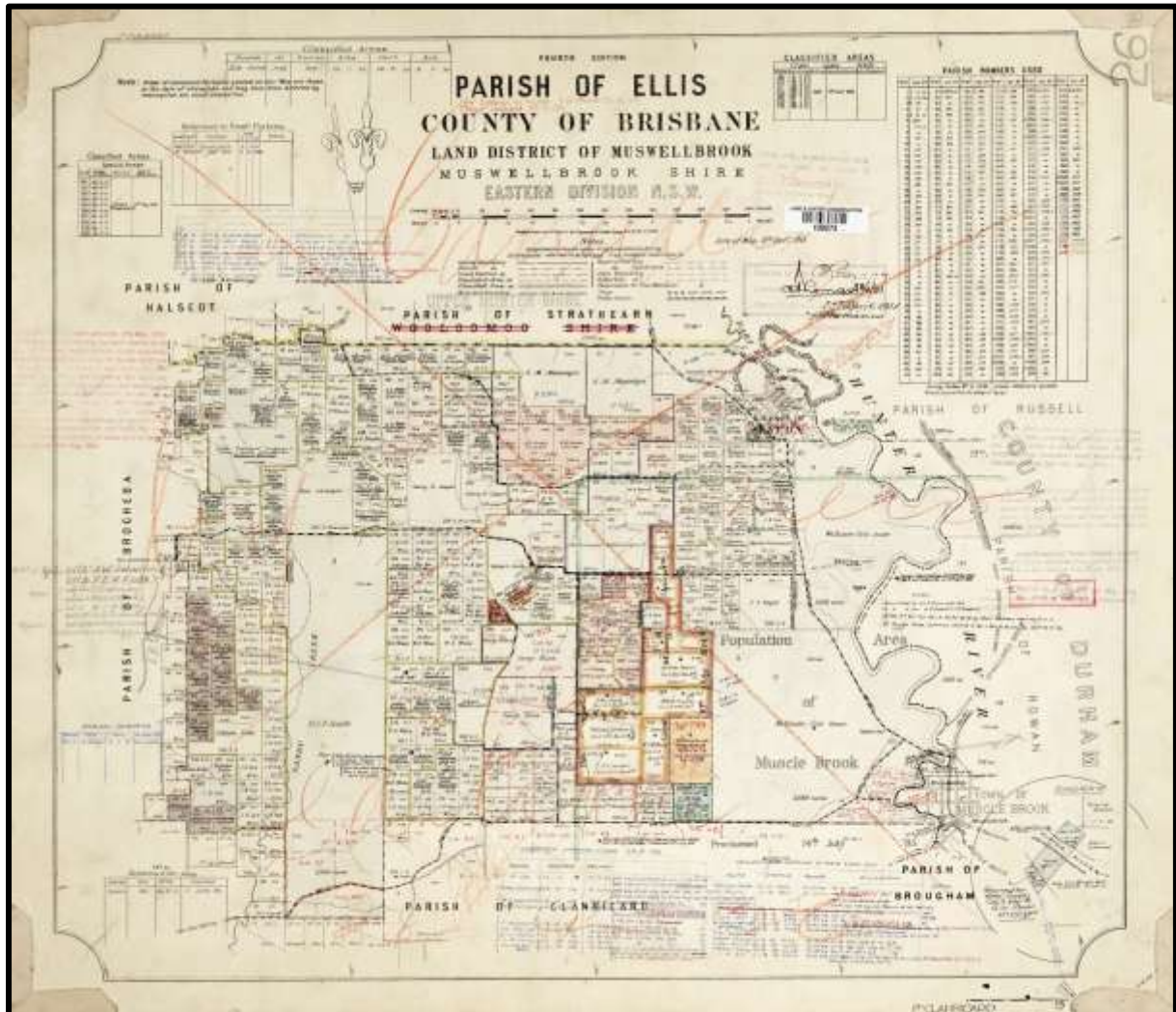


MOUNT PLEASANT

HISTORIC HERITAGE STUDY



for

RIO TINTO COAL AUSTRALIA

by

VERITAS ARCHAEOLOGY & HISTORY SERVICE

1.10.14

Executive Summary

The fieldwork for this report took place over two periods, 2003-4 and 2013-4. This is part of the reason there is a change in style between early plans and later. During the earlier period, the owner occupied many of the sites and some information was obtained from them. This was of great assistance in making sense of how the site operated. The dry period during 2003-4 was a factor that assisted the investigation of archaeological site. There was superior ground visibility.

This report examines 55 sites, the majority of which are within the boundary of RTCA's Mt Pleasant lease. The sites cover a diverse range of types, examples being limekiln, sandstone quarry, coal mine, sheds, stockyards, fences, windmills, hut sites, school site, church site, butter factory, slaughter house, surveyor's mark, farm sites, houses, homesteads and a cemetery. Places range from the 1830s to 1970s.

Each site report follows a similar format. The first part of the report cover location, statutory or non-statutory listing, type of site whether building or archaeological, and if the architect or builder is unknown. The report then looks at the historical information on the site. An effort has been made to concentrate on the history of the site and not deviate and become involved with the people. On reading the report, it will become obvious that some areas could do with further historical research. This has come about, as the information required is not readily available locally. To find the answers would require extensive research in Sydney and elsewhere. The historical evidence is followed by a description of the site, plans and drawings, photographs, themes applicable to the site, heritage criteria applicable, level of significance, type of significance, any archaeological potential, a statement concerning the significance of the site and site management recommendations.

Only two of the sites have State significance being Kayuga Bridge and the Kayuga Cemetery, the rest are of varying degrees of local importance. One site, MP48, the racecourse, polo ground and polocrosse ground could have a case for listing as being of State importance. Ten of the sites have little or intrusive significance at a local level, 18 at moderate and the remaining 29 have high significance at local level. These sites can provide invaluable information on how people lived and constructed their buildings over a varying strata of society.

The site looks at all the evidence that has been collated and makes recommendations for further works. The recommendations vary from in situ conservation to demolish when required. Sites MP1 Broomfield, MP37 Berrywood, MP38 Rosebrook, MP39 Rosebrook Quarry, MP41 Negoa, MP44 scared tree, MP50 Waitoma, MP52 Overdeene and MP53 Kayuga Cemetery are recommended for in situ conservation. Twenty of the sites require no further action; the recording that has been made in this report is sufficient evidence. The rest involve monitoring during demolition, test excavation or full excavation. Any of the sites where further archaeological work has been recommended should be viewed as a data bank for the future and only the sites that will be impacted by ground disturbing works have further work such as excavations.

It is also suggested that any buildings that are to be demolished be offered to the Denman Heritage Village group. This would allow them to preserve building material that has already been recycled in the past.

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Abbreviations

ACP	Additional Conditional Purchase
CL	Conditional Lease
CNA	Coal & Allied Operations Pty Ltd
CP	Conditional Purchase
DCP	Development Control Plan
DEF	Deceased Estate File
EIS	Environmental Impact Statement
EPBC	Environment Protection and Biodiversity Conservation Act 1999
GPS	Global Positioning System
HA	Heritage Act 1977
HREP	Hunter Regional Environmental Plan 1989 (Heritage) (deemed SEPP)
ICOMOS	The Australian International Council on Monuments and Sites
IHO	Interim Heritage Orders
LEP	Local environmental plan
LPMA	Land and Property Management Authority
MP	Mount Pleasant
MTP	Mount Pleasant Coal Project
NT	National Trust
OEH	Office of Environment and Heritage
RMS	Roads and Maritime Service
RNE	Register of the National Estate
RTA	Roads and Traffic Authority
RTCA	Rio Tinto Coal Australia
SEPP	State Environmental Planning Policy
SHR	State Heritage Register
SSD	State Significant Development
SR	State Records
VAHS	Veritas Archaeology & History Service

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MP10

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MP21

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MP22

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MP23

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MP24

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Plate 214: Google Earth view showing the location of MP24 in relationship to Kayuga and Muswellbrook.
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MP25

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Plate 231: View north east of Area E.
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Plate 235: PE7. Remains of stripper in Area E.
Plate 236: PE13. Remains of square water tank located in gully.
Plate 237: P15. Mill, well, wooden trough and osage orange trees.
Plate 238: P6. View of wooden trough.
Plate 239: PB15. Rotted stump or dog kennel?

MP26

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Plate 240: Google Earth view showing the location of MP26 in relationship to Kayuga and Muswellbrook
Plate 241: Google Earth view showing position of MP26 within the landscape.
Plate 242: P1. Looking south over area of stones and fruit trees.
Plate 243: P2. Area of stone, possible base for fire place.
Plate 244: P3. Area of stone, possible base for fireplace.
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MP27

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Plate 247: Google Earth view showing the location of MP27 in relationship to Kayuga and Muswellbrook
Plate 248: Google Earth view showing position of MB27 within the landscape.
Plate 249: Thorndale c1915, John Lonergan on veranda. Original held by Pat Watts.
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Plate 251: P1 4. Rear of house looking north
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Plate 253: P1.7. View of house looking south east.
Plate 254: P1.8. View of house and toilet looking north west.
Plate 255: P2.23. View of front of house looking south.
Plate 256: P1.9 & 10 Back door and window to the right of the front door.
Plate 257: P1.12. View of entrance to Room 4 from front hall.

Plate 258: P1.11. Wallpaper in hall. Note vertical lining boards.
Plate 259: P1.13. Remains of wallpaper in Room 4.
Plate 260: P1.14. Stove in original part of kitchen.
Plate 261: P1.15. Stove in veranda extension of kitchen.
Plate 262: P2.1 View of garage with machinery shed to right.
Plate 263: P2.2. Garage, Machinery shed and shearing shed in background.
Plate 264: P2.3. Machinery shed.
Plate 265: P2.4. View of shearing shed.
Plate 266: P2.5 View of shearing shed.
Plate 267: P2.10. Wool press.
Plate 268: P2.8. View in shearing shed of two stands. 1937 may be date of construction.
Plate 269: P2.9. View in shearing shed of catching pens. Walls made from split slabs.
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Plate 272: P2.6. Under floor construction
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Plate 274: P2.15. Example of frame construction. Note holes in recycled corrugated iron.
Plate 275: P2.11. Engine room.
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Plate 278: P2.16. Pen for the pig to be fattened.
Plate 279: P2.21a. View of fowl house.
Plate 280: P2.18. View of cow bails.
Plate 281: P2.19. Another view of cow bails.
Plate 282: P2.24. Hay shed looking north.
Plate 283: P2.22. View of mill and well looking west.

MP28

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Plate 284: Google Earth view showing the location of MP28 in relationship to Kayuga and Muswellbrook.
Plate 285: Google Earth view showing position of MP28 within the landscape.
Plate 286: P1. View to front of house.
Plate 287: P11. View of front of house
Plate 288: P10. View of house.
Plate 289: P9. Cart axle and springs.
Plate 290: P8. Name on axle hub casting.
Plate 291: P3. Glass and ceramic artefacts exposed in eroded area.

MP29

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Plate 292: Google Earth view showing the location of MP29 in relationship to Kayuga and Muswellbrook.
Plate 293: Google Earth view showing position of MP29 within the landscape.
Plate 294: P2. Front of house looking south west.
Plate 295: P1. Back of house looking north.
Plate 296: P3. Under floor construction.
Plate 297: P4. Front door. Note how joists are let into bearers.
Plate 298: P5. Example of how bearers are mounted and secured to earth fast posts.
Plate 299: P6 View interior showing part of hall and back of hall lining
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Plate 301 Axle from dray lying in paddock near the house.

MP30

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Plate 302: Google Earth view showing the location of MP30 in relationship to Kayuga and Muswellbrook.
Plate 303: Google Earth view showing position of MP30 within the landscape.
Plate 304: View the fence in 2004, top rail has rotted away.

MP31

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Plate 305: Google Earth view showing the location of MP31 in relationship to Kayuga and Muswellbrook.
Plate 306: Google Earth view showing position of MP31 within the landscape.
Plate 307: P1. View east of post and Feature 1 and 2.
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Plate 310: P4. Area 1, concrete slab with field stones and artefacts.

MP32

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Plate 311: Google Earth view showing the location of MP32 in relationship to Kayuga and Muswellbrook
Plate 312: Google Earth view showing position of MP32 within the landscape
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MP33	408
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MP34	412
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MP37	437
Plate 355: Google Earth view showing the location of MP37 in relationship to Kayuga and Muswellbrook.	
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Plate 364: P02. View of leadlight in front door and surrounds taken from inside the house.	
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Plate 373: P04. View of arch in hall looking towards the back of the house.	
Plate 374: P09. Internal view of bay window nock.	
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Plate 376: P11. Wunderlich ceiling in double door room
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Plate 378: P12. Wunderlich ceiling in back bedroom
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Plate 380: P10. Wunderlich ceiling in bathroom

MP38

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Plate 381: Google Earth view showing the location of MP38 in relationship to Muswellbrook
Plate 382: Google Earth view showing position of MP38 within the landscape.
Plate 383: View of Rosebrook in 1980. Photograph by T Tame.
Plate 384: View of building at Rosebrook in 1980, since demolished. Photograph by T Tame.
Plate 385: P81. Front of Rosebrook. Joel Deacon on right, Frank Blake on right.
Plate 386: P82. North east corner of Rosebrook.
Plate 387: P89. South end of Rosebrook
Plate 388: P78. Initials and date on lintel to cellar.
Plate 389: P79. View of cellar.
Plate 390: P80. Another view of cellar. Walls may have been white washed.
Plate 391: P83. Window on ground floor east side.
Plate 392: P85. Bottom of stairs, Frank Blake.
Plate 393: P86. Timber lined ceilings.
Plate 394: P87. View of French doors on First Floor.
Plate 395: P84. View of servery window.

MP39

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Plate 396: Google Earth view showing the location of MP39 in relationship to Muswellbrook.
Plate 397: Google Earth view showing the relationship of MP39 to Rosebrook.
Plate 398: Google Earth view showing position of MP39 within the landscape.
Plate 399: P96. View of quarry showing disturbed ground at bottom of slope.
Plate 400: P99. Looking north across the face of slope.
Plate 401: P100. Looking north west at site.
Plate 402: P101. View west over main quarry area.
Plate 403: P102. Looking south west over main quarry face.
Plate 404: P103. Looking north east over area that has been tested.
Plate 405: P105. One of the large blocks of stone at the site showing tool marks.

MP40

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Plate 406: Google Earth view showing the location of MP40 in relationship to Muswellbrook
Plate 407: Google Earth view showing relationship between site MP40 and Ascot and Negoa.
Plate 408: Google Earth view showing location of features at site MP40
Plate 409: P110. View to south east of slaughterhouse. Muswellbrook in background.
Plate 410: P112. View west of slaughterhouse
Plate 411: P113. View of killing room in slaughterhouse.
Plate 412: P114. Cutting room at slaughterhouse.
Plate 413: P115. Chopping block at slaughterhouse.
Plate 414: P107. View west over concrete slab.
Plate 415: P109. View east over coal dump area.
Plate 416: P106. Remains of cast boiler at site MP40.

MP41

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Plate 417: Google Earth view showing relationship between Site MP41, Kayuga and Muswellbrook.
Plate 418: Google Earth view showing location of features at site MP41.
Plate 419: Drawing of homestead by Albert Cox in 1860. (Unknown source)
Plate 420: Part of brick 1845 homestead with later sandstone extension on left. T Tame 1976.
Plate 421: Sandstone section of homestead. T Tame 1976
Plate 422: Southern end of sandstone section of homestead.
Plate 423: Part of servant's building. T Tame 1976
Plate 424: P58. View of site from Kayuga Road looking east.
Plate 425: P22. Sandstone section.
Plate 426: P23. West side of sandstone section.
Plate 427: P28. South west corner of building.
Plate 428: P56. South east corner of building.
Plate 429: P06. View from sandstone section of chimneys in 1845 section.
Plate 430: P25. Remains of sandstone paving on veranda.
Plate 431: P30. View of south side, 1845 section.
Plate 432: P31. Example of Flemish bond in south wall of 1845 section.
Plate 433: P15. Doorway into 1845 section.
Plate 434: P21. French doors in east end of 1845 section.
Plate 435: P19. Ceiling in Room 2, 1845 section.

Plate 436: P07. Stairs to upper level of sandstone section.

Plate 437: P37. View of fireplace and passage in room 9, cellar.

Plate 438: P43. Closed off steps to room 8, cellar.

Plate 439: P45. View of south west corner of D.

Plate 440: P48. South side of D & E.

Plate 441: P52. South west corner of timber building constructed from recycled material.

Plate 442: P53. View of roof structure.

MP42

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Plate 443: Google Earth view showing the relationship of MP42 in relationship to Kayuga and Muswellbrook

Plate 444: Google Earth view showing position of MP42 in the landscape

Plate 445: P26. View of the front of the house looking west.

Plate 446: P27-28. Front door and window to right of front door.

Plate 447: P39. View of north end of front veranda. Note decorative in-fill.

Plate 448: P29. View of south side of house.

Plate 449: P30. View of under floor construction.

Plate 450: P31. View of back of house.

Plate 451: P34. View of north end of rear veranda. Note decorative in-fill.

Plate 452: P35 & 37. View of back door and back window.

Plate 453: P36. View of hall looking towards front door. Note lack of skirting boards or architrave around doorways.

Plate 454: P38. View of fireplace in north east room of house.

Plate 455: P40. Example of adzed timber for floor joists.

Plate 456: P32. South side of detached room.

Plate 457: P45. View of detached room.

Plate 458: P43. North west corner of detached room.

Plate 459: P44. Window in north wall of detached room.

Plate 460: P42a. Earth fast post on south east corner of detached room.

Plate 461: P48. View showing relationship between chimney, detached room and house.

Plate 462: P46 & 49. View showing chimney style and bricks used.

Plate 463: P47. View of outside toilet.

Plate 464: P52. View of shed from back of house.

Plate 465: P54. North west side of shed.

Plate 466: P55. Interior of shed showing roof structure.

Plate 467: P33. Tap on rear tank at house.

MP43

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Plate 468: Google Earth view showing relationship of MP43 to Kayuga and Muswellbrook.

Plate 469: Google Earth view showing possible position of MP43 in the landscape.

Plate 470: P65. View west over possible Anglican church site at Kayuga.

MP44

550

Plate 471: Google Earth view showing relationship of MP44 to Kayuga and Muswellbrook.

Plate 472: Google Earth view showing position of MP44 within the landscape.

Plate 473: P75 & 76. Two views of site MP44. Scar badly weathered and regrowth obscures inscription.

MP45a

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Plate 474: Google Earth view showing relationship of MP45 to Kayuga and Muswellbrook

Plate 475: Google Earth view showing position of features mentioned in the description of the site.

Plate 476: P38. View of north side of house.

Plate 477: P39. View of north and west side of house

Plate 478: P62. View of west side of house.

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1.0 Introduction

Rio Tinto Coal Australia Pty Ltd (RTCA), through Coal & Allied Operations Pty Ltd (CNA) and the Mount Pleasant (MTP) Coal Project, proposes to develop the Mt Pleasant Coal Mine (ML 1645) near Muswellbrook. The proposed mine was the subject of an Environmental Impact Statement (EIS) in 1996. The EIS was approved in 1997, with a Development Control Plan (DCP N95/00147) issued in 1999. A modification to DA92/97 was sought & received, with conditions, in September 2011. As part of the approved modification CNA are required to prepare a detailed history of the Mount Pleasant locality, (see page 8-9 for locality), building on the Mount Pleasant Oral History Project prepared for CNA by Veritas Archaeology & History Service (VAHS) in 2004.

Condition 35, within Schedule 3 of modified DA92/97 states:

By the end of December 2013, the Proponent shall prepare a detailed history of the Mount Pleasant locality to the satisfaction of the Director-General. This history must:

- (a) be prepared by suitably qualified and experienced persons whose appointment has been endorsed by the Director-General;*
- (b) be prepared in consultation with the OEH [Office of Environment & Heritage], the local history society, local community (including former residents as far as is practicable), and Aboriginal stakeholders;*
- (c) be prepared in accordance with the relevant the relevant Heritage Council of NSW guidelines; and*
- (d) include detailed historical research as well as an oral history.*

RTCA has engaged VAHS to undertake the required research and prepare the detailed history in accordance with the relevant Heritage Council of NSW guidelines. It is noted that VAHS was engaged by CNA prior to 2004 to conduct work in fulfilment of the now superseded original consent condition relating to European heritage:

The applicant shall engage an appropriately qualified person to prepare an oral history of the DA area before local residents are dispersed. This will include an investigation of all buildings & sites within the DA area & the areas that will be affected by the mine. This will be carried out in consultation with a member of Muswellbrook & Upper Hunter Historical Society, who is to be allowed reasonable access to the Applicant's properties for the purpose of assessing European archaeological features. The report shall be made available to the Muswellbrook & Upper Hunter Historical Society, Council & the Director-General.

The Scope of Work completed by Veritas for the assessment include:-

- Review of previous archaeological and historical studies conducted within the study area to assist with understanding of the development of the area and location of previously recorded heritage sites;
- Conduct background research into the development of the study area;
- Conduct surveys of the study area to locate and record non-Aboriginal sites.
- Assess the heritage significance of sites in accordance with the requirements of the Heritage Office. The assessment is based on the principles of the *Burra Charter*, Australian ICOMOS, 1999 and various publication by the Office of Environment and Planning (OEH) i.e. *Statements of Heritage Impact Guidelines*, 2006, *Investigating Heritage Significance* 2004 and *Assessing Significance for Historical Archaeological Sites and 'Relics'*, 2009 ; and

- Presenting recommendations for the management of future impact, if any, on the heritage sites and archaeological sources identified.

1.1 Study Area

The study area consists of:

- An area that covers most of the Parish of Ellis in the County of Brisbane. The area is bounded by the Hunter River in the east, Dorset Road in the north, western boundary of ML1645 in the west, and Wybong Road in the south; and
- Properties adjacent to ML1645 where listed and non-listed heritage items are known or anticipated to occur based on historical research and heritage inventories.

1.2 Project Team

Rob Tickle (Veritas Archaeology and History Service) managed the Project. Rob conducted field surveys, heritage assessments and wrote this report.

