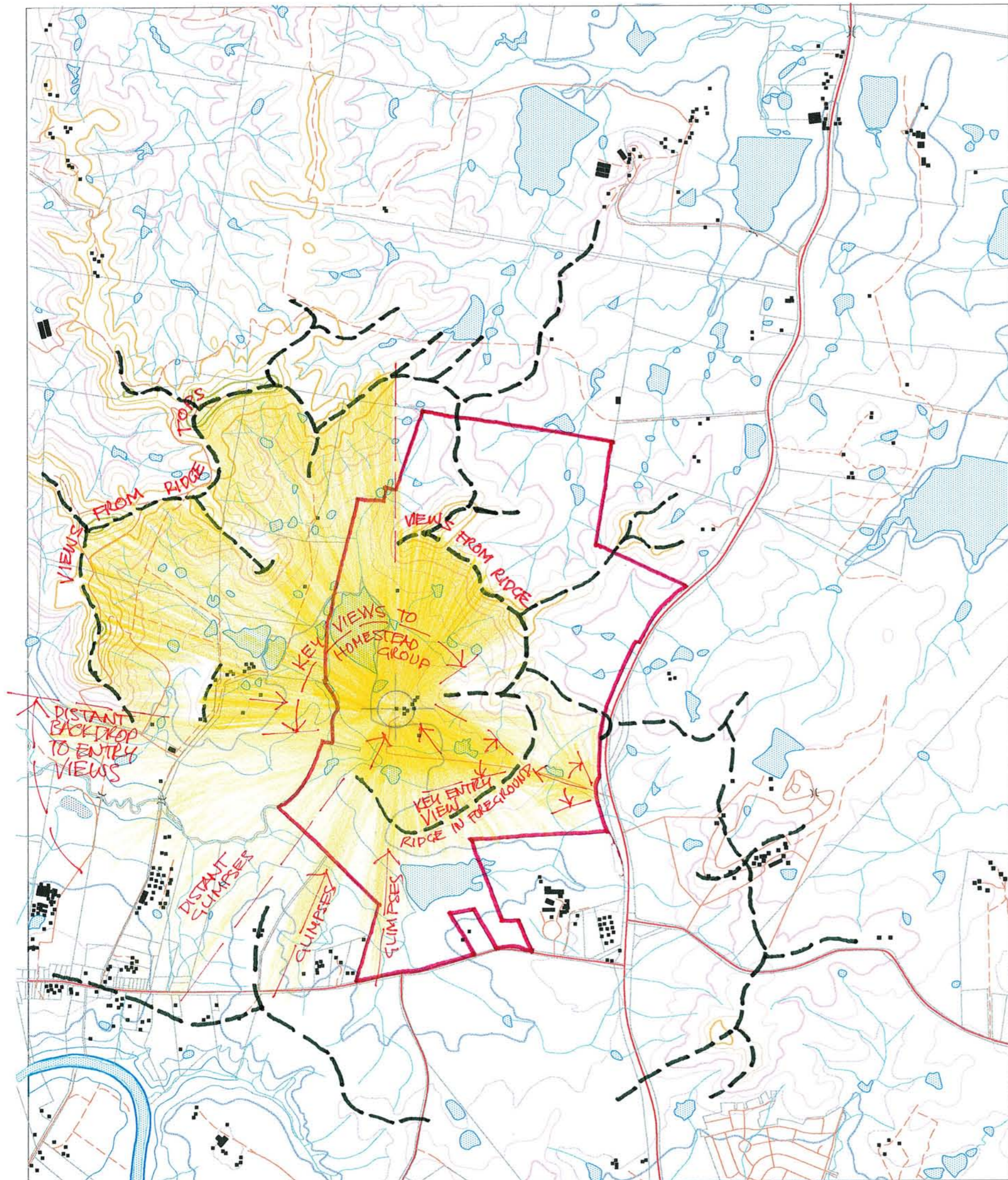


## **Appendix B**

Extract from the Denbigh Curtilage Study, prepared July 2006 by Design 5 Architects, pages 34–35.