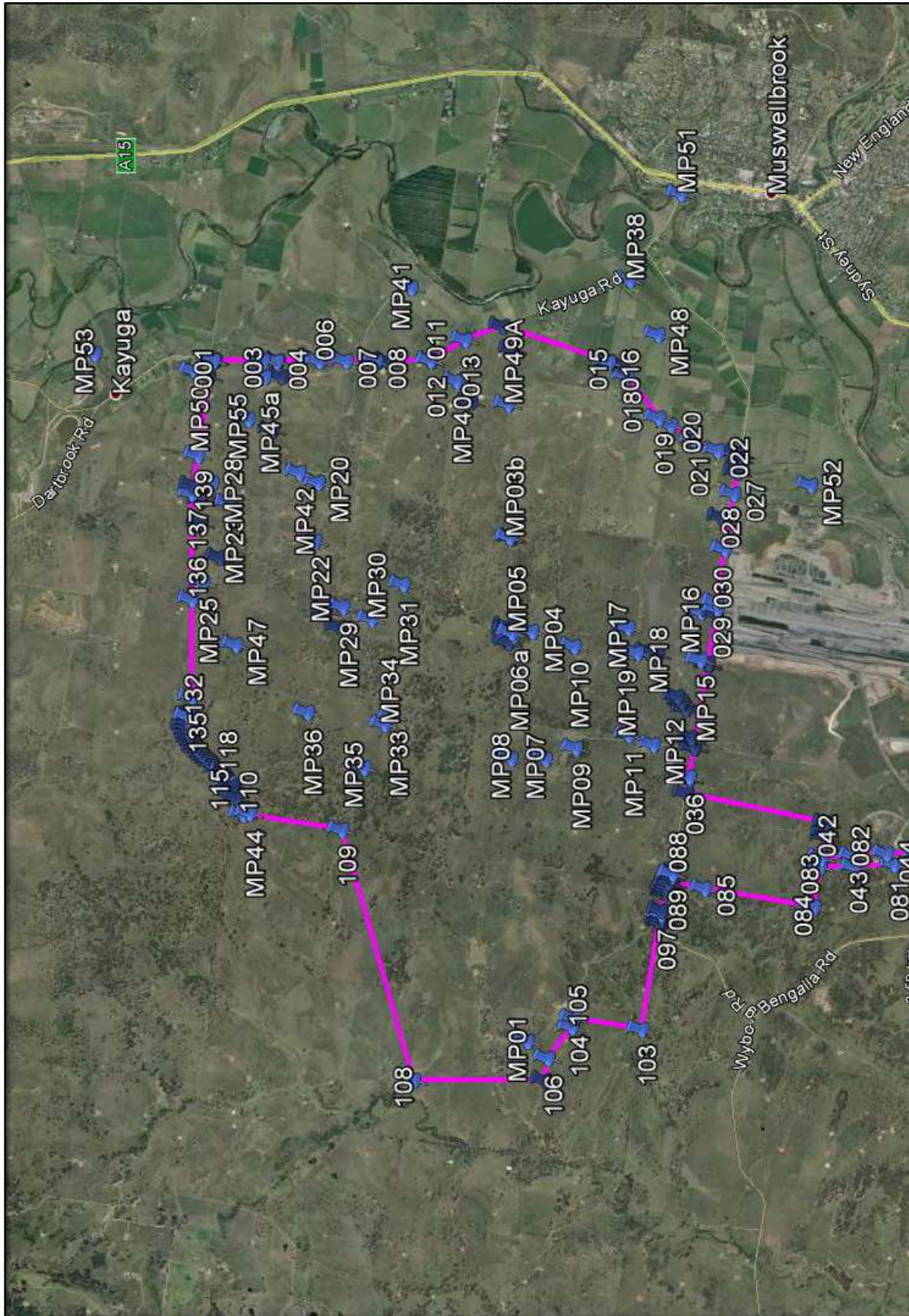
1.3 Limitations

The author is not accountable for omissions and inconsistencies that may result from information that was unknown or not available at the time of compiling the report.

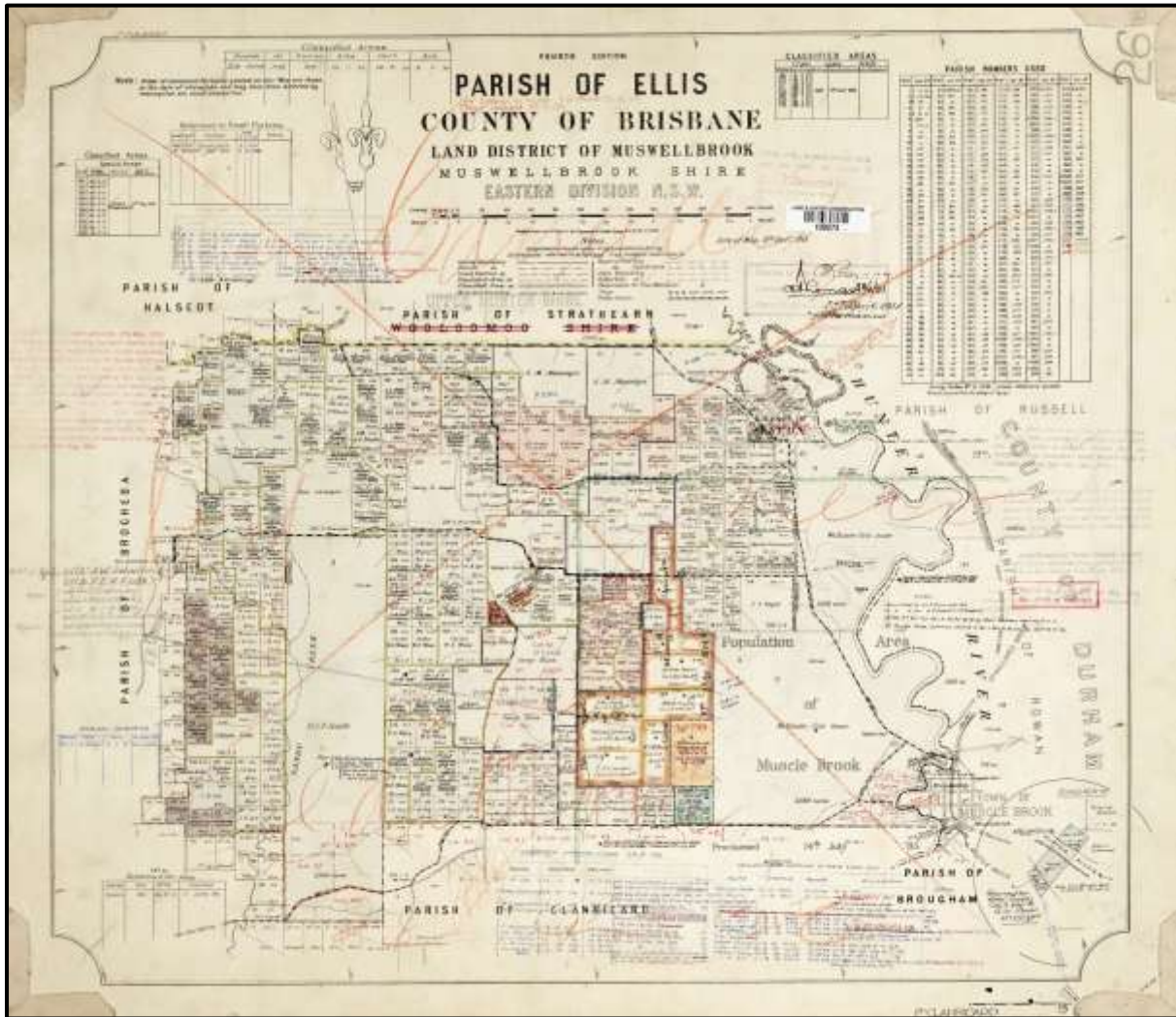
Where possible primary source information has been used in compiling this report. In some areas, secondary sources have been utilised due to the lack of primary material and this does not always have the same level of accuracy.

Predictions have been made within the report of possible archaeological deposits based on observation and heritage research. It is possible that there could be potential archaeological deposits that do not show up during surveys or heritage research.

Users of the report should also be aware that the report was compiled under the current legislation and over time, the legislation may change.



Plan 01: Google Earth view of ML1644 and MP sites, in relationship to Muswellbrook and Kayuga.



Plan 02: Map of the Parish Ellis, County Brisbane, 4th edition, 1915

2.0 Statutory Regulations

There are a number of planning and legislative factors controlling how heritage is managed in New South Wales and Australia. These are outlined in the following section with a summary of how they apply to this project.

2.1 Environment Protection and Biodiversity Conservation Act 1999

The Commonwealth *Environment Protection and Biodiversity Conservation Act 1999* took effect on 16th July 2000.

The environmental assessment process of the Act protects matters of national environment significance including:

- World heritage properties
- National heritage places
- Wetlands of international importance
- Threatened species and ecological communities
- Migratory species
- Commonwealth marine areas
- The Great Barrier Reef Marine Park, and
- Nuclear actions (including uranium mines)

Under the Act, protected heritage items are rated as World, National and Commonwealth importance. A check has been made of the three lists and there are no items registered within or surrounding the Project area. Therefore, the EPBC Act has no further relevance to the study of non-Aboriginal heritage for this Project.

2.2 Register of the National Estate

In 1997, the Council of Australian Governments agreed that heritage listings and protection should be the responsibility of the level of government best placed to offer the required level of protection. After the introduction of the EPBC Act new heritage lists were created which has lead to the Register of the National Estate being phased out and from 19th February 2012, all references to the RNE were removed from the EPBC Act. The RNE is maintained on a non-statutory basis as an archive and educational resource. A search of the Register shows that there are two registered places in the vicinity of the study area.

Name	Class	Legal Status	Place ID	Place File No.
Hunter River Road Bridge, Kayuga Road	Historic	Registered	15955	1/09/076/0020
Overdene, Overton Road, Muswellbrook	Historic	Registered	1394	1/09/071/0010

Table 01: Register of the National Estate

Registered legal status on the Register of the National Estate applies to a place that was entered in the RNE prior to its closure in 2007. The existence of an entry for a place in the RNE does not in itself create a requirement to protect the place under Commonwealth Law. Nevertheless, information in the register may continue to be current and may be relevant to statutory decisions about protections.

While Kayuga Bridge and Overdene are not within ML1645, they are included in this study as future mining may have some impacts.

2.3 Environmental Planning and Assessment Act 1979

The NSW planning and development assessment system is the means by which the State manages the environment and use of resources. Planning and development is carried out under the *Environmental Planning and Assessment Act 1979* and *Environmental Planning and Assessment Regulation 2000*. Two types of plans were utilised to manage the heritage in NSW, regional and local. Since 1st July 2009, all Regional Environmental Plans were no longer part of the planning process and were deemed State Environmental Planning Policies (SEPPs). Local environmental plans (LEPs) form part of the planning process for local governments.

2.4 The Heritage Act 1977

The Heritage Act 1977 (HA) manages the European heritage within the State of New South Wales. Under Section 32, places, buildings, works, relics, moveable objects or precincts of heritage significance are protected by either Interim Heritage Orders (IHO) or by listing on the State Heritage Register (SHR).

Section 139 protects archaeological relics. Under this section, it is illegal to disturb or excavate any land knowing or suspecting that the disturbance or excavation will or is likely to result in relics being discovered, exposed, moved, damaged or destroyed. If it is known or suspected that relics are in the area then a permit under Section 140 is required. Relics do not have any formal listing. They are automatically protected if they have local significance or higher.

Any proposal to alter, damage, move, or destroy places, buildings, works, relics, moveable objects or precincts protected by IHO or listed on SHR require an approval under Section 60. Relics listed on the SHR or LEPs will also require Section 60 approval. Under Section 170 of the HA, NSW government agencies are required to maintain a register of heritage assets.

The State Heritage Inventory is divided into Section 1 and 2.

Section 1 contains items listed by the heritage council under the NSW Heritage Act. This includes listings on the state heritage register, an interim heritage order or protected under section 136 of the NSW Heritage Act. There are no items under this section within or near the vicinity of the study area.

Section 2 contains items listed by local councils & shires and state government agencies. The items under Muswellbrook Shire Council have been listed in 2.6 Muswellbrook Local Environmental Plan (2009) of this report. State government agencies fall under Section 170. This registers list items under the care, control and management of NSW state agencies. There is one item under the control of a state government agency within the study area.

Item Name	Address	Suburb	LGA	Section 170 Agency
Kayuga Bridge	Kayuga Road	Muswellbrook	Muswellbrook	RTA now RMS

Table 02: Section 170 listing

2.5 Hunter Regional Environment Plan 1989 (Heritage) (deemed SEPP)

The Hunter Regional Environmental Plan aims to conserve environmental heritage of the Hunter Region. It identifies some 1300 heritage items in a number of categories – state, regional, local, and areas requiring investigation and heritage precincts (in suburbs and towns). It provides a framework for councils to develop with the assistance of the Heritage Department, appropriate means for conserving the heritage of their area. The listings in the plan are divided into five schedules.

Schedule 1 are items of exceptional interest which form part of the State's heritage. There are no items under Schedule 1 within the study area.

Schedule 2 are items of excellent examples of a type or style and include items which were significant parts of community life during the development of a region. The following items under Schedule 2 are within the study area i.e. Kayuga Cemetery, Kayuga Bridge and Negoa Homestead.

Schedule 3 items are numerically well represented in a region, but have a special quality and interest to the local area. Overdene is the only place identified under Schedule 3 within the study area.

Schedule 4 covers items that are considered to warrant further investigation. Kayuga Homestead is the only place identified under Schedule 4 within the study area.

Schedule 5 applies to urban conservation areas and is not applicable to this study.

2.6 Muswellbrook Local Environmental Plan (2009)

Muswellbrook Shire Council's Heritage LEP identifies buildings and structures, ranging from private homes through to commercial buildings as heritage items. The Shire is committed to encourage the proper management of the natural and human-made resources of Muswellbrook by protecting, enhancing or conserving places and buildings of archaeological or heritage significance.

The following items in the Muswellbrook LEP are within the study area.

Name	Type	Address
Kayuga	Homestead	731 Kayuga Road
Kayuga	Cemetery	30 Stair Street, Kayuga
Negoa	Homestead	Wilton's Lane, Kayuga Road
Overdene	Homestead	Overton Road
Kayuga Bridge	Bridge	Kayuga Road

Table 03: Muswellbrook Local Environmental Plan (2009)

3.0 Non-Statutory Controls

There are lists of heritage items maintained by organisations namely the National Trust of Australia (NSW) and Australian Institute of Architects.

3.1 National Trust

The National Trust (NSW) is a charity that works with the community to safeguard our rich natural, built and cultural heritage. The Trust maintains a Register of landscapes, townscape, buildings, industrial sites; cemeteries and other items or places, which the Trust determines, have cultural significance. The Trust Register is intended to perform an advisory and educational role. The listing of a place in the Register has no legal force

however; it is widely recognised as an authoritative statement of the cultural significance of a place.

The following items within the study area are on the Register of the National Trust.

Listing ID	Item
R3278	Kayuga Cemetery
R4013	Overdene (formerly Overton)
R4025	Negoa

Table 04: Register of the National Trust

3.2 Australian Institute of Architects

The Australian Institute of Architects maintains a Register of 20th century buildings of significance. This Register also has no legal force, but it highlights the significance of the building.

There are no buildings within the study area on the register of Australian Institute of Architects.

4.0 Methodology

The approach & methodology employed to satisfy Condition 35 in the introduction consisted of the following elements.

4.1 Role of RTCA

Confirmation from the Director-General, Department of Planning & Infrastructure (DoPI) was received on 23 October 2013, endorsing the VAHS historian/archaeologist proposed to conduct this work as suitably qualified & experienced.

RTCA will provide the relevant department & staff within OEH with a copy of the final draft for their review.

It is recognised that relevant members of the local community, including former residents, have been thoroughly consulted during the compilation of the Oral History. Further consultation with current and former residents has also occurred during the completion of the field work.

Furthermore, RTCA will notify the members of the Community Heritage Advisory Group of this project & ensure that any information that they hold that may be relevant to the project is passed onto the VAHS historian/archaeologist.

RTCA, through its Upper Hunter Valley Aboriginal Cultural Heritage Working Group meeting of 5 December 2013, notified the Aboriginal stakeholders of this project and inquired if any knew of information that may be relevant to the project that could be passed on to the VAHS historian/archaeologist. No such information was forthcoming.

4.2 Role of VAHS

The VAHS historian/archaeologist liaised with the Muswellbrook Local & Family History Society throughout the project to keep them appraised of its progress & to obtain relevant information where necessary, including a presentation on the study at a meeting on 19 November 2013.

A historical desktop study and field surveys were undertaken to identify areas of interest. An oral history was also compiled of a selection of residents within the Mount Pleasant locality before they dispersed. This oral history is attached as Appendix 1 to this report

4.2.1 Historical Desktop Study

The historical desktop study was conducted to assist and guide the field studies. The desktop study utilised a number of sources to locate potential sites i.e.

- Database compiled of early electoral rolls to determine which families had been in the area for extended periods. There is a tendency for older buildings to survive if the present owner of the land has a family connection to them.
- Database compiled from early parish maps of the area and village of Kayuga. This allowed the earliest selected areas to be located. It also provided information on which portions remained with the same owner/families for extended periods, which tied into the first database.
- Trove search of Maitland Mercury and Muswellbrook Chronicle, and
- Statutory and non-statutory lists and registers were examined to determine what sites/features had already been identified in the study area.

4.2.2 Field Studies

The following method was undertaken at each potential site:

- Where possible, access was obtained from the property owner. If the owner denied access then the potential of the site was assessed from other evidence. This evidence will be listed separately for any site where access was not available.
- While on site, owners were asked for their knowledge of the site or of any other sites that they were aware of.
- The structure/features were identified and recorded.
- Plans of the site were developed if required to assist with assessment.
- Structure/features were photographed and details of photograph recorded in a log.
- Position of each structure/feature was recorded with a Global Positioning System (GPS), and
- The structure/feature was assessed for historical significance.

4.3 Analysis Method

The physical evidence collected in the field was analysed, with consideration given to data collected from the desktop study to assign a level of significance. Management recommendations and significance assessments for each site are being developed.

Analysis in this study has been developed in three areas depending on the type of site/feature:

- Why a site/feature is significant and the level of significance,
- Implications of relic and s139 of the Heritage Act 1977, and
- The potential and significance of archaeological site

4.4 Assessing Significance

This report has used the guidelines set out by the NSW Heritage Office¹ as a means of determining significance of items located in the Project area. The seven criteria are as follows:

- **a)** an item is important in the course, or pattern, of local or NSW's cultural or natural history;
- **b)** an item has strong or special association with the life or works of a person, or group of persons, of importance in local or NSW's area cultural or natural history;
- **c)** an item is important in demonstrating aesthetic characteristics and/or a high degree of creative or technical achievement in local or NSW;
- **d)** an item has strong or special association with a particular community or cultural group in local or NSW for social, cultural or spiritual reasons;
- **e)** an item has potential to yield information that will contribute to an understanding of local or NSW's cultural or natural history;
- **f)** an item possesses uncommon, rare or endangered aspects of local or NSW's cultural or natural history; and
- **g)** an item is important in demonstrating the principal characteristics of a class of local or NSW's cultural or natural places or environments.

An item is not excluded from the Register or a local list because similar items of similar characteristics exist elsewhere.

¹ *Assessing Heritage Significance*, Part 2 of NSW Heritage Manual, NSW Heritage Office, Sydney, 2001

4.5 Using the Heritage Significance Criteria

Guidelines for inclusion	Guidelines for Exclusion
Criterion (a)	
<ul style="list-style-type: none"> shows evidence of significant human activity is associated with significant activity or historical phase maintains or shows the continuity of a historical process or activity 	<ul style="list-style-type: none"> has incidental or unsubstantiated connections with historically important activities or processes provides evidence of activities or processes that are of dubious historical importance has been so altered that it can no longer provide evidence of a particular association
Criterion (b)	
<ul style="list-style-type: none"> shows evidence of a significant human occupation is associated with a significant event, person or group of persons 	<ul style="list-style-type: none"> has incidental or unsubstantiated connections with historically important people or events provides evidence of people or events that are of dubious historical importance has been so altered that it no longer provides evidence of a particular association
Criterion (c)	
<ul style="list-style-type: none"> shows or is associated with, creative or technical innovation or achievement is the inspiration for a creative or technical innovation or achievement is aesthetically distinctive has landmark qualities exemplifies a particular taste, style or technology 	<ul style="list-style-type: none"> is not a major work by an important designer or artist has lost its design or technical integrity its positive visual or sensory appeal or landmark and scenic qualities have been more than temporarily degraded has only a loose association with a creative or technical achievement
Criterion (d)	
<ul style="list-style-type: none"> is important for its association with an identifiable group is important to a community's sense of place 	<ul style="list-style-type: none"> is only important to the community for amenity reasons is retained only in preference to a proposed alternative
Criterion (e)	
<ul style="list-style-type: none"> has the potential to yield new or further substantial scientific and/or archaeological information is an important benchmark or reference site or type provides evidence of past human cultures that is unavailable elsewhere 	<ul style="list-style-type: none"> the knowledge gained would be irrelevant to research on science, human history or culture has little archaeological or research potential only contains information that is readily available from other resources or archaeological sites
Criterion (f)	
<ul style="list-style-type: none"> provides evidence of a defunct custom, way of life or process demonstrates a process, custom or human activity that is in danger of being lost is the only example of its type demonstrates designs or techniques of exceptional interest shows rare evidence of a significant human activity important to a community 	<ul style="list-style-type: none"> is not rare is numerous but under threat
Criterion (g)	
<ul style="list-style-type: none"> is a fine example of its type has the important characteristics of an important class or group of items. has attributes typical of a particular way of life, philosophy, custom, significant process, design, technique or activity. is a significant variation to a class of item is part of a group which collectively illustrates a representative type. is outstanding because of its setting, condition or size. is outstanding because of its integrity or esteem in which it is held. 	<ul style="list-style-type: none"> is a poor example of its type does not include or has lost the range of characteristics of a type. does not represent well the characteristic that make up a significant variation of a type.

Table 05. Inclusion and exclusion elements when assessing heritage significance

4.6 Level of Significance

When assessing the significance of an item, consideration has to be given to the level or grading of that significance.

Grading	Justification	Status
EXCEPTIONAL	Rare or outstanding element directly contributing to an item's local and State significance	Fulfils criteria for local or State listing
HIGH	High degree of original fabric. Demonstrates a key element of the item's significance. Alterations do not detract from significance	Fulfils criteria for local or State listing
MODERATE	Altered or modified elements. Elements with little heritage value, but which contribute to the overall significance of the item.	Fulfils criteria for local or State listing
LITTLE	Alterations detract from significance. Difficult to interpret	Does not fulfil criteria for local or State listing
INTRUSIVE	Damaging to the item's heritage significance	Does not fulfil criteria for local or State listing

Table 06. Grading for levels of significance²

4.7 The Level of Significance: State or Local

The final step in the assessment process is to determine whether the item is of State or local significance. State significance means that the item is significant to the people of NSW, while local significance means significance within the local government area.

4.8 Relics and Implications of Section 139

Under the Heritage Act 1977, relics are defined as:

"relic" means any deposit, object or material evidence:

- (a) which relates to the settlement of the area that comprises New South Wales, not being Aboriginal settlement, and
- (b) which is of State or local significance.³

Section 139 states:

Excavation permit required in certain cases

- (1) A person must not disturb or excavate any land knowing or having reasonable cause to suspect that the disturbance or excavation will or is likely to result in a relic being discovered, exposed, moved, damaged or destroyed unless the disturbance or excavation is carried out in accordance with an excavation permit.
- (2) A person must not disturb or excavate any land on which the person has discovered or exposed a relic except in accordance with an excavation permit.
- (3) This section does not apply to a relic that is subject to an interim heritage order made by the Minister or a listing on the State Heritage Register.
- (4) The Heritage Council may by order published in the Gazette create exceptions to this section, either unconditionally or subject to conditions, in respect of any of the following:
 - (a) any relic of a specified kind or description,
 - (b) any disturbance or excavation of a specified kind or description,
 - (c) any disturbance or excavation of land in a specified location or having specified features or attributes,

² *Assessing Heritage Significance*, Part 2 of NSW Heritage Manual, NSW Heritage Office, Sydney, 2001, p.11

³ www.austlii.edu.au/databases.html#nsw

(d) any disturbance or excavation of land in respect of which an archaeological assessment approved by the Heritage Council indicates:

(i) that there is little likelihood of there being any relics in the land, or

(ii) that any relics in the land are unlikely to have State or local heritage significance.

(5) This section does not prevent a person from disturbing or excavating land in which a historic shipwreck is situated in accordance with a historic shipwrecks permit in force in respect of that shipwreck.⁴

4.9 Assessing Archaeological Potential

Some sites were clearly archaeological. Once the significance of a site has been determined, then there are five possible actions:

- no further action;
- archaeological monitoring;
- test excavation;
- archaeological excavation, and
- in situ conservation.

4.9.1 No Further Action

A recommendation that no further action is necessary will be made if the archaeological assessment indicates that the subject site is either unlikely to contain archaeological features or is likely to contain archaeological features of little or no significance.

4.9.2 Archaeological Monitoring

Archaeological monitoring may be recommended where the predicted significance of features is unknown or low, or when a site is likely to have suffered a degree of disturbance.

4.9.3 Test Excavation

Archaeological assessment may conclude that potential archaeological resources on a site are unclear. Under those circumstances, test excavations may be recommended to clarify the potential of a site, to establish significance and to determine appropriate further action.

4.9.4 Archaeological Excavation

Where a site is located within an area that will be disturbed and the site has significance, then an archaeological excavation will be required.

4.9.5 In Situ Conservation

An archaeological assessment may conclude that the most appropriate management action for archaeological remains is conservation in situ. This may be because the archaeological features are of such significance or research value that they warrant retention and conservation in the place in which they are found.⁵

5.0 Methodology for Determining Significance

⁴ op. cit.

⁵ *Archaeological Assessment Guidelines*, Heritage Office of NSW, 1996, pp 8-9

Each site/feature will be assessed following the steps set out below:

- Step One: Does the item meet any of the seven areas of criteria for significance as set out in Section 4.4?
- Step Two: The criteria for inclusion or exclusion were then considered, using them as guidelines in justifying the conclusions reached,
- Step Three: The level of significance was then determined using the levels in the table in Section 4.6,
- Step Four: Is the item significant at a State or Local level?
- Step Five: Do the relic provisions of the Heritage Act apply to the site?
- Step Six: If the relic provisions of the Act apply, do the relics have State, Local or no heritage significance?
- Step Seven: Does the site have archaeological potential, and if so, what action should be taken?

6.0 Historical Background to Project Area

The historical background to the Project area has been compiled with the Australian historic themes in mind. The use of these themes allows a uniform study to be compiled that provides links between other regional stories. They also allow the use of common standards to assist in the identification and evaluation of potential heritage places. The Australian Heritage Commission has developed a framework of fourteen theme groups, which can be broken down into themes and sub-themes. Some sub-themes start to overlap, but they still allow areas to be studied in a uniform methodology. In this study, the following sub-themes have been found applicable to the Project area:

6.1 Overview of Muswellbrook

Muswellbrook, which is located in the Upper Hunter Valley of NSW, could be considered to date from 1824 when Henry Dangar, government surveyor, set aside 640 acres at the junction of a small creek and the Hunter River as a village reserve. Around this time, he set aside a number of reserves but Muswellbrook was the only one to develop into a large town. Prior to this, two important tribes of Aborigines were in possession of the Muswellbrook district. In the Goulburn Valley to the west of Muswellbrook were clans of the Kamilaroi, a large and powerful tribe whose territory was mainly on the western side of the Great Dividing Range in the Liverpool Plains area. Around the Hunter River lived the Wonnaruah, a smaller tribe whose area was located between the Kamilaroi and the Gringal to the east. These tribes had been in possession for thousands of years, but it is not clear when they arrived or if they displaced earlier tribes. For two decades after a convict settlement was established at Newcastle, there was little direct contact between the original occupants and the newcomers. Europeans were banned from entering the area by the government in an attempt to keep the area isolated and maintain the penal colony. It is likely that European diseases had some impact on the Aborigines but the study area was not penetrated by white explorers until the early 1820's. In 1823, Allan Cunningham travelled over The Great Dividing Range almost to the present site of

Muswellbrook. In 1824, Henry Dangar began a survey of the Upper Hunter and reserved the site for a village, which has become Muswellbrook.

In line with the new policies of the British Government, wealthy settlers received large grants in return for taking convict workers into their employ, and the pace of occupation was rapid. The Hunter Valley around Muswellbrook was taken up by George Forbes, 'Edinglassie'; Captain William Ogilvie, 'Merton'; Sir Francis Forbes, 'Skellatar'; Captain Pike, 'Pickering'; Lieut. Col Henry Dumaesq, 'St Heliers; Captain Francis Allman, 'Overton'; Captain Samuel Wright, 'Bengalla' and Lieut. William Cox, 'Negoa'. By 1830, all the alluvial lands had been alienated with severe consequences for Aborigines. By the 1860's the 'Maitland Mercury' reported that the last Aboriginal in the Muswellbrook district had died. All this happened in a period of about 40 years.

These early settlers began to exploit local hardwood forests and sandstone to build slab huts, sheds and stone houses. Unfortunately, very few of these early buildings have survived. There are very interesting remains on 'Negoa', 'Bengalla', 'Pickering', 'Merton' and 'Edinglassie', but all stations have excellent, well-preserved second-generation homesteads. In this early period, wool was the most important economic activity, although small-scale agriculture also began to impact on the river lands as the settlers attempted to be self-sufficient. Attempts were made at growing wheat, tobacco, sugar and grapes.

As settlers began to arrive, the colonial surveyors set out to explore and map the areas not crossed by the explorers, and their charts permitted an accurate map of the Upper Hunter Valley to be drawn. They were also responsible for choosing town sites, a choice that depended mainly on the tracks linking the Hunter Valley and the settlers' stations to Morpeth, which was the furthest sea-going ships could come up the Hunter River. Thus, the nature of the terrain and particularly the fordability of rivers determined the location of towns. Muswellbrook was strategically situated in relation to the Hunter River and it replaced Merton [Denman] which had shown early signs of developing from an estate into a town: Muswellbrook was on the main track to the Liverpool Plains. This main track became the Great Northern Road and eventually the New England Highway.

By 1841 Muswellbrook was a recognisable town with 215 residents, some shops, several hotels and a flourmill. Schools and churches followed and it was clear that it would be the dominant town in the district. A few buildings survive from this period. Dunmore Lang School, which was the former St. John's Church, was built in 1843. Weidmann Cottage, a house in Hunter Terrace, and Loxton House also date from this period.

The plan to develop a railway up the Hunter Valley into New England gave the district the boost it needed. The 1861 Robertson Land Act gave the potential to open up the land, and the railway would provide speedy access to markets. The railway reached Muswellbrook in 1869. The original station has been retained and is in very good condition. In the second half of the last century, the Muswellbrook area continued to develop as a cattle, horse and sheep centre, but agriculture was also important where water was available. Carl Brecht started to develop his 'Rosemount' vineyard. He went on to win awards for his wine all over the world.

In this period, wealthy landowners and merchants dominated the economic and social life of the district. The surviving homesteads at Martindale, Pickering, Edinglassie, Balmoral, Skellatar, Bengalla and St. Helier's were built during this period of prosperity as a measure of success. The arrival of the

railway and the introduction of the Robertson Land Act caused an increase in population, but it also saw a rapid increase in the size of the large estates. The second half of the 19th century saw many commercial buildings erected such as Campbell's Corner, Royal Hotel, and Muswellbrook Hotel. Some of the existing hotels were expanded to meet the increased trade i.e. Eaton's, Railway, Shamrock and Prince of Wales.

The rise of large-scale commercial dairying towards the end of the century was the next force to shape the development of Muswellbrook Shire. With fertile soils, the potential to irrigate, and a reliable, quick transport system, dairying was a rewarding proposition. The first creameries opened in the 1890's and dairying provided the economic basis for political and social pressures pushing the Colony into closer settlement programmes. Subdivision of many of the larger estates occurred in this century [20th] and helped to maintain the population of the shire in the face of a national trend towards rural depopulation. The increase in population led to the building of new Catholic, Methodist and Presbyterian churches in the early 20th century.

That the area contained coal had been noted by the explorers, but there was little need for it until the 19th century, when small-scale mining for local use began with Cox's Kayuga colliery. For several more decades, mining remained unimportant, but the presence of massive coal seams close to the surface led, after World War II, to the transformation of Muswellbrook from a sleepy country town into a rapidly growing, economically diverse regional centre. Since 1944 when the first open-cut mine was established on the town common, the coal industry has threatened to dominate the shire's economy at the expense of older industries, especially farming and viticulture. However, mining also brought new developments in engineering and technical education.

The combination of large-scale coal mining and enormous electricity-generating stations at Liddell and Bayswater changed not only the landscape but also the socialscape of the shire. In 1947, the town's population was recorded as 3939. In 1994 it was 10,116. The 2011 census showed there had been continued growth with a population of 11,791. This population growth has had significant effects on the built environment of the Muswellbrook Shire, creating new housing subdivisions and contributing to the pressures to redevelop existing commercial and residential areas.

6.2 Aboriginal Culture

The Aboriginals of the Muswellbrook area, and specifically the Mount Pleasant study area, were similar to Aboriginals in the broader sphere. They were practicing the most ancient form of human culture; hunter gathering and were closely tied to the country they inhabited. They had lived in harmony with the country and were part of the landscape, until the arrival of the British in 1788. Their culture was entwined with the Hunter River, its tributaries and the surrounding landform. This harmony was first shattered by the introduction of European disease. There was an outbreak of smallpox among Sydney Aboriginals in 1789, but none among the Europeans. There has been speculation that the disease came from Malays in the north and recent research supports that view.⁶ While the introduced diseases had an impact on the Hunter Valley Aboriginal lifestyle, it was not as devastating as was the arrival of European settlers in the early 1820s. By 1828, when the census was taken, the Hunter Valley had become one of the most important agricultural areas in NSW. The valley contained 19% of the alienated land, 9% of the NSW population, along with 18% of the cattle.⁷

⁶ J. Campbell, *Invisible Invaders*, Melbourne University Press, Melbourne, 2002, p.97

⁷ T. M. Perry, *Australia's First Frontier*, Melbourne University Press, Melbourne, 1963, p. 72

This rapid expansion caused open disputes between Europeans and Aboriginals with resulting deaths. This period of violence did not last long, but this did not mean a solution had been found for the dispossessed Aboriginals. It would appear that the remaining Aboriginals drifted to towns and major stations to eke out a living. In 1847, the Muswellbrook Police reported that the issue of blankets to Aboriginals had been withheld. In 1852, Captain Pike of Pickering was using Aboriginals to help run his boiling down works while in 1860 Scone police issued approximately 20 blankets to Aboriginals.⁸ In the 1880s local Aboriginals were selling flattened sheets of bark for roofing to the selectors.⁹ This indicates that there were still some Aboriginals in the area, but certainly not living in their traditional way. In 2013, the only evidence of Aboriginal occupation in the landscape is the archaeological evidence.¹⁰ This indicates a widespread use of the land.

6.3 Exploration

In 1819, Governor Macquarie advised the Colonial Office that he favoured the closing of Newcastle penal colony due to some settlement of the lower Hunter Valley and increasing escapes from the settlement. He advocated the opening up of the valley to free settlers. At this stage very little was known about the upper Hunter Valley.¹¹ The first Europeans to sight the upper Hunter Valley were John Howe and party who travelled from the Hawkesbury to the headwaters of Doyles Creek and on to the Hunter in November 1819. Howe returned to the Hawkesbury, but in December 1819 sent his Aboriginal guide, Myles, and a small party of Aboriginals to check on reports from Aboriginals of an easier route to the Hunter.¹² Howe set off on 6th March 1820 and guided by Myles reached the Hunter on 15th March and followed it down stream to Wallis Plains (now Maitland). They then returned upstream to where they encountered the Hunter River in 1819 and returned via the new route blazing a trail.¹³

1822 saw William Lawson in the headwaters of the Goulburn River between Ulan and Cassilis; and in 1823 Allan Cunningham was in the Merriwa district. The key person to open up the upper part of the Hunter Valley to settlement was Assistant Surveyor Henry Dangar. In August 1824, he crossed over Muscle Creek and the future site of Muswellbrook, crossed Sandy Creek and ventured as far as Aberdeen. There is some evidence that he ventured further up the valley on an unofficial venture naming sites in the Scone area.¹⁴ In October 1824 Dangar was officially back in the upper Hunter. He discovered the junction of the Goulburn and Hunter Rivers, explored the Dartbrook and reached the Liverpool Range. For a few years, Dangar was the principal surveyor in the Hunter and was responsible for surveying many of the stations in the area. In 1830, Surveyor McLeod made a survey line from the Hunter River in the south to Hall's station in the north. He noted Cox's and Macintyre's stations on his map. In 1832 Surveyor Davidson's map of the region was published which showed a reserve at Kayuga.

⁸ *Maitland Mercury*, 14th October 1847, 9th June 1852 and 29th May 1860.

⁹ *Kayuga Public School Centenary Booklet*, Kayuga School, 1967, p. 17.

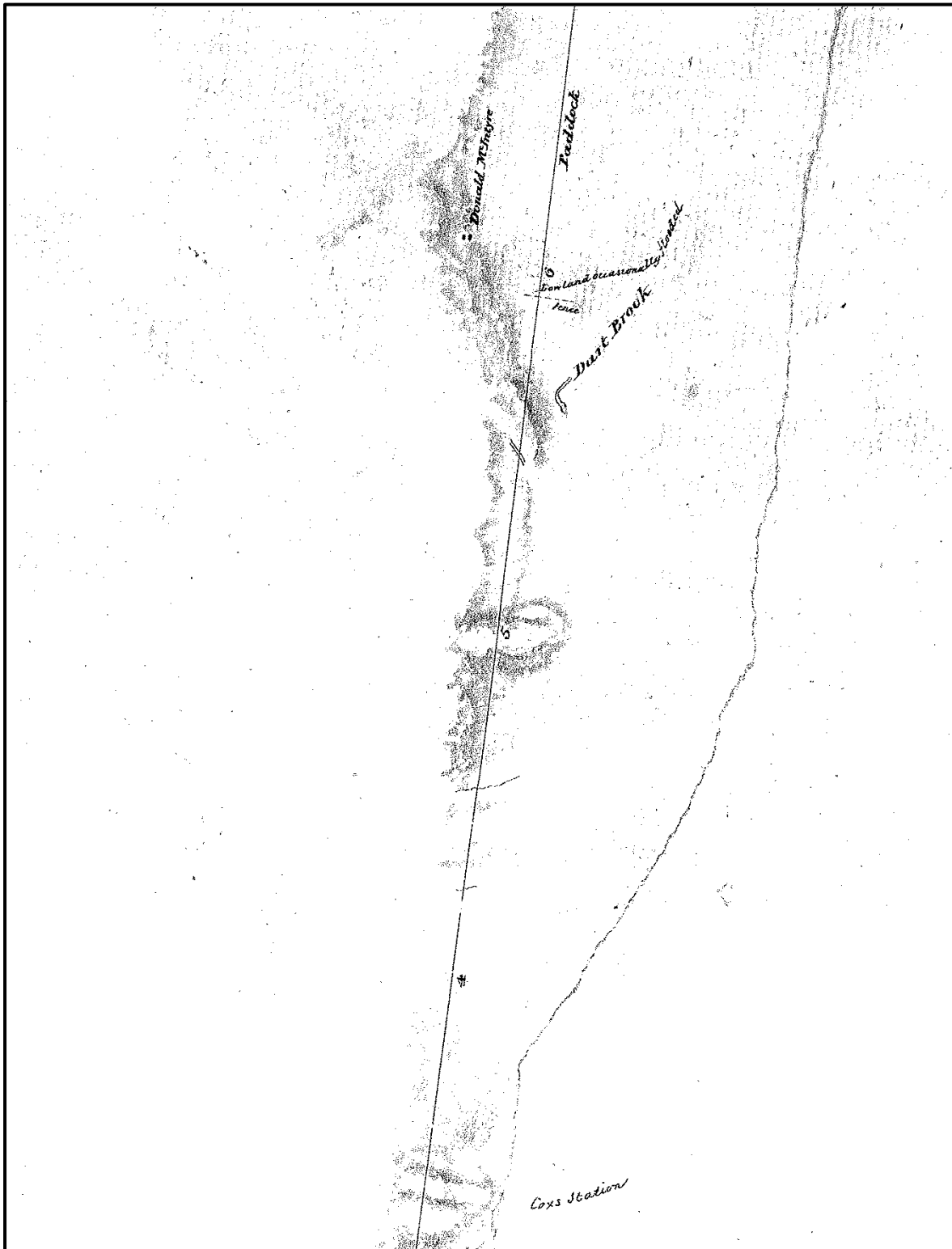
¹⁰ Mount Pleasant Mine, EIS, Vol.4, Supplementary Report 5, 1996.

¹¹ Macquarie to Bathurst, 8th March 1819, *Historical Records of Australia*, Vol. X, pp.43-4

¹² A. Maqueen, *Somewhat Perilous*, A. Maqueen, Wentworth Falls, 2004, p.105.

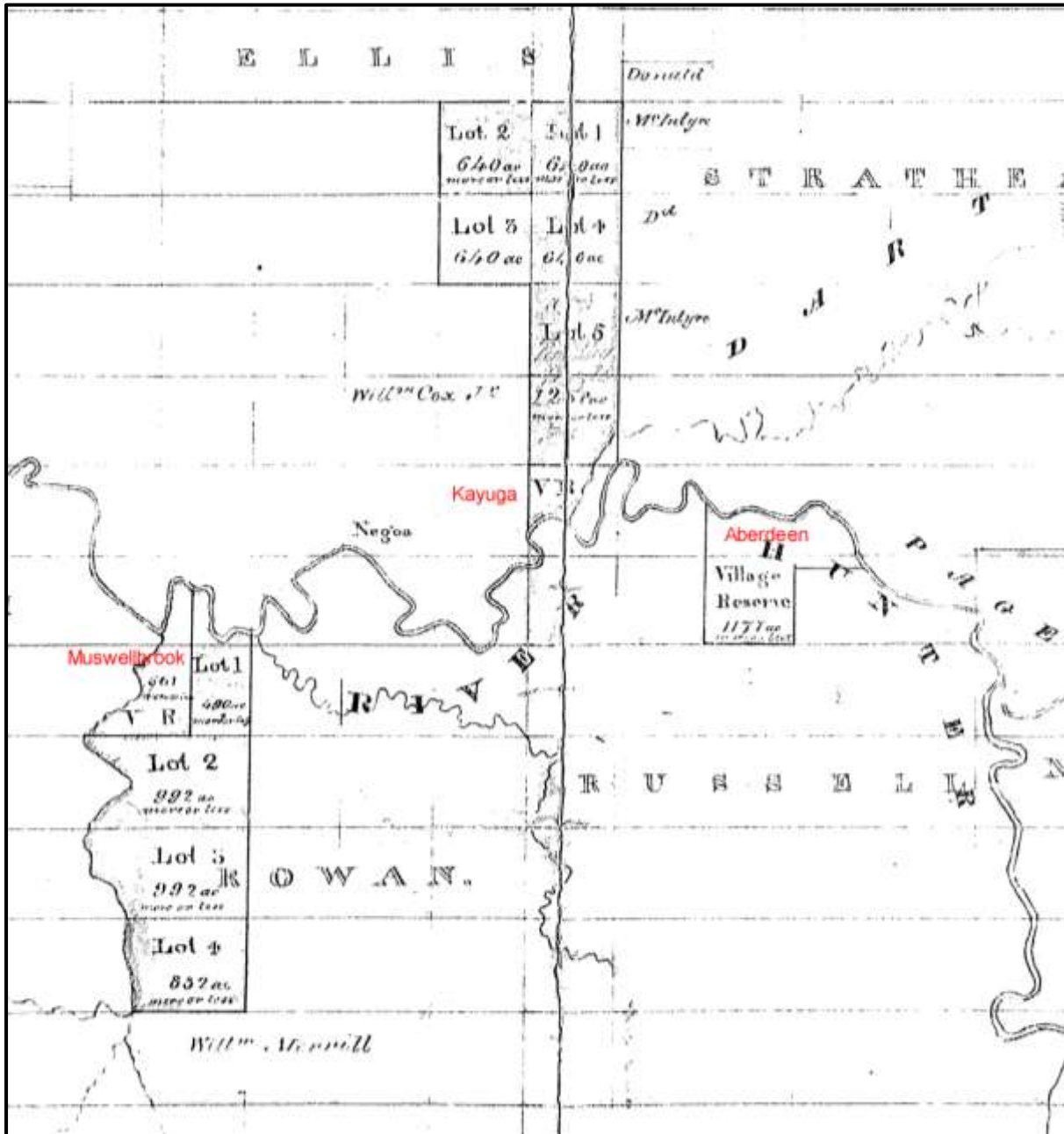
¹³ *ibid*

¹⁴ N. Gray, *Some Upper Hunter History*, Scone & Upper Hunter Historical Society Journal Vol 2, 1961, p. 23.



Plan 03: Part of McLeod's map of 1830. He shows Cox's station, Macintyre's station, Dart Brook, fence and noted that the area east of Macintyre's would be subject to flooding.¹⁵

¹⁵ SR AO Map 5023



Plan 04: Part of Davidson's map of 1832. The reserves for future towns of Muswellbrook, Kayuga and Aberdeen have been labelled in red. Map was printed with north to the right of the map.