KEY:

- MAJOR ROAD
- SECONDARY ROAD
- MINOR ROAD
- BRIDGES
- BUILDINGS
- FIELD BOUNDARIES
- WATER COURSE
- DAM, RIVER, WATER RESERVOIR

CONTOURS

- 40
- 50
- 60
- 70
- 80
- 90
- 100
- 110
- 120
- 130
- 140
- 150
- 160
- 170
- 180



DENBIGH SITE PLAN:  
 IMPORTANT VIEWS TO DENBIGH  
 BASED ON THOSE FROM WITHIN A 100 METRE RADIUS  
 CENTRED ON DENBIGH HOMESTEAD  
 SCALE 1:25,000



Views which plays an exceptional role in setting

Views which play a moderate role in setting






















KEY:



-  MAJOR ROAD
-  SECONDARY ROAD
-  MINOR ROAD
-  BRIDGES
-  BUILDINGS
-  FIELD BOUNDARIES
-  WATER COURSE
-  DAM, RIVER, WATER RESERVOIR

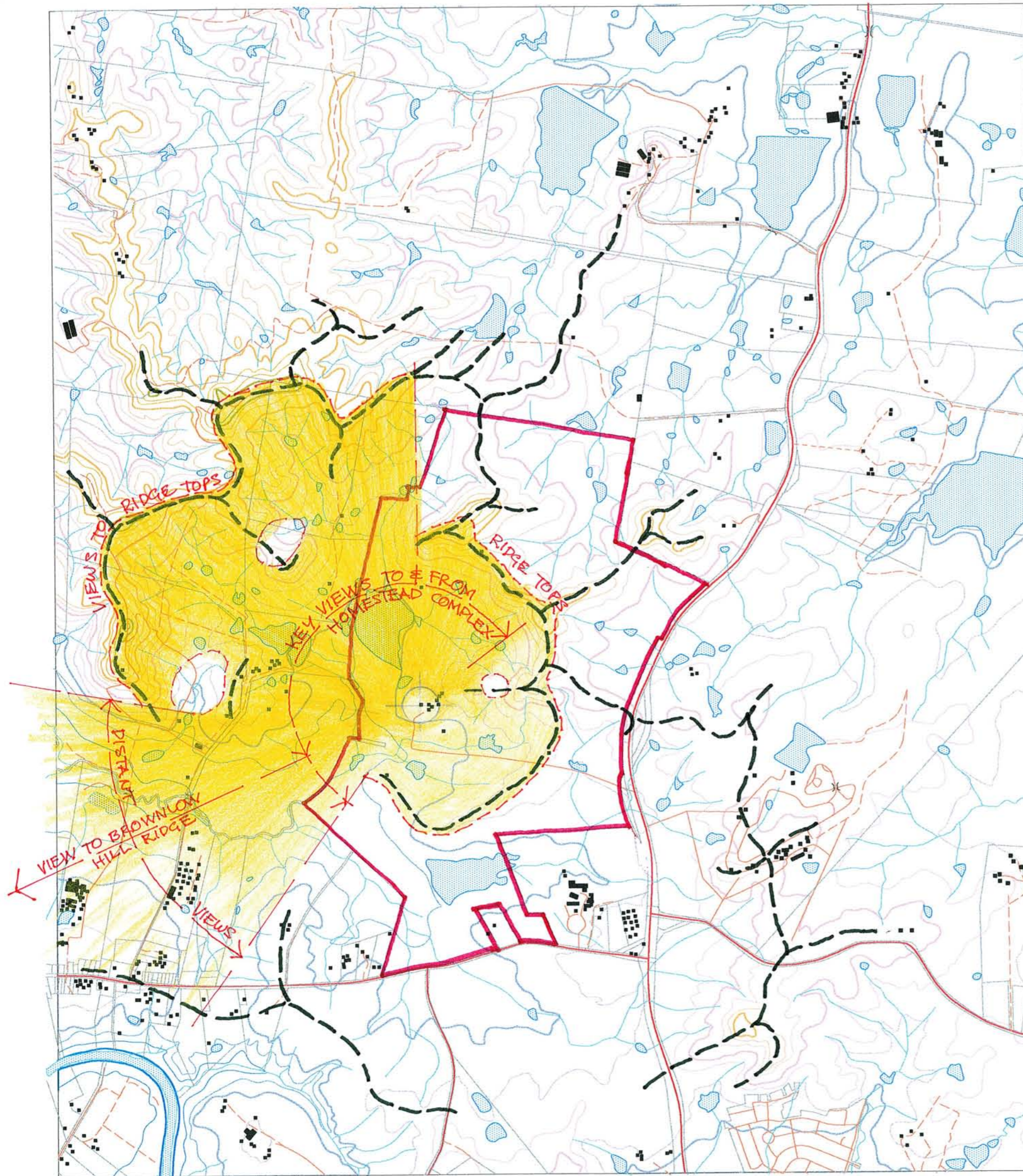
CONTOURS

-  40
-  50
-  60
-  70
-  80
-  90
-  100
-  110
-  120
-  130
-  140
-  150
-  160
-  170
-  180