6.4 Convicts

The British convict policy was remodelled after Commissioner Bigge tabled his report (1822) on the convict system in the colony of New South Wales. There was concern at the increasing cost of sending convicts to NSW. Bigge recommended that convicts be assigned to wealthier settlers who would then be responsible for feeding and clothing them. As a rule, convicts were allocated at the ratio of one convict for each 100 acres of land held. The convicts could be used for clearing and cultivating, but a great many were utilised as shepherds for the rapidly increasing flocks of sheep. This policy of the British government created a high percentage of the population to be convicts. The 1828 Census indicated that 69% of the male population in the Hunter were convicts. The 1837 Return of convicts showed that William Cox of Negoa had 19 convicts assigned to him under the Invermein (Scone) Police district and a further five allocated to Wybong. Other stations had similar

or higher numbers.¹⁶ In the 1841 Census, which covered convicts and free persons there were 22 people on Negoa, 13 on Overton and 79 on St Heliers. These figures are cover free and convict persons. Transportation of convicts ceased in 1840 and the number of new men assigned dropped quickly. There were a number in the district, as they worked out their sentence until the 1850s. Convict labour played a very important part in the early development of the study area.

6.5 Land Tenure

Originally the British government considered Australia to be terra nullius and all land belonged to the Crown. Any claim that the Aboriginals had was ignored. Initially land was granted to settlers based on 640 acres for each £500 sterling they possessed in cash or goods. Additional land could be purchased on very advantageous terms. From 1828, land could also be leased, so by grant, purchase and lease properties of a considerable size could be developed. William Cox senior was to acquire all the land on the west side of the Hunter River in the Parish of Ellis. This locked up the best land from any would-be small farmers. The Free Selection Acts of 1861 was introduced to open up the Crown and lease-hold land of NSW. Known as 'selection before survey', this allowed a selector to purchase for £1 per acre, an area between 40 to 640 acres. Initial take up of land in the Parish of Ellis was slow as the Cox family had tied up the best land.

6.6 Pastoralism, Agriculture Forestry.

The earliest land taken up in the Parish of Ellis was by William Cox senior, his Portion 3 of 2560 acres and Portion 4 of 1280 acres were purchases from the Crown. While the Deed of Grant was signed by Sir George Gipps and dated 9th October 1838, the Cox family had been in occupation much earlier than this. In 1846, William Cox divided the land up between his sons, William junior (1370 acres), Sloper (1190 acres) and John Hobart (1280 acres).¹⁷ This gave the Cox family frontage to the western side of the Hunter River from Kayuga to Muswellbrook. Initially sheep for wool was their main activity, but later fat cattle and horses dominated the land use.

The early conditional purchasers kept small flocks of sheep along with cattle and horses, but numbers were small due to the size of farms and lack of water. All farms established gardens and orchards to provide food. Small areas of wheat were grown, which utilised the mill on St Heliers (early 1830s) and later Aberdeen mill (1837) and Muswellbrook (1841). A large mill was erected by John Boorer at Scone in 1861.¹⁸ The attempts to grow wheat were plagued by poor seasons and rust in good seasons.

In the 1890s, the development of mechanical separation of cream from milk led to a rise in dairy farming. 1893 saw the opening of the Kayuga Creamery.¹⁹ This was followed by creameries and butter factories at Overton (Blunt's), Muswellbrook and Aberdeen. Dairying was a boom for the small farmer as it provided a monthly cash flow and could be operated by the entire family. The introduction of milking machines and tractors led to the mechanisation of farming and created an increase in productivity, but tended to decrease the population.

Ironbark from the area supplied much of the timber for housing. Small volumes went to a sawmill operated by the Thomas Brothers in Ford Street, Muswellbrook in the 1880s and 1890s²⁰ and later in the 1930s, logs were sent to Gould's mill, Singleton.²¹

¹⁶ General Return of Convicts in NSW, 1837, ABGR, 1987.

¹⁷ LPMA Book 10 No. 500 to 502

¹⁸ *Maitland Mercury* 28th Feb 1861

¹⁹ *Muswellbrook Chronicle* 6th Feb 1931

²⁰ Muswellbrook Municipal Rate Books 1880-1900

6.7 Accommodation

Initially, accommodation on the Cox property would have been very basic, most likely bark huts, which were quick to erect. No evidence of these early structures has survived. In the 1841 Census, William Cox of Negoa was recorded as living in a timber house. The Census records that there were only five stone or brick buildings in the area, three in Muswellbrook, Bengalla and St Heliers. Later there would be stone or brick buildings at Kayuga, Negoa, Rosebrook and Overton (Overdene). The rest of the structures in the study area were slab, split and later sawn, weatherboard or corrugated iron. Slab houses provided material for other farm building when the home was upgraded. Weatherboard houses tend to be after the 1890s when, with the introduction of dairying, selectors had more cash. Brick making had an early history in the Muswellbrook area, certainly by the 1840s, but bricks were tended to be used for chimneys, underground tanks or sheep dips. Brick houses were a much later development, most being erected after the 1970s. Sandstone was available in the area, but was little utilised as a building material. This is probably due to the cost associated with cutting and erection. There is one known sandstone quarry in the study area, which is located on Rosebrook. Corrugated galvanised iron, developed in the 1850s slowly became the preferred roofing material. This material replaced the use of bark and later shingles. Some of the buildings with roofs of corrugated iron show evidence of earlier use of shingles i.e. close spacing of roof battens or shingles under the iron. Corrugated iron became the material for farm sheds, especially the walls, which allowed buildings to be erected quickly and were not effected by termites.

6.8 Communication and Transport

In 1862, the telegraph reached Muswellbrook with tenders being called for the erection of a telegraph station.²² The line followed the Great Northern Road so this service was only available to rural residents if they travelled to Muswellbrook or Scone. In 1908, the telephone service was extended to Muswellbrook.²³ Tenders were called in 1911²⁴ for the erection of a telephone line to Kayuga.

Name	Address	No.
Allen, D H	Negoa	69
Budden, I G	Berrywood	80
Higgins, E A	Rosebrook	40
Scholes, J B	Overton	107

Table 07: Telephone subscribers, 1919 in the Parish Ellis

The exchange did not open until 1927, when nine farmers connected.²⁵ In 1932, there were still only nine subscribers.

Name	Address	No.
Casey, E M	Stonyhurst	9
Casey, J J, Mrs		6
Casey, M	Clenmore	3
Casey, P V	Riverview	4

²¹ J. Lye and B. Baskerville, *Thematic History of Kayuga*, for Tropman & Tropman, 1996, p. 35.

²² *Maitland Mercury* 22nd Feb 1862

²³ *Muswellbrook Chronicle* 27th June 1908

²⁴ *Muswellbrook Chronicle* 14th October 1911

²⁵ *Muswellbrook Chronicle* 31st May 1927

Fibbins, A H	Maryville	7
Lonergan, J	Belgrave	5
Lonergan, J	Boxridge	1
Lonergan, P V	Waitomo	8
Turnbull, J M	Pastime	12

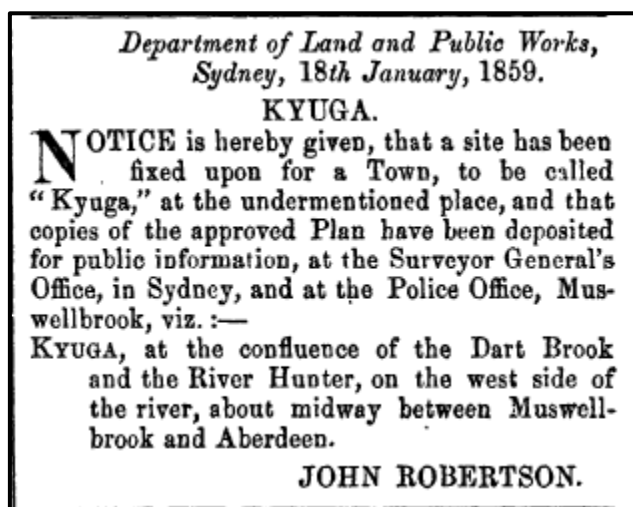
Table 08: Telephone subscribers, 1932 – Kayuga Exchange.

The first roads in the area were merely tracks from one station homestead to another. The passing of the Parish Roads Act (4Vic No.11) allowed the creation of road trusts. It is not known if a road trust was set up in the Kayuga area, but maintenance of roads became a responsibility of shires after 1906. Wybong Shire, later Muswellbrook Shire was formed in that year. Formal roads were slow to develop i.e. the Castlerock Road was not opened until 1885.²⁶

6.9 Villages

There is one village in the study area – Kayuga. This village developed in the reserve, which appears in Davidson's 1832 map. By 1858, the only development was the creating of a burial ground for the surrounding district. Surveyor John Rogers drew the first plan for the village in May 1858.²⁷ The streets were aligned north-south east-west and the village was located on ground between Donald Macintyre's Kayuga in the north and John Hobart Cox's Negoa in the south. The alignment of the village did not take into account the 'road' that went from Muswellbrook to Scone via the Kayuga station. It was a classical design based on strict grid aligned to the cardinal points. He allocated section and allotment numbers and named only one street, Kyuga (*sic*) Street. He did mark the burial ground and marked two sections R, presumably they were to be reserves since one included the cemetery. He also marked an area to the west of his plan for a proposed extension to the village reserve. See Plan 05.

On 24th September 1858, Surveyor Bennett, redesigned the plan for the village by turning the streets 45 degrees which allowed a better alignment with the Muswellbrook to Scone road. He also set aside reserves for public buildings, churches and parks.²⁸ His map also indicates what the streets would be named. He ignored the existence of the cemetery and made no provision for it on his map. The cemetery when it appeared on later maps was in the middle of Heir Street.



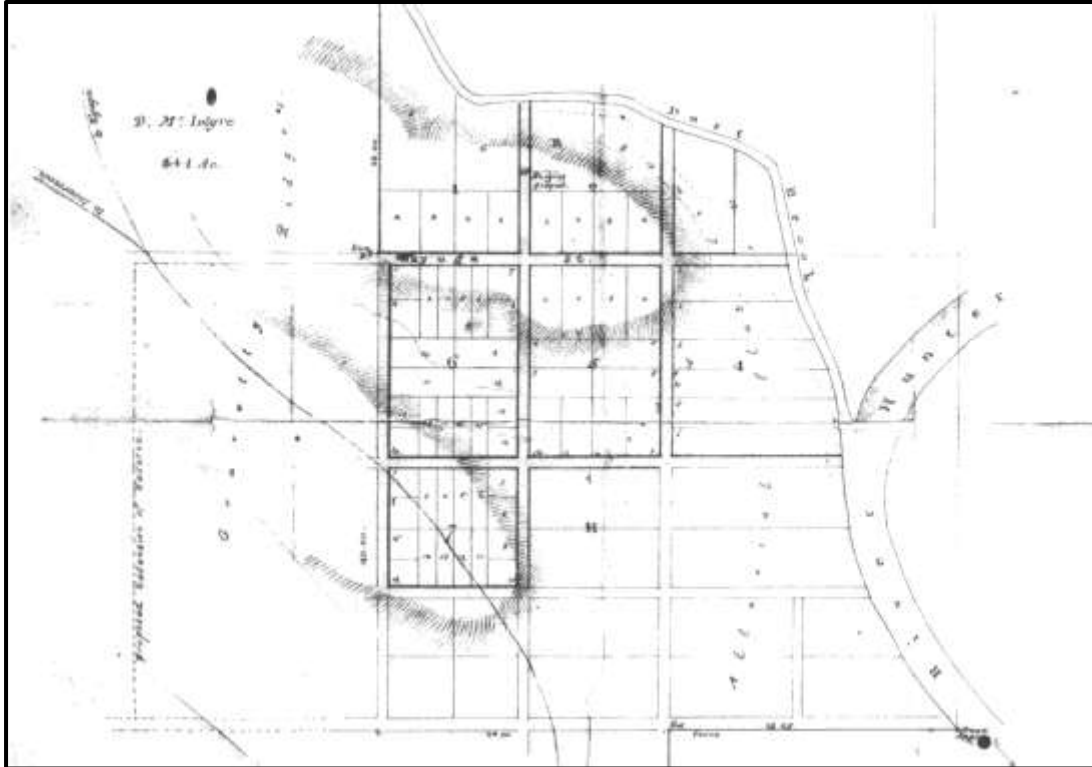
²⁶ Crown Lands Department Map 1881.897

²⁷ State Records of NSW, Map AO 3271

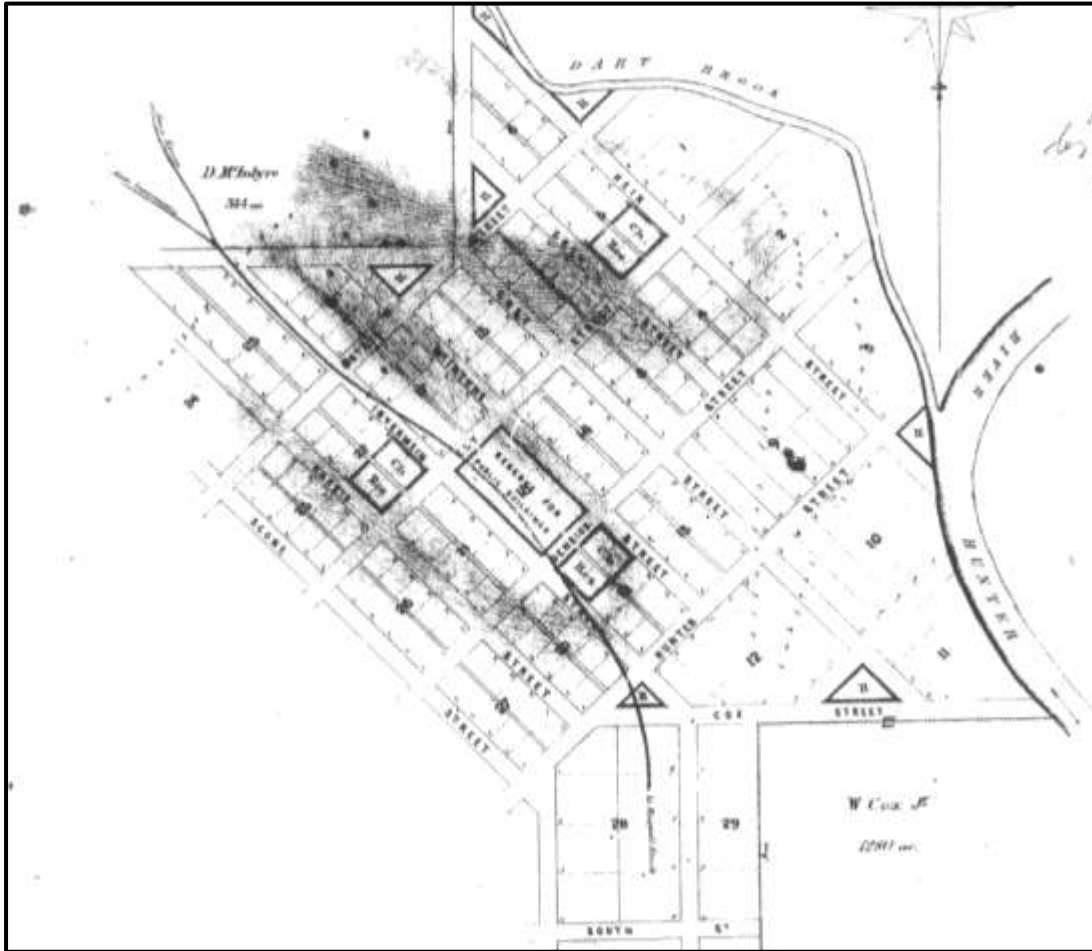
²⁸ State Records of NSW, Map AO 3272

Plate 01: Notice in the Government Gazette that a Plan was available for the town of Kyuga (sic).

In 1861 village allotments were put up for sale, but sales were very slow. The village reserve never became established as an urban centre though at times there were a post office, hall, school and church along with the original cemetery. Many of the streets were closed and urban blocks amalgamated to develop small farms.



Plan 05: Rogers' map of May 1858 for Kayuga.



Plan 06: Bennett's map of September 1858.

6.10 Religion

The four main Christian religions were represented in the Kayuga area. Presbyterianism was mainly associated with the Macintyre family and Kayuga Station. The Macintyre's were responsible for many early Scottish settlers coming to the Upper Hunter. So strong was the Scottish influence, one traveller remarked that a sign should be placed at the entrance of Kayuga Station warning persons entering that "Gaelic only spoken here." There was never a Presbyterian church in the area.

The Church of England had a church outside the village reserve along Dorset Road. This church opened on 30th November 1882 (St Andrews Day), and was known as St Andrews. It remained there until 1936 when it had fallen into disrepair and was demolished.²⁹

A very strong congregation of Primitive Methodists may have had a church along Dorset Road too. It is unknown when it was erected. There was a Methodist Church in Kayuga village sometime after 1876 as land was set aside in Section 19 for a church and residence.³⁰ In 1921, the building was offered for purchase.³¹

There was also a strong section of the community that followed the Roman Catholic faith, but they came to Muswellbrook to attend church.

See Plan 07 for location of churches.

²⁹ *Muswellbrook Chronicle* 5th May 1936

³⁰ Surveyor General plan 76/3685

³¹ *Muswellbrook Chronicle* 2nd Sept 1921

6.11 Sport

Sport had a strong following in the area with cricket and tennis the main activities. Cricket started at Muswellbrook in the 1840s and in 1874, it was reported that Muswellbrook had two teams, Kayuga had one and Muscle Creek was forming a club.³² In the early 1900s, games were played against Sandy Creek, Coal Creek, Spring Creek, Denman, and Wybong besides Muswellbrook. Many of the families in the area were closely connected by religion and marriage. In 1928, the Kayuga team consisted of six Lonergan's and five Casey's in a game played against Denman.³³

Tennis appears to have started in the early 1900s in Muswellbrook, by 1906 Kayuga had formed a club, and was practicing.³⁴ There was a court at the Kayuga School on Dorset Road and later on, near the Recreational Hall. There was also a cricket pitch at the hall.

6.12 Schools

A school existed at Kayuga from 1867 to 1984 though in several locations. Only the site on Dorset Road, Devine's property and the site in the village can be located with accuracy. The first school opened as a provisional school with a local board in the Primitive Methodist Chapel, which may have been on Dorset Road. In 1868, it was reported that it was 12 months since the school was established, but the building was not suitable. A building committee was formed with the object of building a new school.³⁵ In 1877, the residents made application for a public school and the following year tenders were called for the erection of the school.³⁶ The school board consisted of William Shilling, Thomas F Guy, Robert Gall, Francis Abberton and Charles Tucker.³⁷ The school remained on this site until 1929 when a new school was erected in the village.³⁸ In 1938 -39 the school closed due to low numbers but reopened 2nd June 1939. In 1982, low numbers forced the school to close and the school building was relocated to Sandy Hollow.

See Plan 07 for location of school sites.

6.13 Law

The village and surrounding area was policed from the station at Muswellbrook.

6.14 Mining

As early as 1867, the *Maitland Mercury* reported that Mr Edgar had opened a coalmine on Negoa, the seam was five feet thick and he was supplying the blacksmiths of Muswellbrook.³⁹ In 1871, there was a brief mention in the *Mercury* that coal had been found at Kayuga.⁴⁰ On the 22nd March 1892, Mr W Weis notified the Mines Department that he had started a coal mine at Kayuga on the property of E Cox, about three miles from Muswellbrook. Weis stated he had three men working and everything was in good order.⁴¹ (The mine was located on Portion 92, Parish of Ellis). In 1894, Mary Ann Cox inserted a notice in the *Maitland Mercury* that she was the sole owner of the coalmine

³² *Maitland Mercury* 7th April 1874

³³ *Muswellbrook Chronicle* 7th Feb 1928

³⁴ *Muswellbrook Chronicle* 25th April 1906

³⁵ *Maitland Mercury* 11th August 1868

³⁶ *Maitland Mercury* 1st June 1878

³⁷ *Maitland Mercury* 7th Nov 1878

³⁸ *Muswellbrook Chronicle* 28th June 1929

³⁹ *Maitland Mercury* 9th Nov 1867

⁴⁰ *Maitland Mercury* 20th April 1871

⁴¹ Mines Department, Annual Report 1892

being worked by Weis Bros.⁴² The mine continued until the early 1930s. It was always a small operation employing three to eight men with a maximum output of around 850 ton per annum. Between 1845 and 1860, William Seabrook operated a small limestone kiln at a site along Wybong Road. There was also a sandstone quarry to the west of Rosebrook Homestead. It was claimed much of the stone for buildings for Muswellbrook originated from this quarry.

6.15 Cemeteries

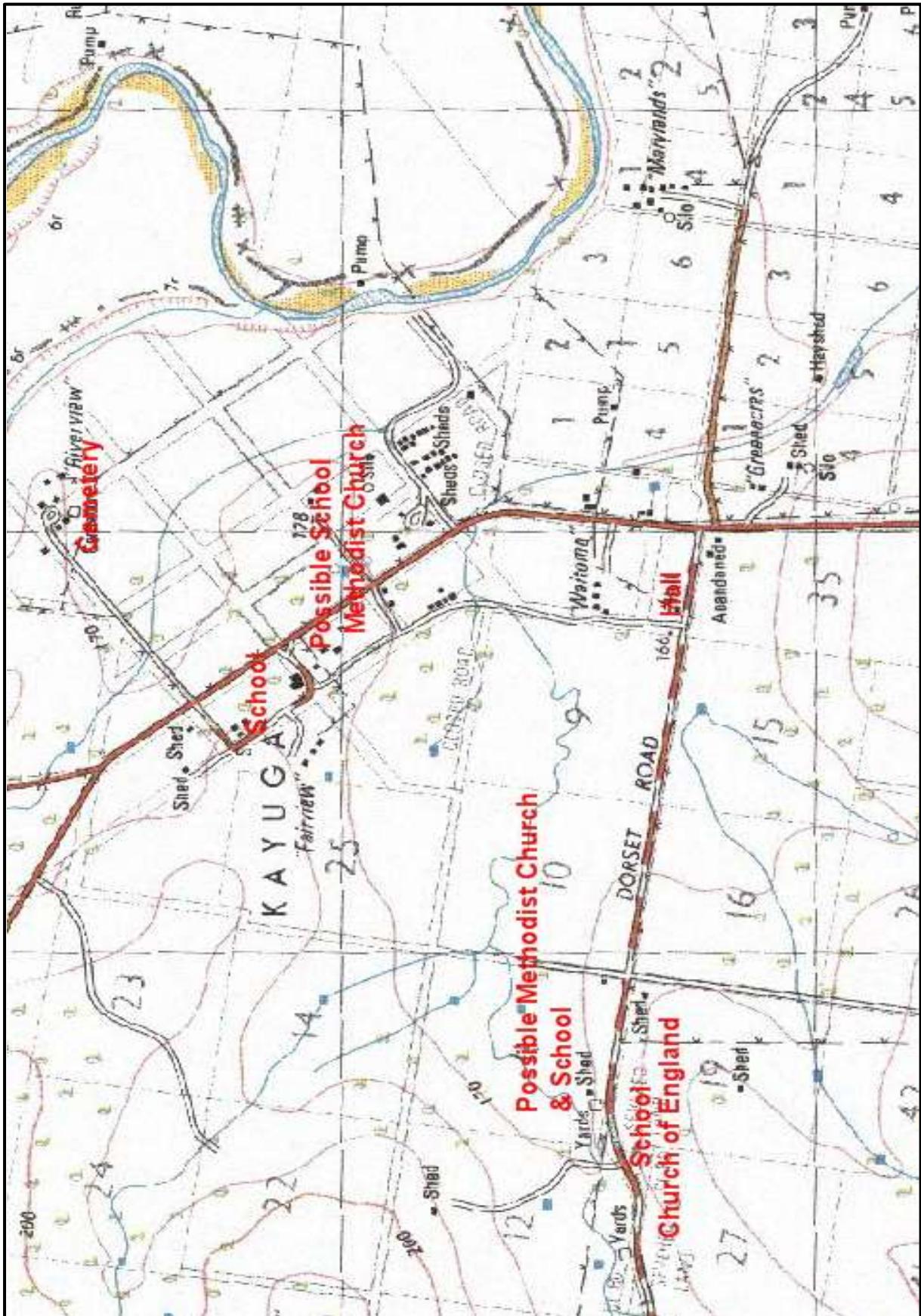
The study area contains the oldest cemetery in the Upper Hunter. It was set aside as a burial ground by Archdeacon Scott in 1828. John Bingle of Puen Buen, Scone and Archdeacon Scott saw the need for a central burial ground (that was consecrated) to meet the needs of the Upper Hunter properties. Kayuga reserve was considered to have a central position. Properties that are known to have used the Kayuga burial ground are Negroa, St Heliers, Segenhoe and Puen Buen. The first known burial took place in 1831 and the cemetery was used up until 1956. There are 19 headstones and documentary evidence of at least 50 other burials. The cemetery saw three distinct periods of use, convict, early Scottish settlers and later conditional purchase settlers.⁴³

There is an oral history report of a burial at Thorndale and Devine's.⁴⁴

⁴² *Maitland Mercury* 19th March 1894

⁴³ R. Tickle, *Survey of a Cemetery*, UNE, 1990

⁴⁴ Per. com. Pat Watts



Plan 07: Map showing location of various churches and school sites.

7.0 Results of Surveys of Heritage Registers and Inventories

Name	National Estate	State Heritage Register: Section 170	Hunter Regional Environmental Plan	Muswellbrook LEP	National Trust
Kayuga Bridge	Yes	Yes	Yes	Yes	
Overdene	Yes		Yes	Yes	Yes
Kayuga Cemetery			Yes	Yes	Yes
Negoa			Yes	Yes	Yes
Kayuga Homestead			Yes	Yes	

Table 09: Items listed in various registers and inventories.

8.0 List of Historic Sites within and around ML1645 found during fieldwork & survey of registers

ID No.	Type	Site Name
MP01	Homestead	Broomfield
MP02	House	Skippen's
MP03	Hut & dairy	Dever's
MP04	Shed & yards	Watson's
MP05	Shed	Watson's
MP06	Hut, dairy, shed, house	Coady's
MP07	Hut site	Bates 1
MP08	Hut site	Bates 2
MP09	Hut site	Bates 3
MP10	House & yards	Scriven 1
MP11	Lime kiln	Seabrook's Limekiln
MP12	House site	Bollibon – Nowland's
MP13	House, dairy, piggery site	Humphries
MP14	Post & rail fence	Fence
MP15	Stockyards	Stockyards
MP16	House	Gardiner's
MP17	House site	Clayden's
MP18	Yards	Scriven Yards
MP19	Hay shed	Scriven Shed
MP20	Coal mine	Kayuga Coal Mine
MP21	School site	Kayuga School
MP22	House & yards	Smith's Clear Farm
MP23	House site	Devine's
MP24	Creamery	Kayuga Creamery
MP25	Farm site	Gall's Farm
MP26	Farm site	Page's Farm
MP27	Farm site	Thorndale
MP28	House	Melody Farm
MP29	House	Lynch's
MP30	Post & rail fence	Lynch's Fence
MP31	Farm Site	Cox's Portion 20
MP32	Farm site	Cox's Orchard
MP33	Post & rail fence	Fence Portion 146
MP34	Windmill	Windmill
MP35	Salt shed	Salt Shed
MP36	Farm site	Hill's

Mount Pleasant: Historic Heritage Study

MP37	Farm site	Berrywood
MP38	Farm site	Rosebrook
MP39	Sandstone quarry	Rosebrook Quarry
MP40	Slaughter house	Weidmann's
MP41	Homestead	Negoa
MP42	Farm site	Fibbins
MP43	C of E church site	St Andrew's Anglican Church
MP44	Surveyor's mark	Scarred Tree
MP45	Farm site	Casey, Clenmore & Edgeway
MP46	Hall	Kayuga Recreation Ground
MP47	Farm site	Athlone
MP48	Polocross ground	Wybong Road, Blake's
MP49	Hut site, windmill, ruins	Weidmann's Hut, Mill & Dairy
MP50	Farm site	Waitomo
MP51	Bridge	Kayuga Bridge
MP52	Farm site	Overdene
MP53	Cemetery	Kayuga Cemetery
MP54	Farm site	Portion 71
MP55	Farm site	Portion 26

Table 10: List of Historic Sites within and around ML1645 found during fieldwork & survey of registers (refer to Plan 01 for location map)

- Charles Winbourn White, son of Rev W E White took over the management of the purchase and it appears that the property was called Broomfield from then. In 1899, C W White called tenders for clearing 30 acres on Broomfield ready for the plough. This was following in 1901 for further tender to clear 50 acres on Broomfield.⁵⁰
- In 1901, John C Luscombe, architect of Muswellbrook called tenders for the erection of a cottage residence on Broomfield, the property of C W White.⁵¹
- December 1903, Charles Winbourn White married Lillian Higgins, daughter of Edward Higgins of Rosebrook. Wedding took place at St Alban's Anglican Church Muswellbrook.⁵²
- In 1909, C W White advertised his sheep for sale stating he was going to take up dairying.⁵³
- C W White established share dairy farms on the northern end of Broomfield fronting Castle Rock Road. By 1910 there were enough families there that the Department of Education called for tender to erect a school.⁵⁴ Archdeacon White of Armidale (owner of the land) leased a portion to the Department of Education. David Jordan, builder of Muswellbrook was the successful tenderer at a price of £97/14/5. By August 1911, the school closed due to low attendance.⁵⁵ In 1912, the school was operating again as a half time school with St Heliers. (The teacher spent half a week at each school). The teacher requested that the Michaelmas Holiday be deferred for two weeks to allow him to compete in the National Rifle Association Prize Meeting, he supported his application with a letter of support from parents i.e. A A Smith, Alex Gardiner, D Fibbins, J Fibbins and W Partridge. June 1913 the school closed again.⁵⁶
- In 1913, Archdeacon W E White died at Armidale.⁵⁷ Broomfield, which he still owned, consisted of 2706 acres 18 perches of freehold in the Parish Ellis. The land, stock and improvements were valued at £15165/1/10. Improvements consisted of weatherboard cottage of six rooms, detached kitchen, shed, stable & yard, two wells, two dams, two dairymen cottages of six rooms with dairy, yards and hay shed at each. There were 200 dairy cows, 3 bulls and 14 mixed horses.⁵⁸
- In 1914, C W White advertised his dairy herd for sale and announced he was going out of dairying.⁵⁹
- In 1920, C W White advertised there would be a clearing sale of stock, plant and furniture at Broomfield.⁶⁰

**CLEARING UNRESERVED SALE
Sheep, Cattle, Horses, Furniture, Plant &c
AT 'BROOMFIELD'
SATURDAY, FEBRUARY 21ST, 1920
AT 11 AM**

Edward Higgins, Parkinson & Co have received instructions from Mrs C W White to sell by public Auction at "Broomfield" on the above date, the whole of the furniture and effects comprising:

Dining Room – Dinner wagon, sideboard, 6 chairs, desk, 2 easy chairs, couch, Chesterfield, fender

⁴⁹ LPMA Book 566 No. 555

⁵⁰ *Muswellbrook Chronicle* 11th January 1899 & 18th September 1901

⁵¹ *Muswellbrook Chronicle* 13th November 1901

⁵² *Muswellbrook Chronicle* 19th December 1903

⁵³ *Muswellbrook Chronicle* 16th June 1909

⁵⁴ *Muswellbrook Chronicle* 1st October 1910

⁵⁵ *Muswellbrook Chronicle* 26th August 1911

⁵⁶ State Records Broomfield School file, 5/15127.4

⁵⁷ *Muswellbrook Chronicle* 11th June 1913

⁵⁸ State Records, Deceased Estate File, W E White, 20/970

⁵⁹ *Muswellbrook Chronicle* 1st April 1914

⁶⁰ *Muswellbrook Chronicle* 14th February 1920

& irons, large dining table, small dining table, linoleum, carpets, mats & blinds.

Hall – Carpet and linoleum, Chesterfield, 3 easy chairs, circular table, hall seat, piano, music stool, curtains & rods.

Bedroom 1 – Suite oak, bed & bedding, linoleum & carpet, mats, wash stand & wares, hot water can.

Bedroom 2 – Linoleum, dressing table, bed & mattress, mirror, washstand & wares, chest drawers.

Dressing Room – Washstand & ware, mat, dressing table, boot box, linoleum, chest drawers, bed.

Nursery – 2 mirrors, linoleum, wash stand & ware, fender & irons, bookcase, wardrobe, curtains, bedstead, 3 stretchers & mattresses, chest drawers.

Bathroom – Bath, linen, basket, shelves, mat.

Kitchen – Stove, cooking utensils, crockery, lamps, glassware, tables, dresser, safes, linoleum.

ALSO

A/c C W White Esq.

Stock

180 X'bred ewes, 2 tooth

170 X'bred wethers, 2 tooth

100 mixed X'breds, 2, 4 and 6 tooth

100 Merino wethers, 4 tooth

150 X'bred wethers, full mouth, fat

15 mixed cattle, 10 horses.

Plant

Engine & saw bench, reaper & binder, mowing machine, hay rake, harness, carts & sulkies

- On 1st March 1920, the executors of the estate of the late W E White transferred Broomfield to William Charles Mark Christian. Property was 2706 acres 2 roods and 18 perches, purchase price 15,030.⁶¹
- W C M Christian retained the property up to his death, which took place on Tuesday, 8th April 1947 at his residence, Walli House, West Maitland at the age of 83 years. He was a well-known grazier and racehorse owner. In 1892, Mr Christian was married to Miss Eva Alberta Clift, daughter of the late Mr William Clift of Breeza Station, and took up residence at Walli House, where he lived until his death. Mr. Christian was born at Willangie Station in Queensland and prior to coming to NSW had owned Brindingabba, Marinore and Springfield Stations. Only recently, he sold his Belford property near Singleton, but retained Broomfield at Muswellbrook. Mr Christian was keenly interested in racing, and had seen his colours carried to victory at Randwick, Armidale, Newcastle, Maitland and other tracks.

Deceased is survived by two daughters, Mrs J B Strong (Manly) and Miss Anne Christian (Walli House) and one son, Mr Tom Christian (Newcastle). He also leaves a sister, Mrs R Edson of Vaucluse, and a brother, Mr Mark Christian, of Sydney.⁶²

- His estate showed that the property had increased in size to 2908 acres 1 rood 18 perches. Improvements consisted of a large substantial weatherboard homestead, iron roof, lined with lathe & plaster, cypress ceiling containing 3 bedrooms, living room, dining room, entrance lobby, hallway, lumber room, pantry, bathroom, back porch, maid's room, kitchen, store room with verandas all round. Detached laundry, garage of weatherboard, ceiling of Baltic, iron roof. Harness room and shed used as cow bails and calf shed. 2 cattle yards. Fowl house. Shearer's hut, weatherboard, ceiling of Wunderlich. Woolshed, iron

⁶¹ LPMA Book 1188 No. 61. Muswellbrook Shire Council, Notice of sale and transfer of ratable land, 23rd March 1920.

⁶² *Muswellbrook Chronicle* 11th April 1947

roof, flooring 5 wool bays, engine room & drying pen. Sheep yards. Old dip & drying pen (out of repair). Hay shed. Old dairy. Total value of property £23262.⁶³

- A Weidmann & Co purchased the property from the estate of Christian on 29th March 1947⁶⁴. Weidmann's did not live on the property according to Matt Peel.
- In 1965, Weidmann's sold the property to Matt Peel. He paid approximately £78,000. When Matt Peel purchased the property there was an old woolshed (Matt believed the woolshed was erected 1925), one-room shearer's quarters, saddle room, shed and cow bails. Peels joined the main house to the detached kitchen and put in a new bathroom.⁶⁵
- Property sold to mining company in 1996.

SUMMARY

1901 tenders called for construction of homestead.

1909 dairy houses constructed

1910 school constructed

1913 description of homestead and other buildings

1920 description of homestead

1925 erection of woolshed

1947 description of homestead and other buildings

1965 homestead & detached kitchen joined. Large stables and coach house/museum erected.

DESCRIPTION OF SITE

At present (2013) there are the following on the site:

- Large homestead and yard. J C Luscombe described the homestead as a 'cottage residence'. He used this term for a number of his designs and was trying to portray a house that was somewhere between your average cottage and a grander homestead. His design had a number of features that make it a little more exclusive than a cottage. The main house is four rooms, fireplace in each, bay window in main front room and French doors that opened onto a surround veranda with bullnose iron. There is a central hall with decorative arch mid way, the front hall is wider than the back hall. This makes an impressive entrance, but reduces the size of the two front rooms. Entrance door is flanked by stain glass panels on each side. There are fanlights over all doorways. The fireplace mantles and surrounds are of timber as is the ceiling. The timber in the ceilings is laid in a decorative pattern in the front rooms and hall. Plaster ceiling roses. Back rooms have plain timber lining. External walls are weatherboard, internal walls of lathe and plaster. Chimneys have simple decoration at the tops. Kitchen was detached with maid's room and pantry. After 1965, the main building and detached kitchen were joined together, this created a large living area. The building has had little maintenance recently and has suffered from effects of poor tenants and vandalism.
- Coach house/museum. This building of round timber, sawn slabs and corrugated iron was erected by Matt Peel to house his rural museum and coaches. It is in very poor state of repair.
- Shelter. The top part of this is most likely the garage mentioned in the 1947 valuation. It has been raised on round timber posts, probably by Matt Peel.
- Shed which most likely was the harness room and cow bails. Erected sometime before the 1913 valuation. This building and yards have almost fallen down.

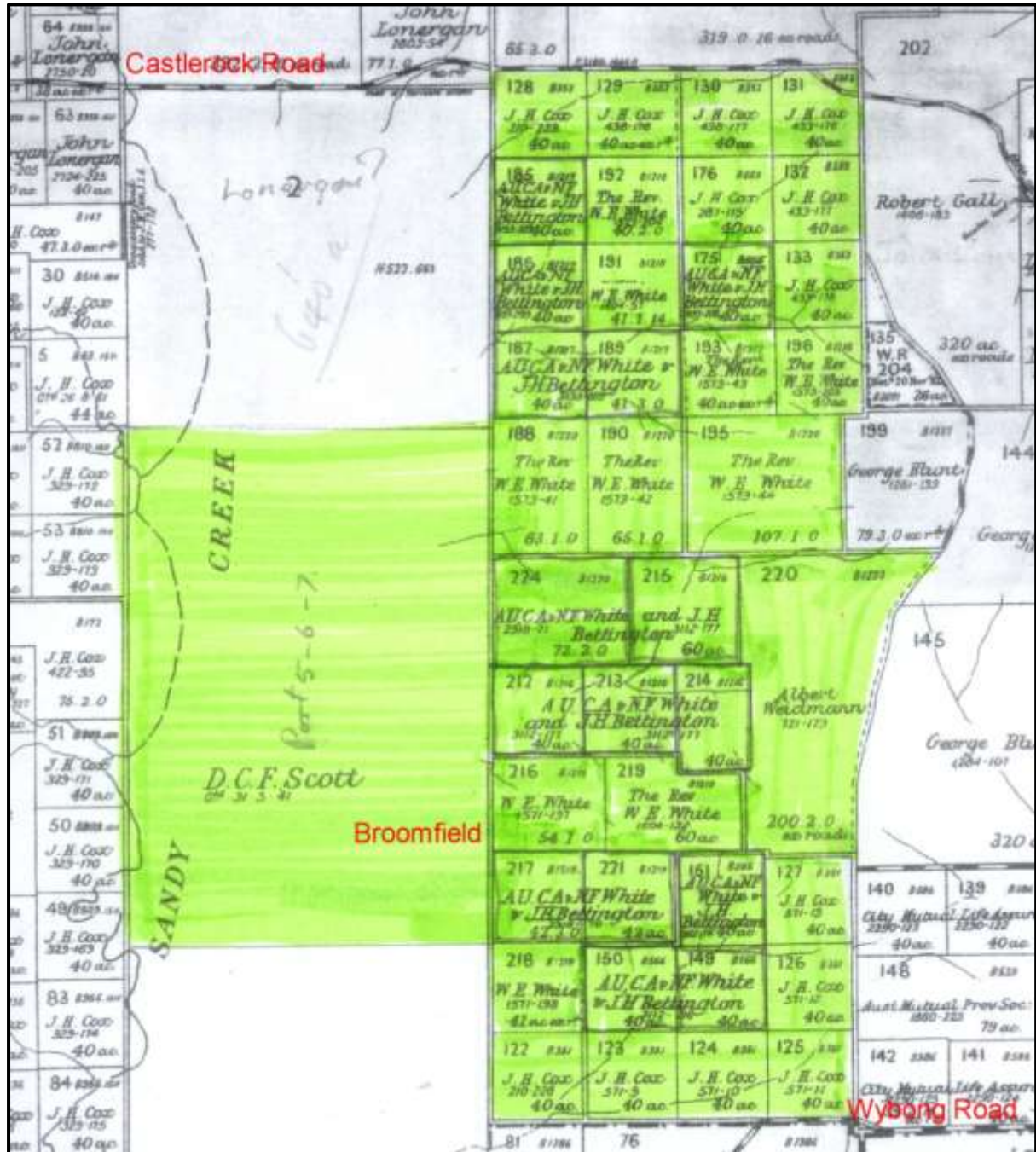
⁶³ State Records, Deceased Estate File, W C M Christian, 20/3996

⁶⁴ LPMA Book 2082 No. 272 Christian to Weidmann.

⁶⁵ Interview between Matt Peel & Rob Tickle, 6th February 2003.

- Small hut with extensions (this would appear to have been the shearer's quarters). Parts of this building may be the oldest building on the site. There is one room of sawn vertical slabs that was a building method common to the Kayuga area. Could have been erected after the property was purchased by W E White. The original building has had other rooms added to it at various times. Very poor state of repair with considerable termite damage.
- Two large stable complexes. Constructed by Matt Peel utilising round timber and corrugated iron. Both in poor state of repair.
- Shearing shed with sheep yards and dip. According to Matt Peel, it was constructed in 1925. Round timber has been utilised for the frame and clad with corrugated iron. Excellent example of rural construction. In poor repair. Yards and dip in ruins.