DENBIGH SITE PLAN:  
 IMPORTANT VIEWS FROM DENBIGH  
 BASED ON THOSE FROM WITHIN A 100 METRE RADIUS  
 CENTRED ON DENBIGH HOMESTEAD  
 SCALE 1:25,000

-  Views which plays an exceptional role in setting
-  Views which play a moderate role in setting









## **Appendix C**

Draft Heritage Planning Provisions taken from the Heritage Report prepared December 2006 by Camden Council



**10. APPENDIX 1: HERITAGE PLANNING PROVISIONS****Heritage objectives**

In relation to heritage, development is to:

- (a) conserve the environmental heritage and cultural significance of the Camden LGA, and
- (b) to conserve the heritage significance of existing significant fabric, relics, settings and views associated with the heritage significance of heritage items and heritage conservation areas, and
- (c) to ensure that archaeological sites and places of Aboriginal Heritage Significance are conserved, and
- (d) to allow for the protection of places which have the potential to have heritage significance but are not identified as heritage items, and
- (e) to ensure that the heritage conservation areas throughout the Camden LGA retain their heritage significance.

**When is consent required?**

- (1) Notwithstanding the development table in the Place Statement and except as provided by sub-clauses (2) and (3) below, the following development may not be carried out, except with consent:
  - (a) demolishing or moving a heritage item or relic, or a building, work, relic, tree or place within a heritage conservation area;
  - (b) altering a heritage item or relic, or a building, work, relic, tree or place within a heritage conservation area by making structural or non-structural changes to its exterior, such as to its detail, fabric, finish or appearance;
  - (c) altering a heritage item or relic by making structural changes to its interior;
  - (d) disturbing or excavating a place of Aboriginal heritage significance or an archaeological site or potential heritage item site while 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;
  - (e) moving the whole or a part of a heritage item, potential heritage item or relic;
  - (f) erecting a building on, or subdividing, land on which a heritage item or relic is located, land that is a potential heritage item site or that is within a heritage conservation area.

**What exceptions are there?**

- (2) Development consent is not required by this clause if:
  - (a) in the opinion of the consent authority:
    - (i) the proposed development is of a minor nature or consists of maintenance of the heritage item, potential heritage item or of a building, work, archaeological site, tree or place within a heritage conservation area; and
    - (ii) the proposed development would not adversely affect the significance of the heritage item, potential heritage item or heritage conservation area; and
  - (b) the proponent has notified the consent authority in writing of the proposed development and the consent authority has advised the applicant in writing before any work is carried out that it is satisfied that the proposed development is excepted by this sub-clause and that development consent is not otherwise required by this plan.

- (3) Development consent is not required by this clause for the following development in a cemetery or burial ground if there will be no disturbance to human remains, to relics in the form of grave goods or to a place of Aboriginal heritage significance:
- (a) the creation of a new grave or monument; or
  - (b) an excavation or disturbance of land for the purpose of carrying out conservation or repair of monuments or grave markers.

**What must be included in assessing a development application?**

- (4) Before granting a consent required by this clause for development relating to a heritage item, the consent authority must consider a report that addresses whether the heritage item has heritage significance and if so, the extent to which the carrying out of the proposed development would affect the heritage significance of the heritage item or heritage conservation area.
- (5) For development affecting heritage items, the report must include a heritage impact statement that addresses at least the following issues (but need not to be limited to assessment of those issues, if the heritage significance concerned involves other issues):
- (a) the heritage significance of the item as part of the environmental heritage of the Camden LGA; and
  - (b) the impact that the proposed development will have on the heritage significance of the item and its setting, including any landscape or horticultural features; and
  - (c) the measures proposed to conserve the heritage significance of the item and its setting; and
  - (d) whether any archaeological site or potential archaeological site would be adversely affected by the proposed development; and
  - (e) the extent to which the carrying out of the proposed development would affect the form of any historic subdivision.
- (6) The consent authority may decline to grant consent unless it has considered a conservation management plan to assist its assessment of the impact of proposed development on the heritage significance of the item and any measures required to conserve the heritage significance of the item and its setting.
- (7) For development that would be carried out in a heritage conservation area, the assessment must include a statement that addresses at least the following issues (but is not to be limited to assessment of those issues, if the heritage significance concerned involves other issues):
- (a) the heritage significance of the heritage conservation area and the contribution which any building, work, relic, tree or place affected by the proposed development makes to this heritage significance; and
  - (b) the impact that the proposed development will have on the heritage significance of the heritage conservation area; and
  - (c) the compatibility of any proposed development with nearby original buildings and the character of the heritage conservation area, taking into account the size, form, scale, orientation, setbacks, materials and detailing of the proposed development; and
  - (d) the measures proposed to conserve the significance of the heritage conservation area and its setting; and
  - (e) whether any landscape or horticultural features will be affected by the proposed development; and
  - (f) whether any archaeological site or potential archaeological site would be affected by the proposed development; and