PLANS & DRAWINGS



Plan 08: Part of the Parish Ellis showing approximate size of property when transferred from Weidmann to Peel

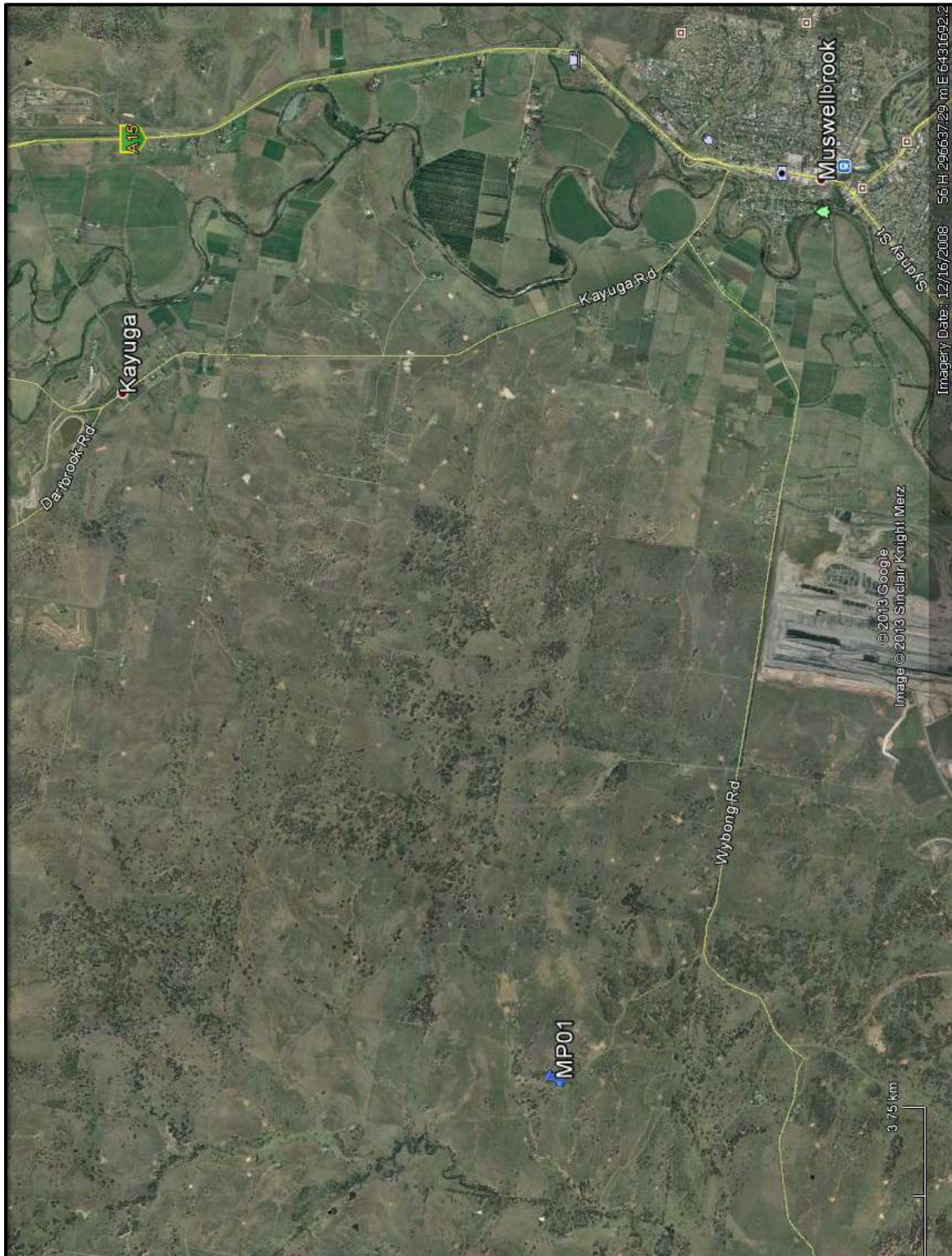
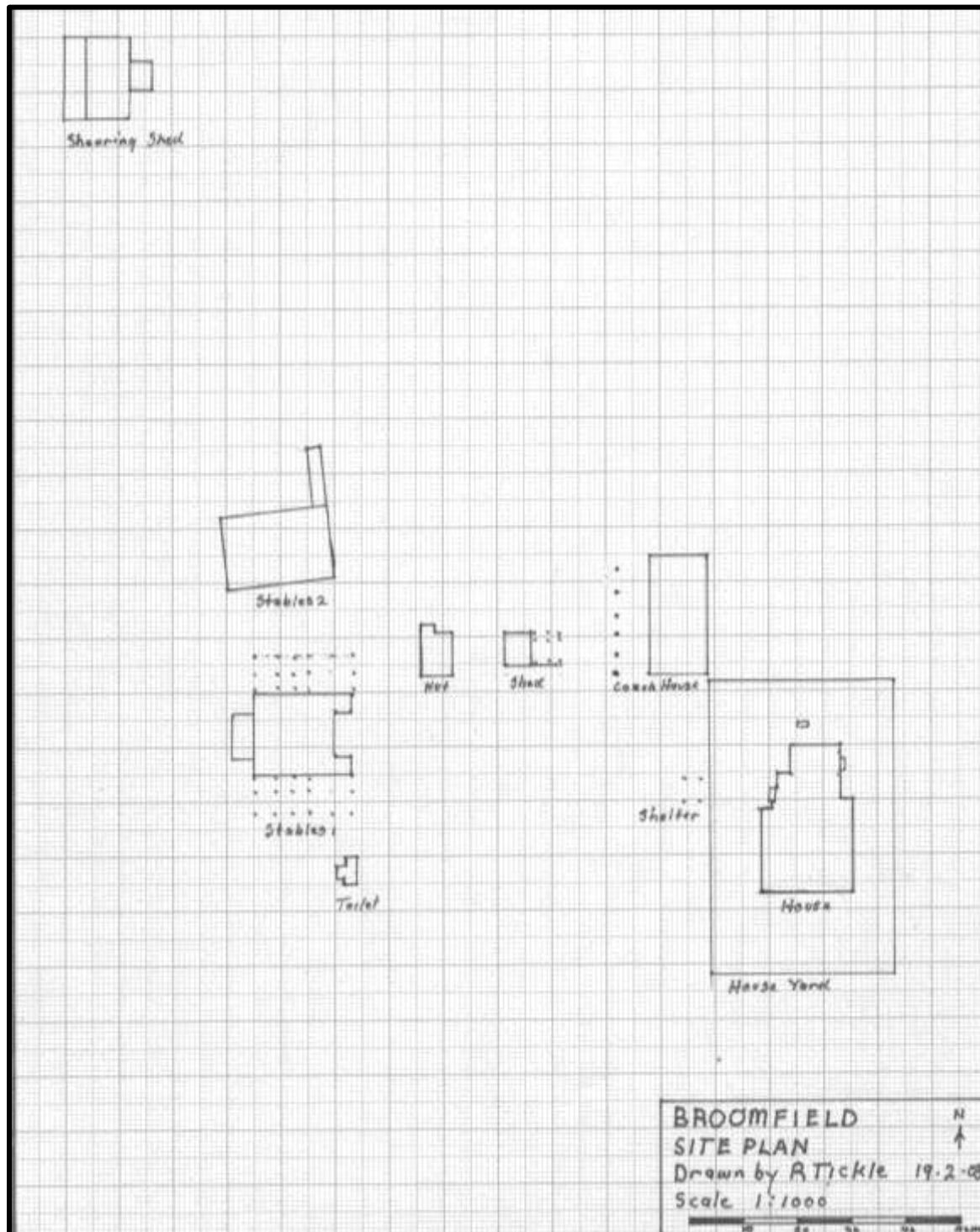


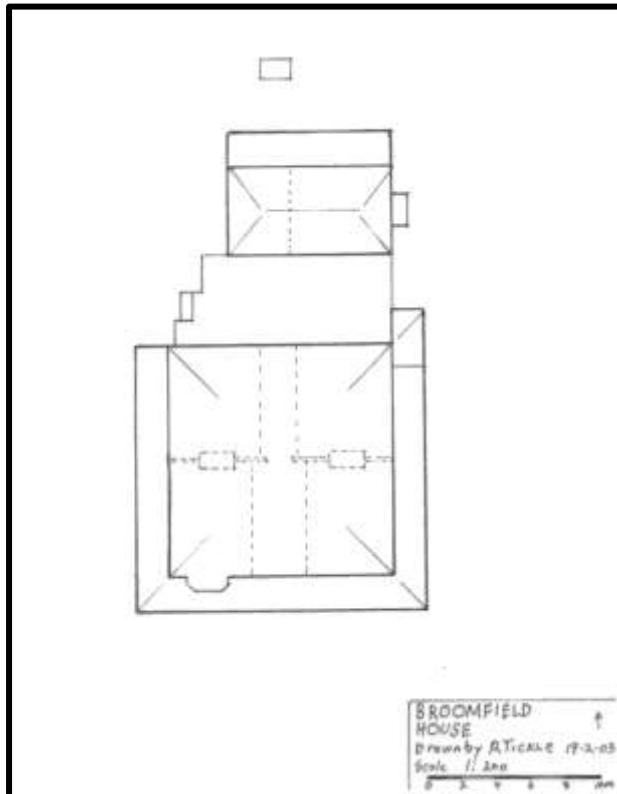
Plate 02: Google Earth view showing location of MP01 in relation to Kayuga and Muswellbrook.



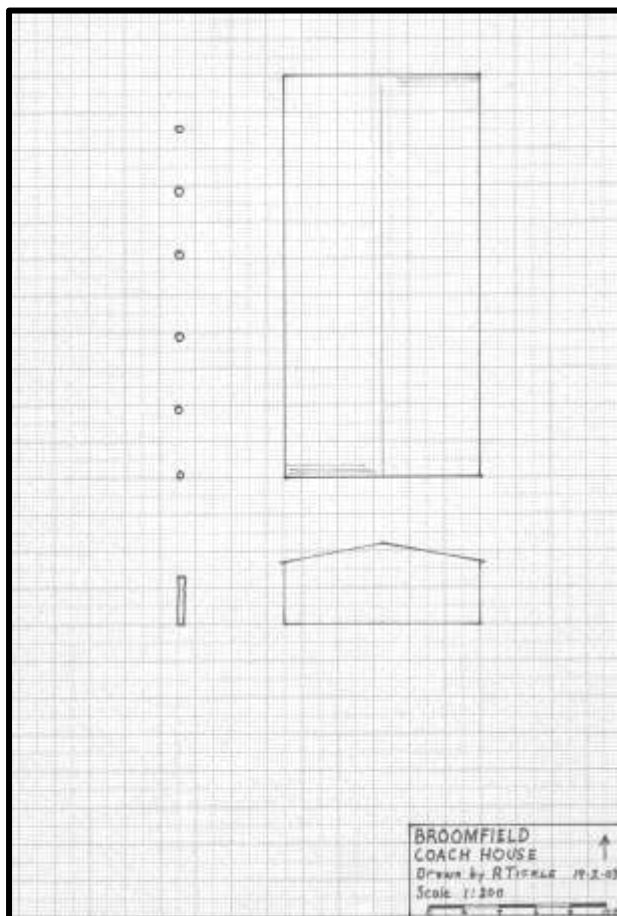
Plate 03: Google Earth view of the site showing the main features.



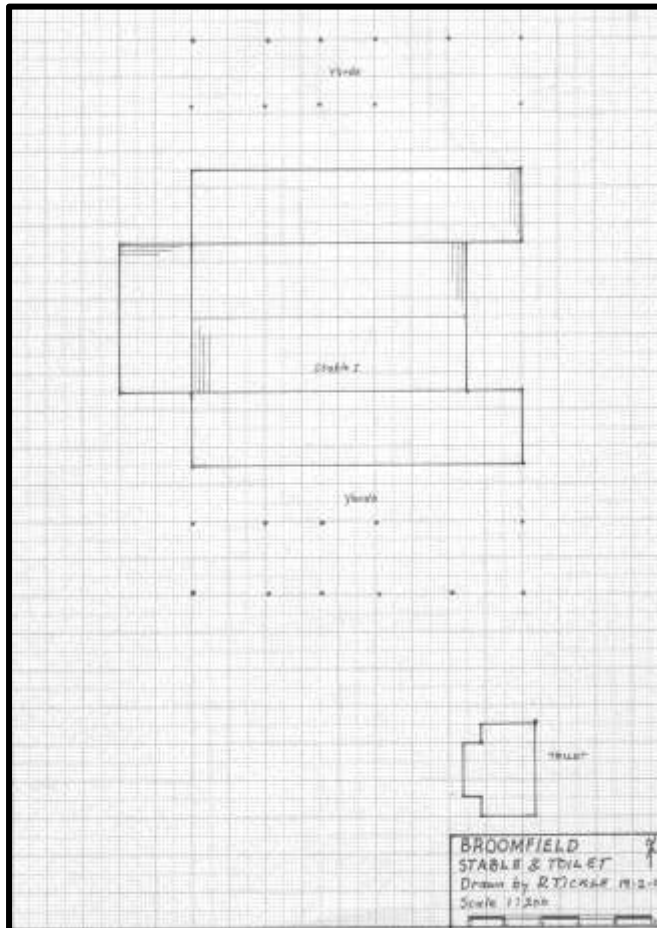
Plan 09: Plan of site showing position of buildings.



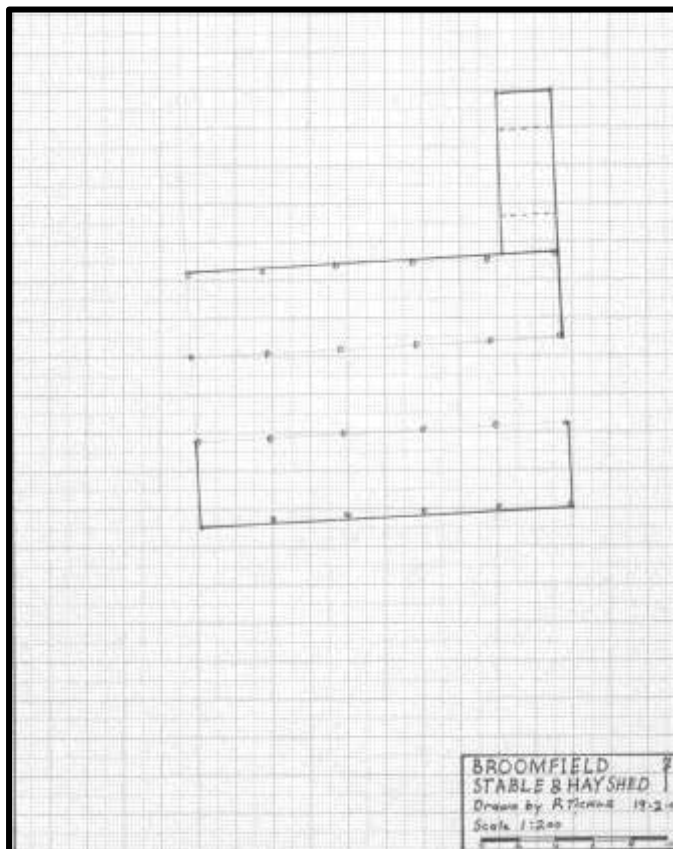
Plan 10: Plan of house



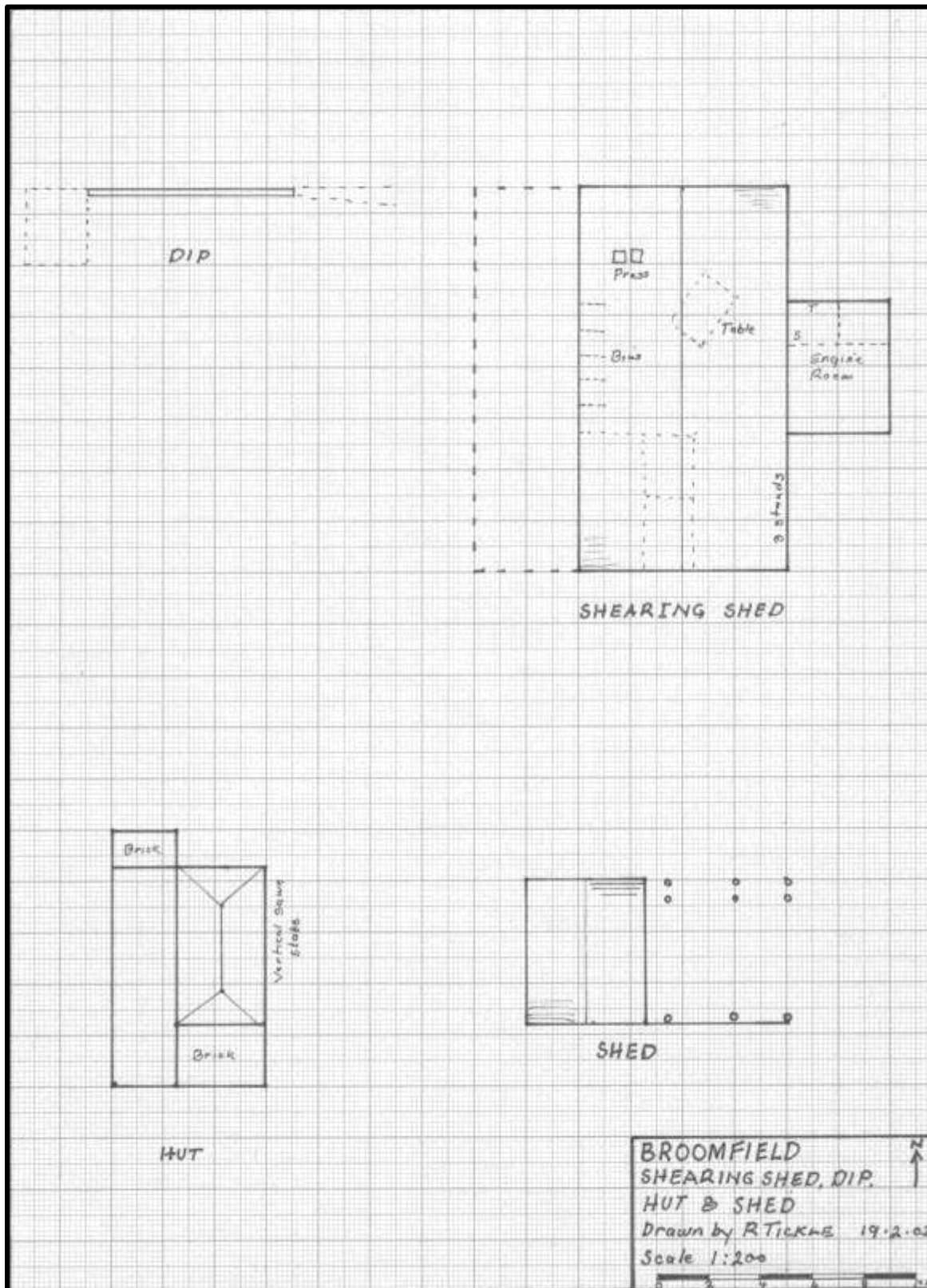
Plan 11: Plan of coach house and museum



Plan 12: Plan of stables & toilet block



Plan 13: Plan of stable and hay shed.



Plan 14: Plan of shearing shed, dip, hut and harness shed.

PHOTOGRAPHS



Plate 04: P01 View of south east corner of house.



Plate 05: P02 South and west sides of house. Front door is in south side behind vines.



Plate 06: P07 East side of house, living area on left and what was detached kitchen on right.



Plate 07: P33 South east corner of house with mature trees in the garden



Plate 08: P04 Front veranda, note bull nose iron, decorative posts, bay window and French door.



Plate 09: P34 Front door, note glass panels, fan light, decorative timber each side of door and weatherboard style.



Plate 10: P40 Timber fireplace surround.



Plate 11: P37 View from back hall to front door. Arch between front and back hall.



Plate 12: P38 Looking from front hall to back door, shows arch and skirting boards.



Plate 13: P39 Ceiling in front hall, note decorative pattern and ceiling rose



Plate 14: P41 Ceiling rose in front hall.



Plate 15: P42 Ceiling rose in back hall



Plate 16: P09 View of out buildings. High building with red roof may be the garage mentioned in the 1947 valuation. Behind is the coach house/museum. Behind the tree is the harness room, then hut and on left stable & hay shed.



Plate 17: P11 Coach house and museum



Plate 18: P12 Harness room



Plate 19: P16 Hut with brick additions on each side. Original section has vertical saw slab walls.



Plate 20: P15 Stables



Plate 21: P14 Hay shed and stables



Plate 22: P19 Shearing shed looking west



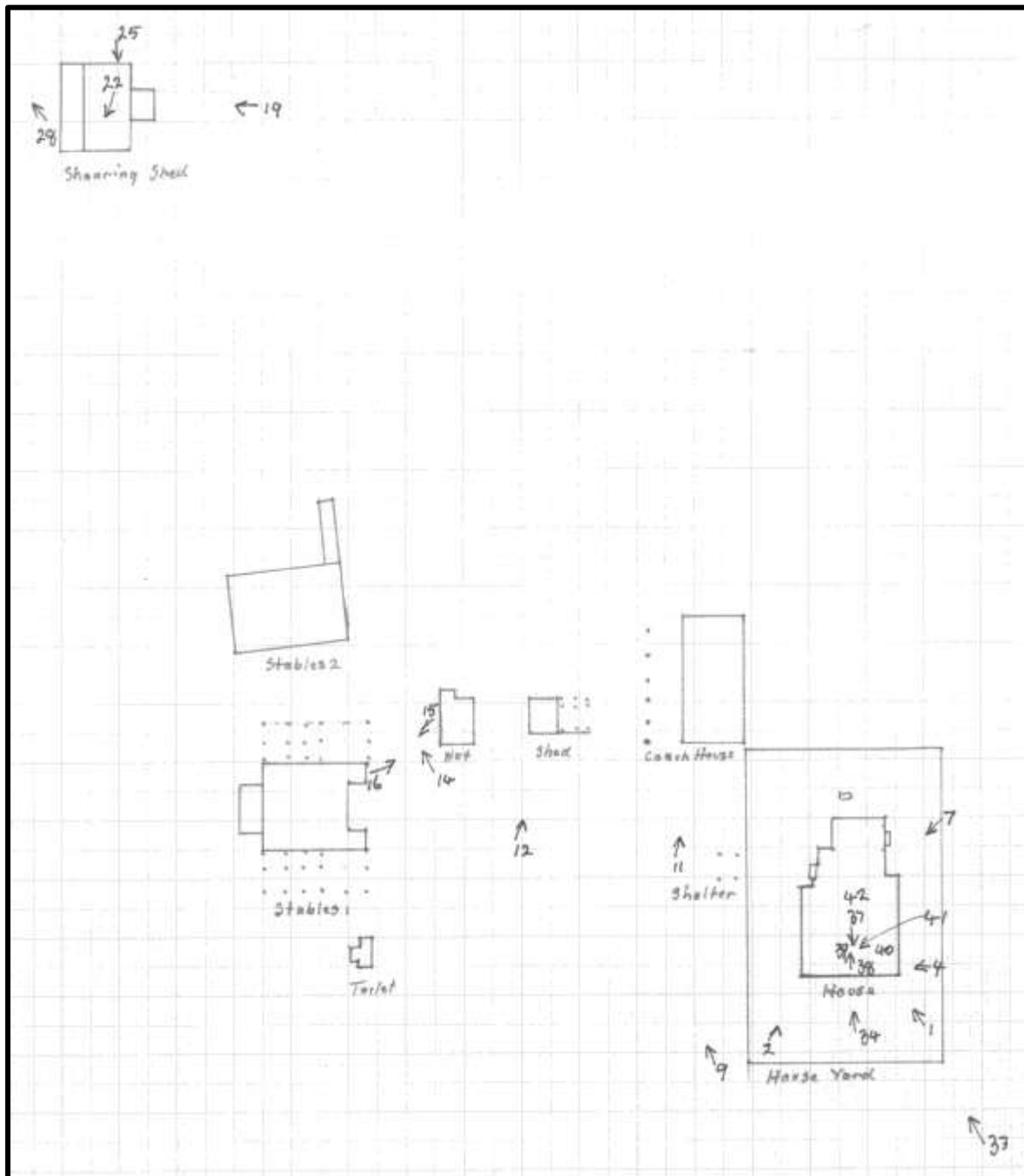
Plate 23: P22 Part of interior in shearing shed, catching pens.



Plate 24: P25 Under floor view of shearing shed showing use of round timber.



Plate 25: P28. Remains of the concrete plunge sheep dip.



Plan 15: Plan showing position and direction of photographer when each photograph was taken.

THEMES APPLICABLE TO THE SITE

- Land tenure
- Pastoralism
- Accommodation
- Schools

HERITAGE CRITERIA APPLICABLE

Criterion (a)

Site shows evidence of significant human activity from erection of hut, harness shed, homestead, garage, dairy farmers' cottages, school, shearing shed, coach house, stables & hayshed.

Criterion (c)

Site exemplifies a particular taste and style, especially in the homestead.

Criterion (e)

Site provides evidence of past human cultures that is unavailable elsewhere in the district. It also has the potential to yield further substantial scientific information on building methods in the early 1900s.

Criterion (f)

Site has potential to provide evidence of a defunct way of life. Detached kitchen, maid's room, large walk-in pantry.

Criterion (g)

The homestead is a fine example of its type that has retained many of the original features along with attributes typical of a particular way of life.

LEVEL OF SIGNIFICANCE: High

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

In situ conservation. Monitor if structures are to be removed.

STATEMENT OF SIGNIFICANCE

This type of homestead complex is becoming rare within the Muswellbrook Shire. The buildings show the various developments that took place on the station. The homestead is especially important as it retains most of the features it had when erected. It shows that the owner had aspirations for a house that reflected their perceived position in society. This was a society where your physical buildings reflect your standing. Here the homestead is on the highest part of the complex and forward so it is the first building you see on arrival. The homestead had a room for live-in staff, but it was not in the main part of the building.

SITE MANAGEMENT RECOMMENDATIONS:

The complex is highly significant on a local level. The complex should be retained and basic maintenance carried out to halt deterioration. The homestead needs to be cleaned, repaired where needed and leased to a suitable tenant. The gardens around the homestead require attention and any original plantings need to be retained. There should be monitoring of demolition if structures are to be removed.

Site No.	MP02	Site Name	Skippen's				
Coordinates: 56 H		Easting	295 980		Northing	6429 480	
Portion	282	Allot.		Sect.		DP	
Statutory Listing:		No	Type				
Non-Statutory Listing:		No	Type				
Type of Site		Building	House		Archaeological	No	
Architect		None		Builder	Austin Skippen		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">Originally, Portion 274 was a Conditional Lease from the Crown to George L Gordon, saddler of Muswellbrook. Lease taken up 10th November 1913.Executors for the estate of late George Leonard Gordon sold to William Stewart of Kayuga on 6th September 1927 for £372/10/-.⁶⁶William Stewart, farmer, sold to Gordon James Scriven 12th July 1943 for £800, but this price was for Portion 274 (149 acres) and Portion 275 (159 acres 1 rood).⁶⁷Original house built of poles and rough timber,⁶⁸ this house was destroyed by fire, February 1940.⁶⁹ Neighbours got together and built a new house for Bill Stewart, but it was of round poles, wooden floor, corrugated iron walls, roof, and no ceiling, just a hut.⁷⁰Austin Skippen gained a job with Muswellbrook Coal Company and rented the hut from Gordon Scriven for 10/- per week plus another 2/- per week for the right to cut fire wood. They were living here at least by 1951 as A R Skippen advertised a car for sale at this address.⁷¹In 1956, G J Scriven subdivided Portion 274 and sold Portion 282 (1 rood 34.5 perches) to Austin Skippen. ⁷² They paid £200, and had to pay all subdivision costs.⁷³Austin and Leila Skippen slowly added onto the hut and converted it into a home. In 1994, the Skippens sold the property and moved into Muswellbrook.⁷⁴							
DESCRIPTION OF SITE							
The site contains a three-bedroom house; external walls are clad with vertical sheets of fibro, corrugated iron roof and aluminium windows. Floor consists of polished timber. There is a carport attached to the west side of the house. Shed to the north west of the house is constructed utilising round poles with sawn timber for the roof.							

⁶⁶ Muswellbrook Shire Council, Notice of Transfer of Land 6/9/1927

⁶⁷ Muswellbrook Shire Council, Notice of Transfer of Land 31/8/1943

⁶⁸ Interview with Gordon Scriven by Rob Tickle 12th July 2003

⁶⁹ Muswellbrook Chronicle 2nd Feb 1940

⁷⁰ Interview with Gordon Scriven by Rob Tickle 12th July 2003

⁷¹ Muswellbrook Chronicle 9th Nov 1951

⁷² Map Parish Ellis 7th edition, 7th April 1971

⁷³ Interview with Leila Skippen by Rob Tickle 10th July 2003

⁷⁴ ibid

PLANS & DRAWINGS



Plan 16: Plan from map, Parish Ellis, 7th edition 1971 showing location of Portion 282

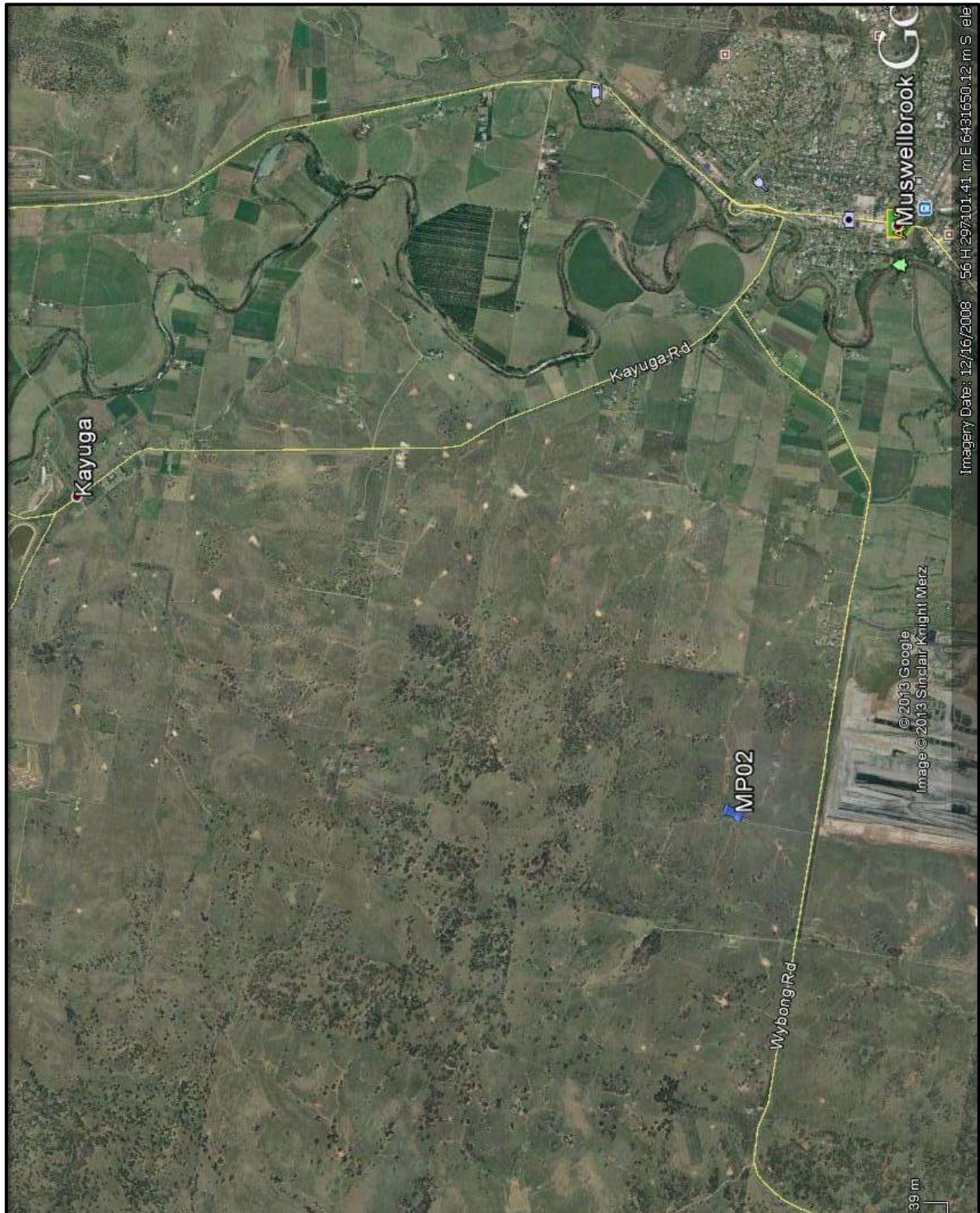


Plate 26: Google Earth view showing location of MP02 in relation to Kayuga and Muswellbrook.

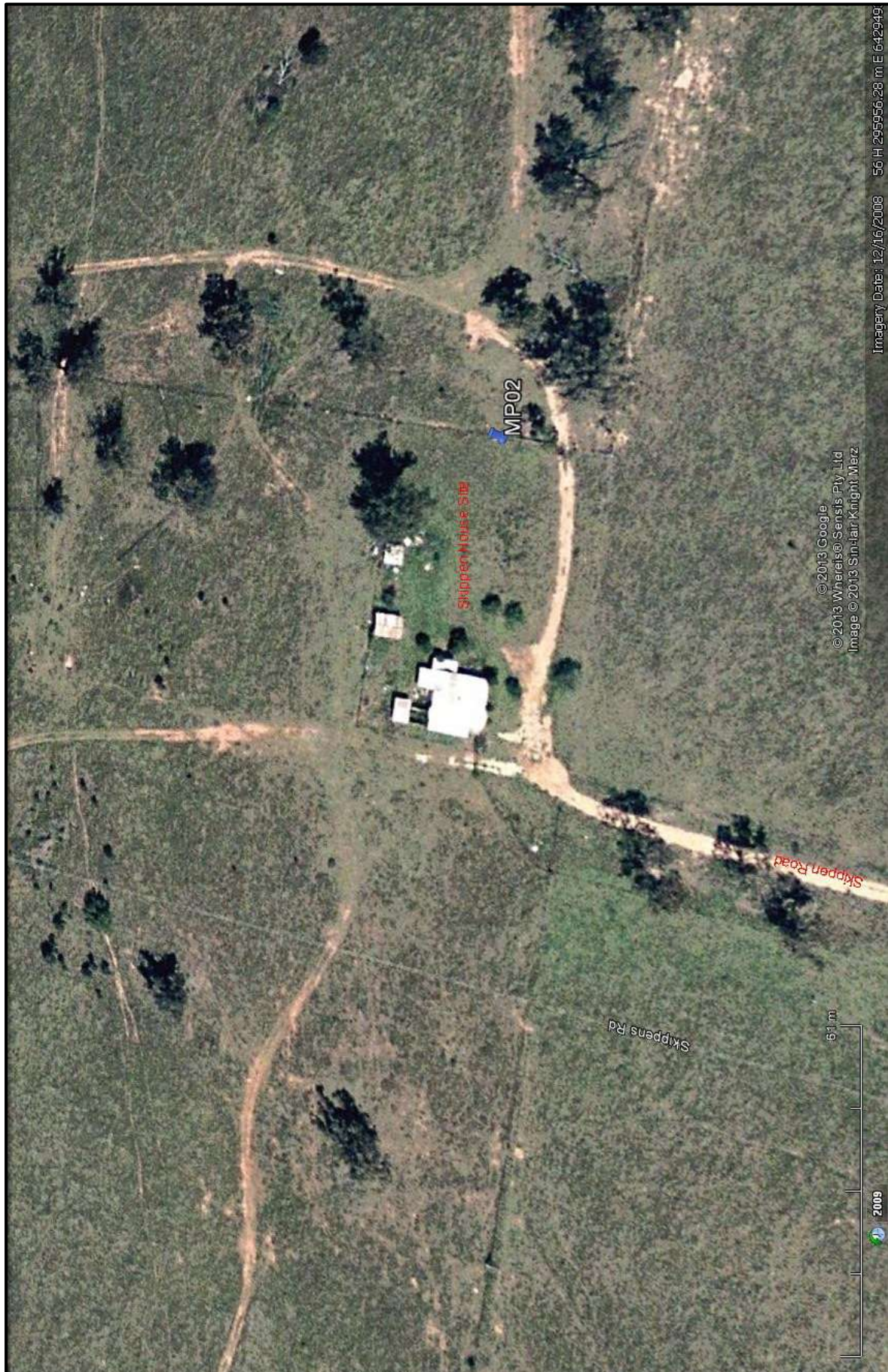
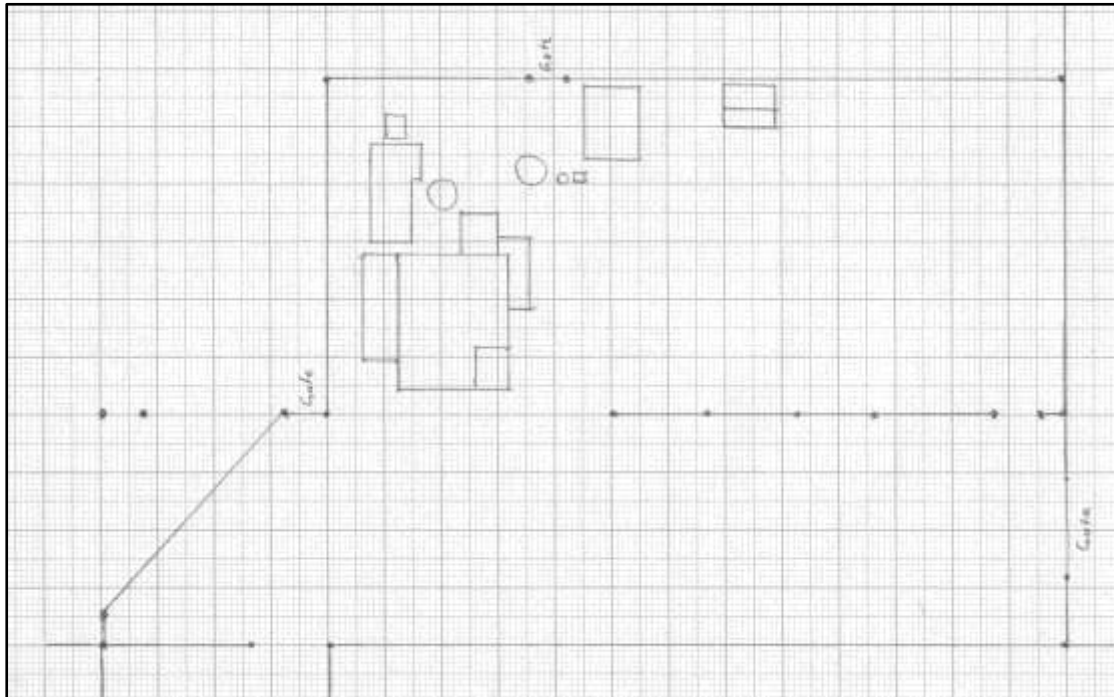
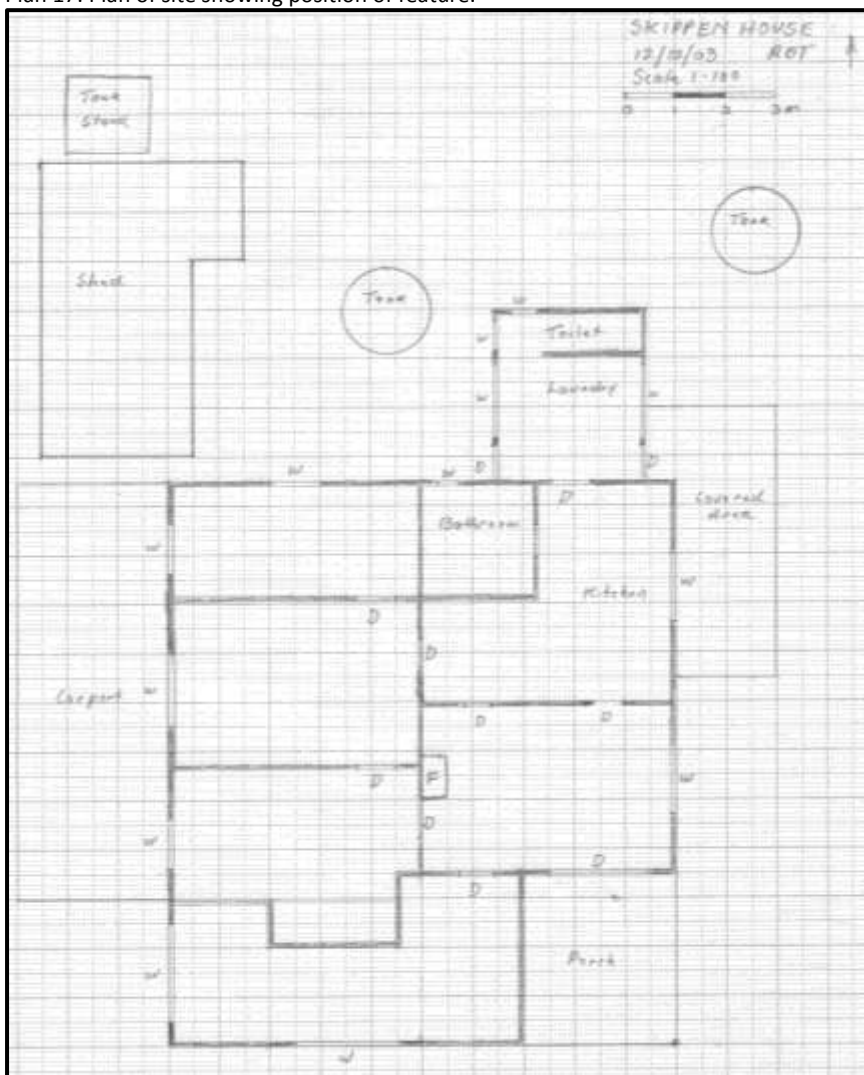


Plate 27: Google Earth view of the site showing the main features.



Plan 17: Plan of site showing position of feature.



Plan 18: Plan showing layout of house.

PHOTOGRAPHS



Plate 28: P01 South side of house.



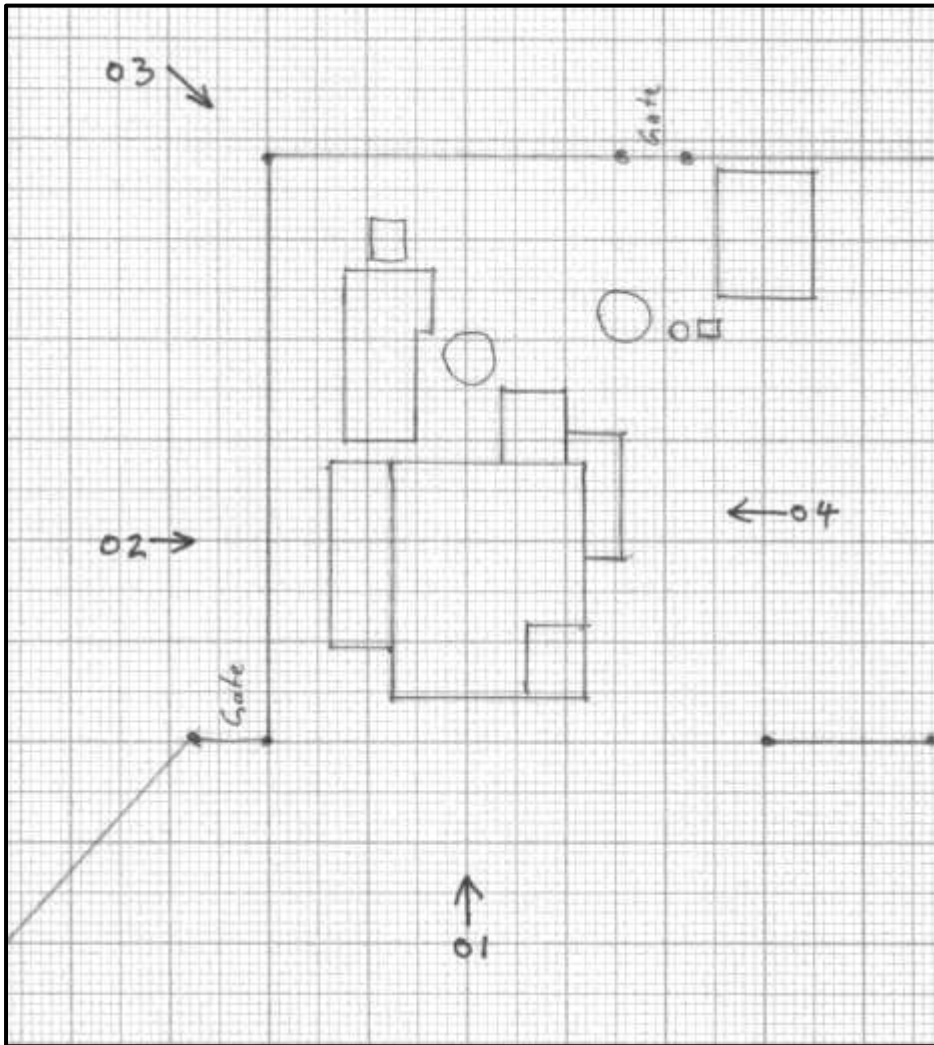
Plate 29: P02 West side of house



Plate 30: P03 Looking to south east



Plate 31: P04 East side of the house.



Plan 19: Photographic plan showing position and direction of photographs in this report

THEMES APPLICABLE TO THE SITE

Accommodation

HERITAGE CRITERIA APPLICABLE

Criterion (f)

Demonstrates building techniques of a person on low budget, and sourcing material following post WW2 building restrictions.

LEVEL OF SIGNIFICANCE: Moderate

TYPE OF SIGNIFICANCE Local

ARCHAEOLOGICAL POTENTIAL:

No action

STATEMENT OF SIGNIFICANCE

The building is an example of a rural house constructed in the 1950s. It shows the 'make do' ability of people living in that era.

SITE MANAGEMENT RECOMMENDATIONS:

Demolish when required.

Site No.	MP03	Site Name	Dever's				
Coordinates: 56H		Easting	297 190		Northing	6431 040	
Portion	271	Allot.		Sect.		DP	750926
Statutory Listing No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	Farm site		Archaeological		No
Architect		Unknown		Builder	Unknown		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">Granted as a conditional lease to Andrew Stewart of Muswellbrook as CL 6 on 10th Nov 1913, area of 169 acres 2 roods.Transferred Portion 271 (169 acres 2 roods) and Portion 272 (40 acres) along with 8 acres 2 roods of road permits to Ronald Douglas MacNamara, farmer of Aberdeen. Price paid for the three areas was £522/10/-. Transfer dated 27th June 1944, contract signed 6th April 1944.⁷⁵Owners between MacNamara and Daniels are unknown. It is believed a family called Dever lived here with a number of children.In 2003, the land was owned by CA having been purchased from LGJ & ME Daniels, 201 Castlerock Road Muswellbrook.							
DESCRIPTION OF SITE							
<ul style="list-style-type: none">The site contains a vernacular house, dairy and yards.The house is very rudimentary and the building material indicates an erection in the 1920s, perhaps a little earlier. The building may have been erected to comply with the conditions of the conditional lease. If so then it was most likely erected by Andrew Stewart, the first owner.The house is small, living area approximately 4.5 x 6 metres.There is a veranda across the front of the building, 2 x 4.5 metres; it has a timber floor and the southern end in walled in with corrugated iron. This veranda may have been used as extra living area.The door into the first room is at the southern end of the wall, there is a very small window in the east wall.This wall is lined on the outside with shiplap weatherboards that have been cut with a circular saw. Boards are held on with rose head nails. This style of nail was in use before bullet-headed nails (modern style), but are difficult to date due to the amount of recycling in the study area.There is a fireplace in a corrugated iron chimney. The iron is fixed to round posts and the inside of the chimney is bricked up for approximately half a metre. There may have been a fuel stove mounted here, as the bricks are not burnt or blackened.The floor is dressed boards, 6" wide. The studs are round poles, but the roof structure is of sawn timber. The internal walls and ceiling are not lined. Except for the front wall, all other walls are corrugated iron.The next room is 2.2 x 4.5 metres.This room has T & G floorboard, pole frame with split & adzed timber in the roof. Corrugated external walls and not lined.There is one window, small and unglazed. The cover for the opening is made of boards on two tee-hinges.Beyond this room is a roofed area that may have had vines on it. A primitive arch has been made by nailing boards at an angle on each side. They have been painted.At the far western end of the house is a stone construction that may have held a copper for							

⁷⁵ Muswellbrook Shire Council, Notice of transfer of land.