- (g) the extent to which the carrying out of the proposed development in accordance with the consent would affect any historic subdivision pattern; and
  - (h) the issues raised by any submission received in relation to the proposed development in response to the notification or advertising of the application.
- (8) The consent authority shall not grant consent to a development application for development pursuant to this clause unless:
- (a) it is of the opinion that the proposed development will:
    - (i) satisfy the objectives of the general development provisions relevant to the proposed development;
    - (ii) be consistent with the desired future character of the place and, if relevant, the town; and
    - (iii) comply with the requirements of the general development provisions and the development standards for the place and, if relevant, the design principles for the town, where relevant to the proposed development, and
  - (b) it has considered the environmental, social and economic impacts of the proposed development.

**What are the notification and/or referral requirements for certain heritage matters?**

- (9) Before granting consent for the demolition, defacing or damaging of a heritage item identified as being of State significance, the consent authority must notify the Heritage Council about the application and take into consideration any comments received in response within 28 days after the notice is sent.

**Assessment and protection of potential heritage items**

- (1) Before granting consent for development on the site of a potential heritage item, the consent authority must consider a report that addresses:
- (a) the heritage significance of the potential heritage item; and
  - (b) the extent to which the carrying out of development affects the heritage significance of the potential heritage item.
- (2) If the consent authority is satisfied that the potential heritage item does not have heritage significance, the consent authority (if it is not the Council) must inform the Council of that fact.
- (3) If the assessment identifies that the potential heritage item has sufficient significance to warrant identification as a heritage item, the consent authority shall take the necessary action to add that item to the list of heritage items in the Place Statement.

**What incentives are there for conservation?**

- (1) Notwithstanding the provisions of the Place Statement, the consent authority may grant consent to the use, for any purpose, of a building that is a heritage item or of the land on which such building is erected, if it is satisfied that:
- (a) the proposed use would not adversely affect the heritage significance of the heritage item; and
  - (b) the conservation of the heritage item depends on the granting of the consent.

- (2) When determining an application for consent to erect a building on land on which a heritage item is located, the consent authority may, for the purpose of determining the floor space ratio and number of parking spaces to be provided on-site, exclude the floor space of the heritage item, but only if the Council is satisfied that the conservation of the building depends on the exclusion.

#### **Development affecting places or sites of known or potential Aboriginal heritage significance**

Before granting consent for development that will be carried out on a place of Aboriginal heritage significance or a potential place of Aboriginal heritage significance, or that will be carried out on an archaeological site of a relic of Aboriginal heritage significance, the consent authority must:

- (a) consider a heritage impact statement explaining how the proposed development would affect the conservation of the place or site and any relic known or reasonably likely to be located at the place or site, and
- (b) except where the proposed development is integrated development, notify the local Aboriginal communities (in such way as it thinks appropriate) and the Director-General of the Department of Environment and Conservation of its intention to do so and take into consideration any comments received in response within 28 days after the relevant notice is sent.

#### **Development affecting known or potential archaeological sites of relics of non-Aboriginal heritage significance**

- (1) Before granting consent for development that will be carried out on an archaeological site or a potential archaeological site of a relic that has non-Aboriginal heritage significance (whether or not it is, or has the potential to be, also the site of a relic of Aboriginal heritage significance), the consent authority must:
  - (a) consider a heritage impact statement explaining how the proposed development will affect the conservation of the site and any relic known or reasonably likely to be located at the site, and
  - (b) notify the Heritage Council of its intention to do so and take into consideration any comments received in response within 28 days after the notice is sent.
- (2) This clause does not apply if the proposed development:
  - (a) does not involve disturbance of below-ground deposits and the consent authority is of the opinion that the heritage significance of any above-ground relics would not be adversely affected by the proposed development, or
  - (b) is integrated development for the purposes of the Act.

#### **Development in the vicinity of heritage items or potential heritage items**

- (1) Before granting consent to development in the vicinity of a heritage item or potential heritage item, the consent authority must assess the impact of the proposed development on the heritage significance of the item and its setting and any heritage conservation area within which it is situated.
- (2) This clause extends to development:
  - (a) that may have an impact on the setting of a heritage item or potential heritage item, for example, by affecting a significant view to or from the item or by overshadowing; or



- (b) that may undermine or otherwise cause physical damage to a heritage item; or
  - (c) that will otherwise have any adverse impact on the heritage significance of, or physical damage to, a heritage item, potential heritage item or of any heritage conservation area within which it is situated.
- (3) The consent authority may decline to grant consent unless it has considered a heritage impact statement that will help it assess the impact of the proposed development on the heritage significance, visual curtilage and setting of the heritage item or potential heritage item.
- (4) The heritage impact statement should include, among other matters to be addressed, details of the size, shape and scale of, setbacks for, and the materials to be used in, any proposed buildings or works and details of any modification that would reduce the impact of the proposed development on the heritage significance of the heritage item or potential heritage item.

#### **Protection of significant views and view corridors**

Before granting consent to development that, in the opinion of the consent authority, is likely to have an impact on significant views associated with heritage items or potential heritage items, the consent authority must consider a statement addressing the visual impact of the proposed development, including associated landscaping, on the preservation of significant views.

#### **Development in heritage conservation areas**

- (1) Before granting consent to the erection of a building within a heritage conservation area, the consent authority must be satisfied that the features of the proposed building will be compatible with the heritage significance of the heritage conservation area, having regard to the form of, and materials used in, buildings that contribute to the heritage significance of the heritage conservation area.
- (2) In satisfying itself about those features, the consent authority must have regard to at least the following (but is not to be limited to having regard to those features):
- (a) the pitch and form of the roof (if any), and
  - (b) the style, size, proportion and position of the openings for windows or doors (if any), and
  - (c) the colour, texture, style, size and type of finish of the materials to be used on the exterior of the building.

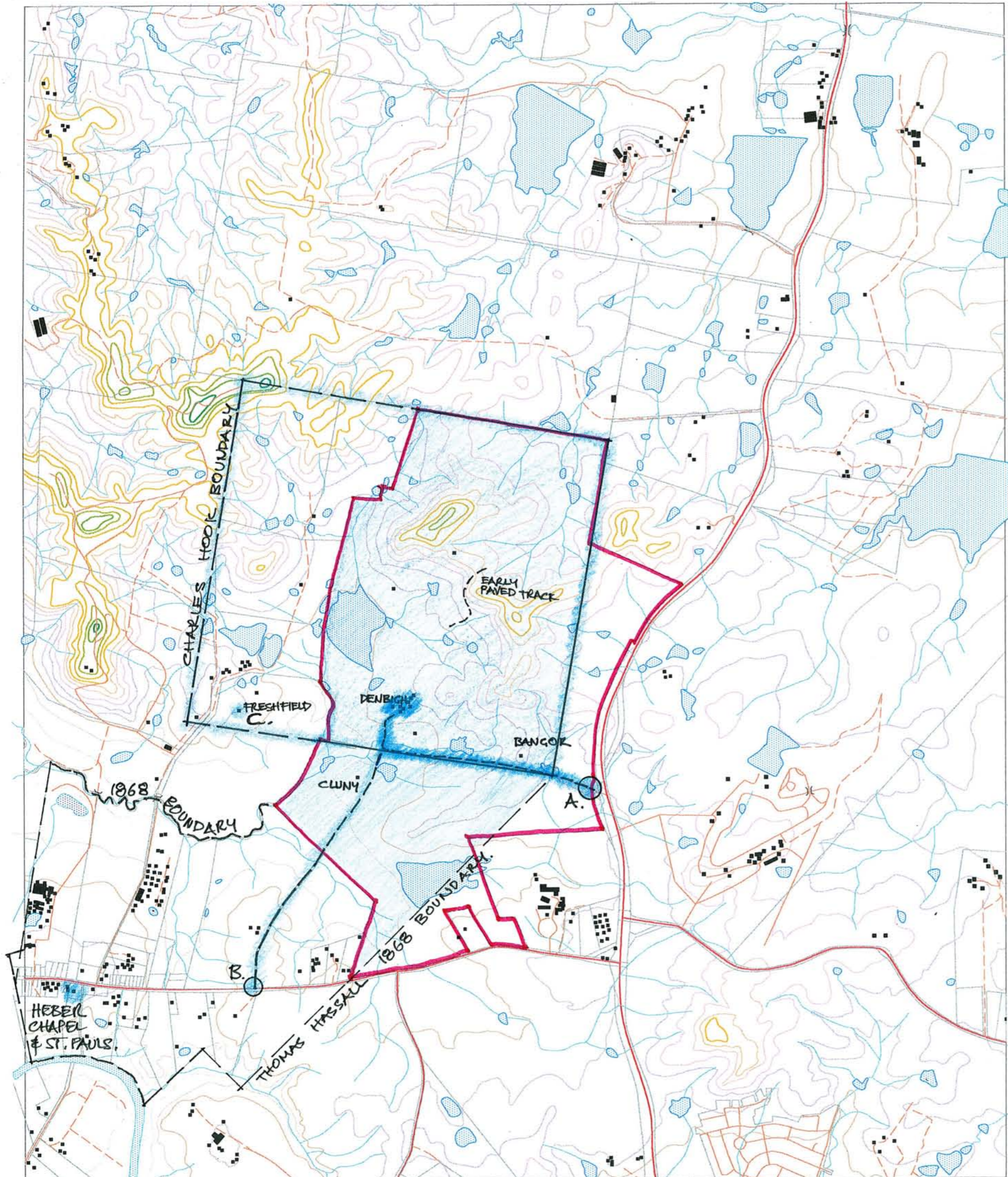


## **Appendix D**

Extract from the Denbigh Curtilage Study, prepared July 2006 by Design 5 Architects, pages 32 and 46.







KEY:

- MAJOR ROAD
- SECONDARY ROAD
- MINOR ROAD
- BRIDGES
- BUILDINGS
- FIELD BOUNDARIES
- WATER COURSE
- DAM, RIVER, WATER RESERVOIR

CONTOURS

- 40
- 50
- 60
- 70
- 80
- 90
- 100
- 110
- 120
- 130
- 140
- 150
- 160
- 170
- 180



DENBIGH SITE PLAN:  
 HISTORICALLY SIGNIFICANT ELEMENTS  
 SCALE 1:25,000

- A. Original Denbigh entrance & drive c.1811
- B. Thomas Hassall entry and drive c.1830
- C. Freshfield House, James Hassall c.1830

- Exceptional
- High
- Moderate



## 5.4.2 Camden Council

Denbigh is considered as an important Heritage Item and Camden Council have expressed concern at the prospect of subdivision unless appropriate measures are introduced to ensure ongoing financial support to retain and conserve the cultural significance of the place and its curtilage. They have expressed their objective of retaining the rural character of the Cobbitty Road area. Another major consideration of Council is its new Natural Assets Policy which identifies endangered or significant flora and fauna and proposes a strategy for managing these in an ecologically sustainable way. Their study has identified the plant communities on the high ridge and other parts of the Denbigh estate as being locally significant.

The policy guidelines propose such areas be retained and protected and if possible strengthened. They also propose a 20 metre wide protection along all water courses. The aim of the policy is to achieve a zero loss of natural assets, and if possible, a gain. The areas identified in the policy are generally within areas identified as significant and recommended for retention. Thus Council's policy reinforces the findings of this present study.

Until Denbigh is entered on the SHR, Camden Council remains the Consent Authority and any proposal for development will require a study similar to that required by the Heritage Office to support the application.

## 5.5 FURTHER RESEARCH AND WORK

As and when the opportunity arises a full Conservation Management Plan should be prepared for the property including the structures. The research prepared for this Curtilage Study can form the basis of such a study.

Any archaeological or other findings or changes on site should be recorded and kept with the information in this report for later reference.

All further work on subdivision or developments at Denbigh should be guided by this Curtilage Study. This includes Master Plans and Development Plans.

For all areas considered for development a Heritage Impact Assessment should be prepared and submitted with applications for approval. Included in these Assessments should be an Aboriginal Heritage Impact Assessment which contains consideration of management options.



View from saddle where quarry road crosses looking south west



Remnant stone paving on road to quarry