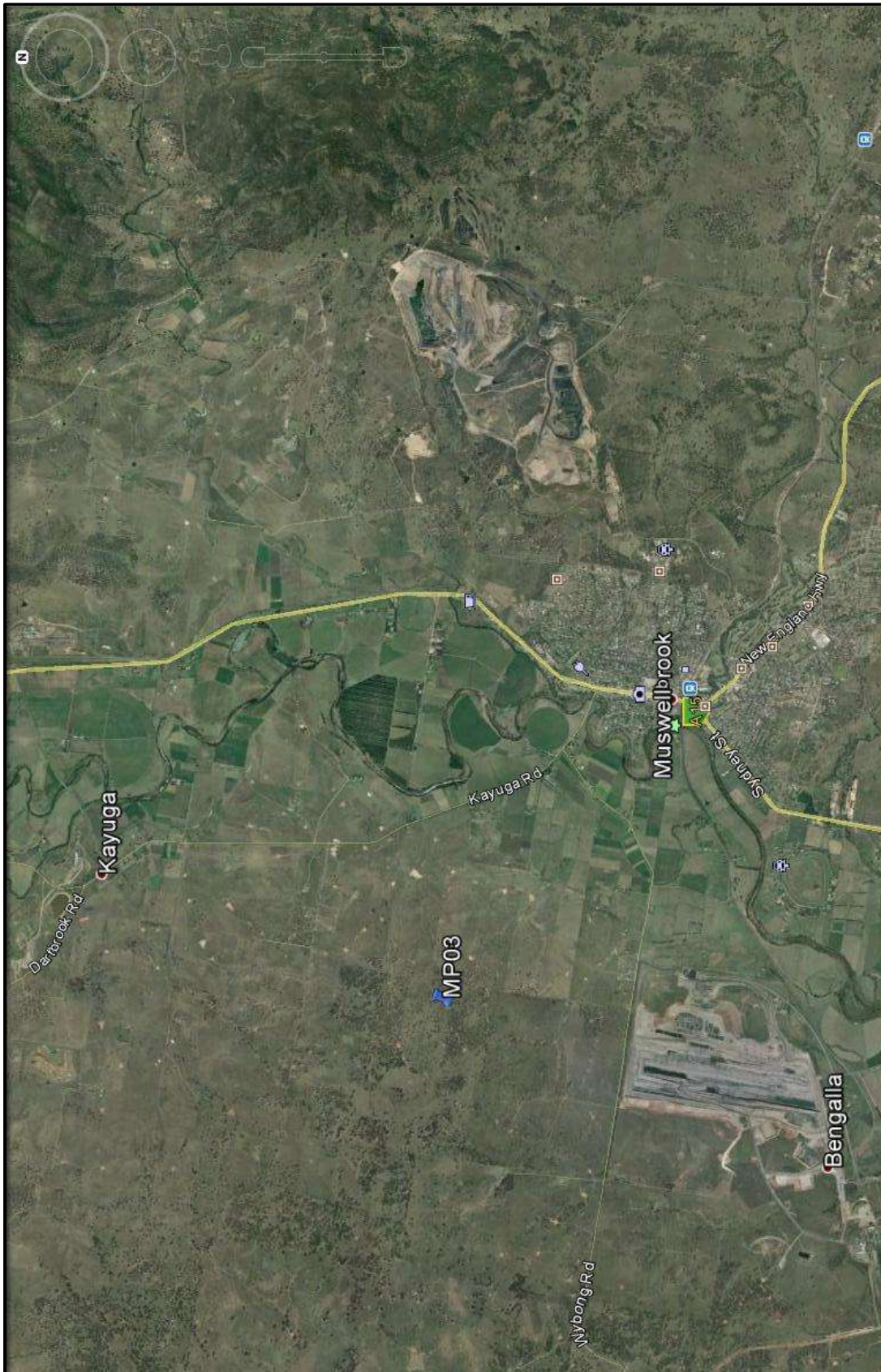


Plate 32: Google Earth view showing location of MP03 in relation to Kayuga and Muswellbrook.

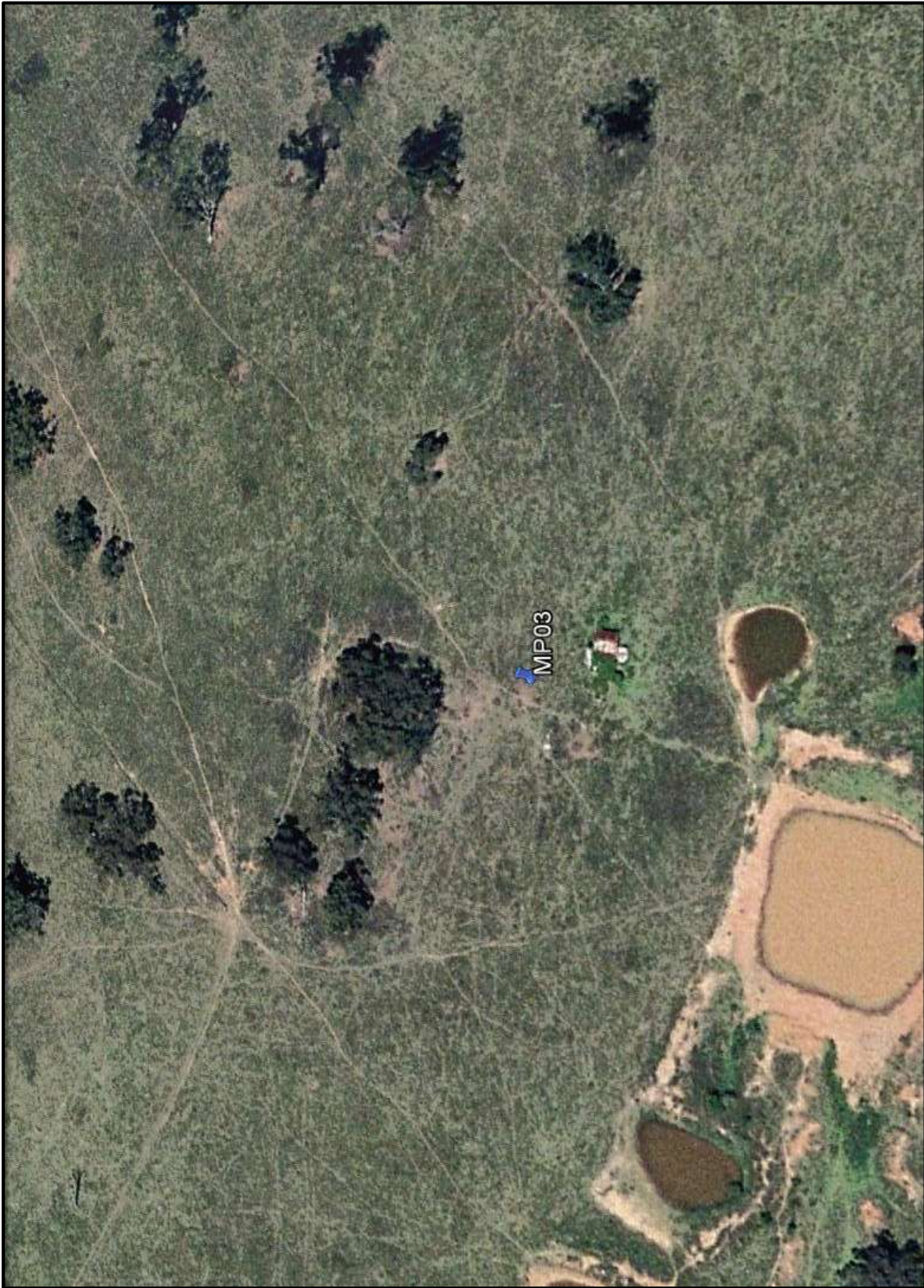
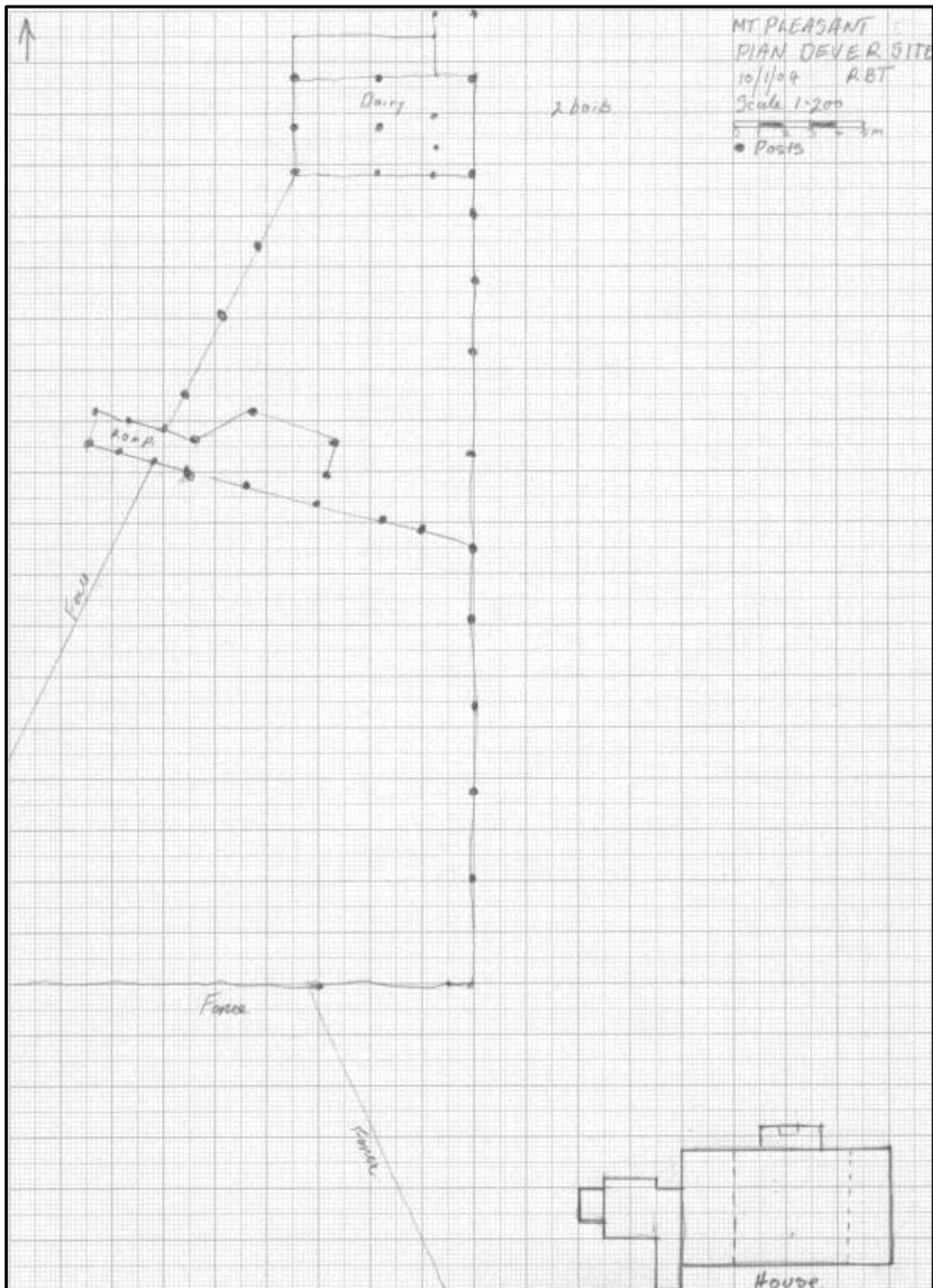
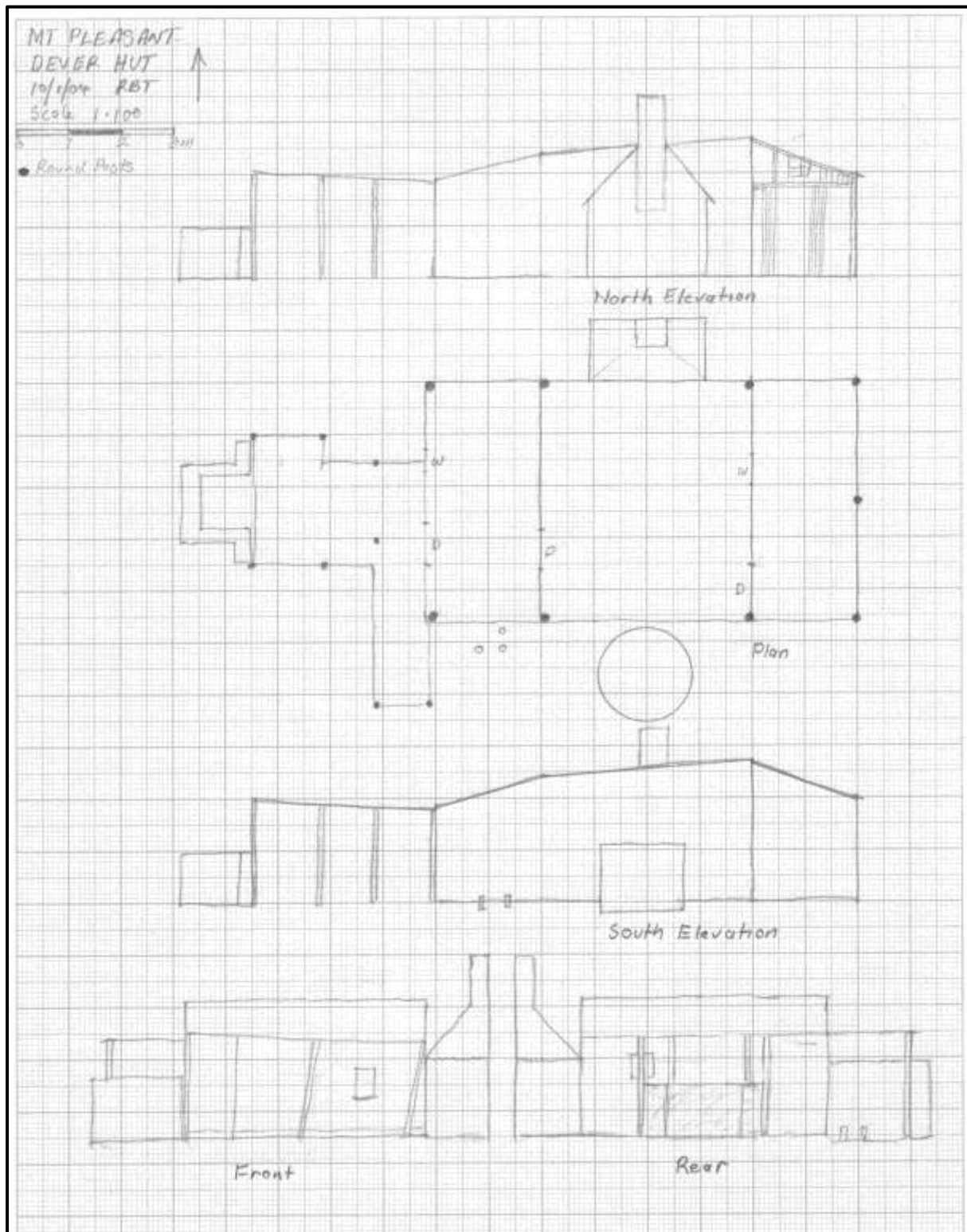


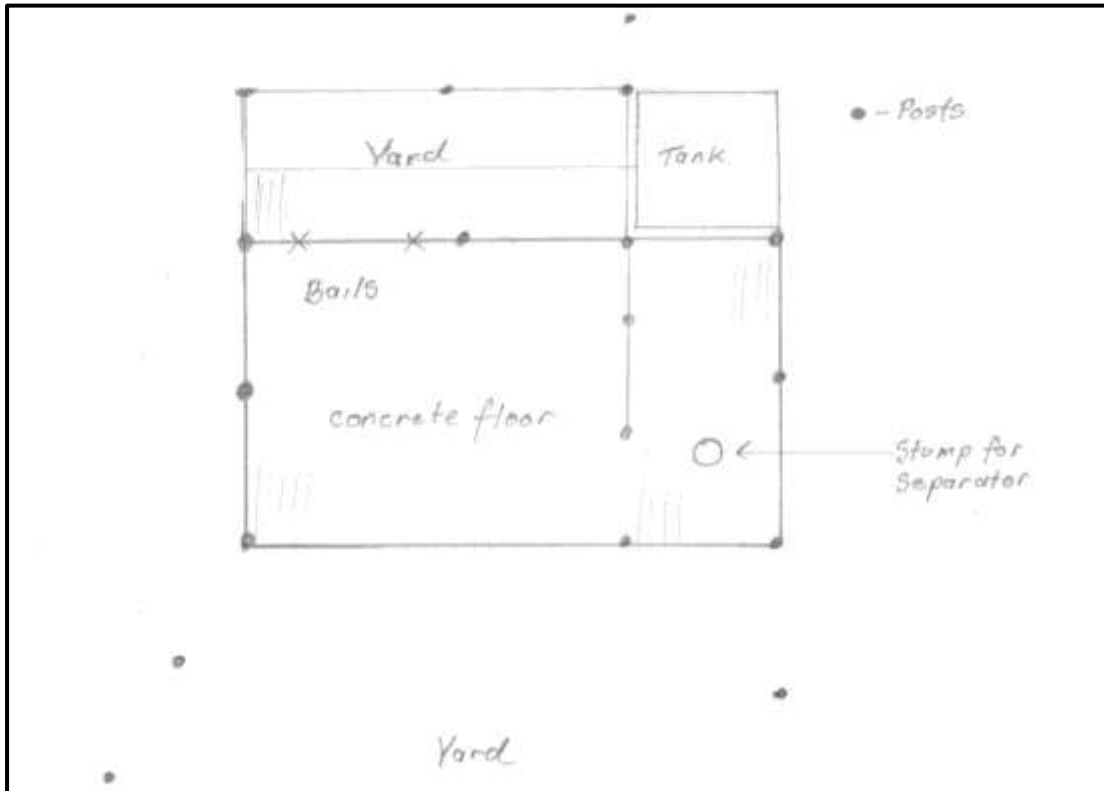
Plate 33: Google Earth view showing position of MP03 within the landscape.



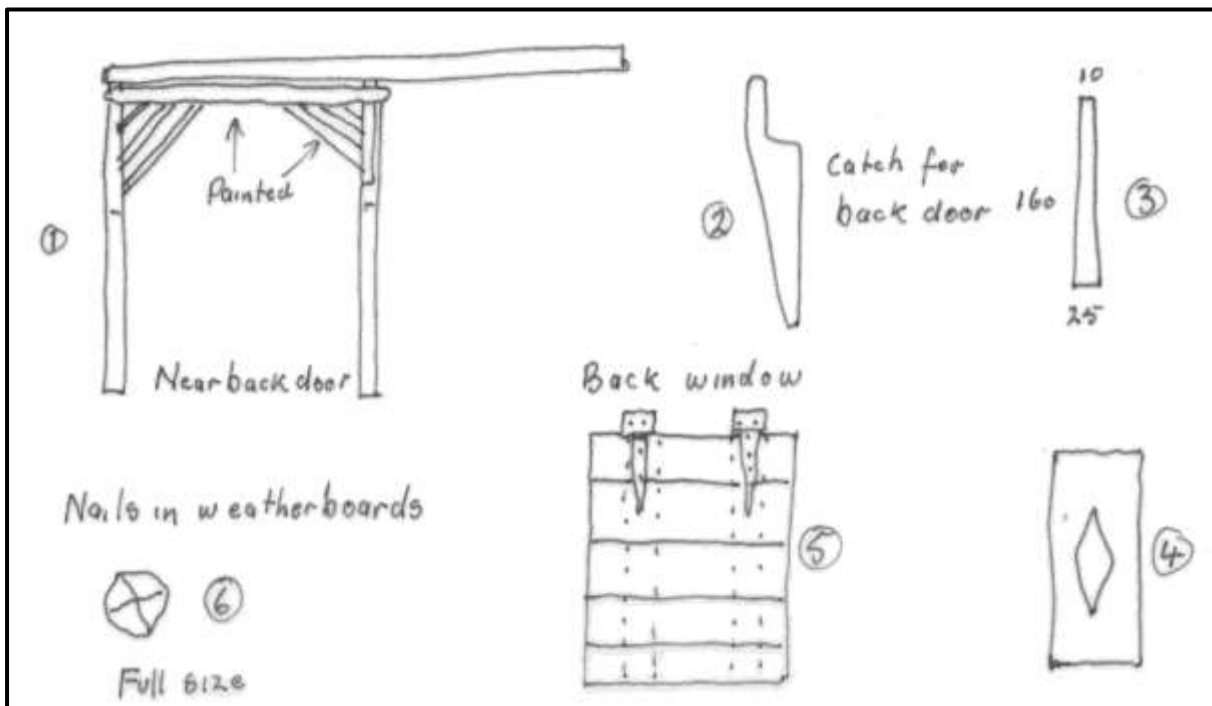
Plan 21: Plan of site showing position of house, dairy and yards



Plan 22: Plan and elevations of the house



Plan 23: Plan of dairy



Plan 24: Feature around the house: Feature around the house. 1 Archway near back door. 2 Catch for back door, wood bar dropped into off set portion at top. 3 Shape of weatherboard. 4 Frog in brick from chimney. 5 Construction of cover for back window. 6 Style of head for nails securing weatherboards at the front of the house.

PHOTOGRAPHS



Plate 34: P01 Looking north at south side of house. Dairy in background.



Plate 35: P02 Front of house looking west. Fig tree on left and lemon tree on right.



Plate 36: P03 North and west side of house. Stone section on right may have held copper or stove.



Plate 37: P08 Feature at back door, 'archway'. Note back door leaning at angle and rear window on left.



Plate 38: P06 Front doorway. Note width of floorboards, rough bush timber, corrugated iron walls.



Plate 39: P05 Narrow room across the back of the main room. North wall of bush timber and corrugated iron. Iron had been painted to improve appearances.



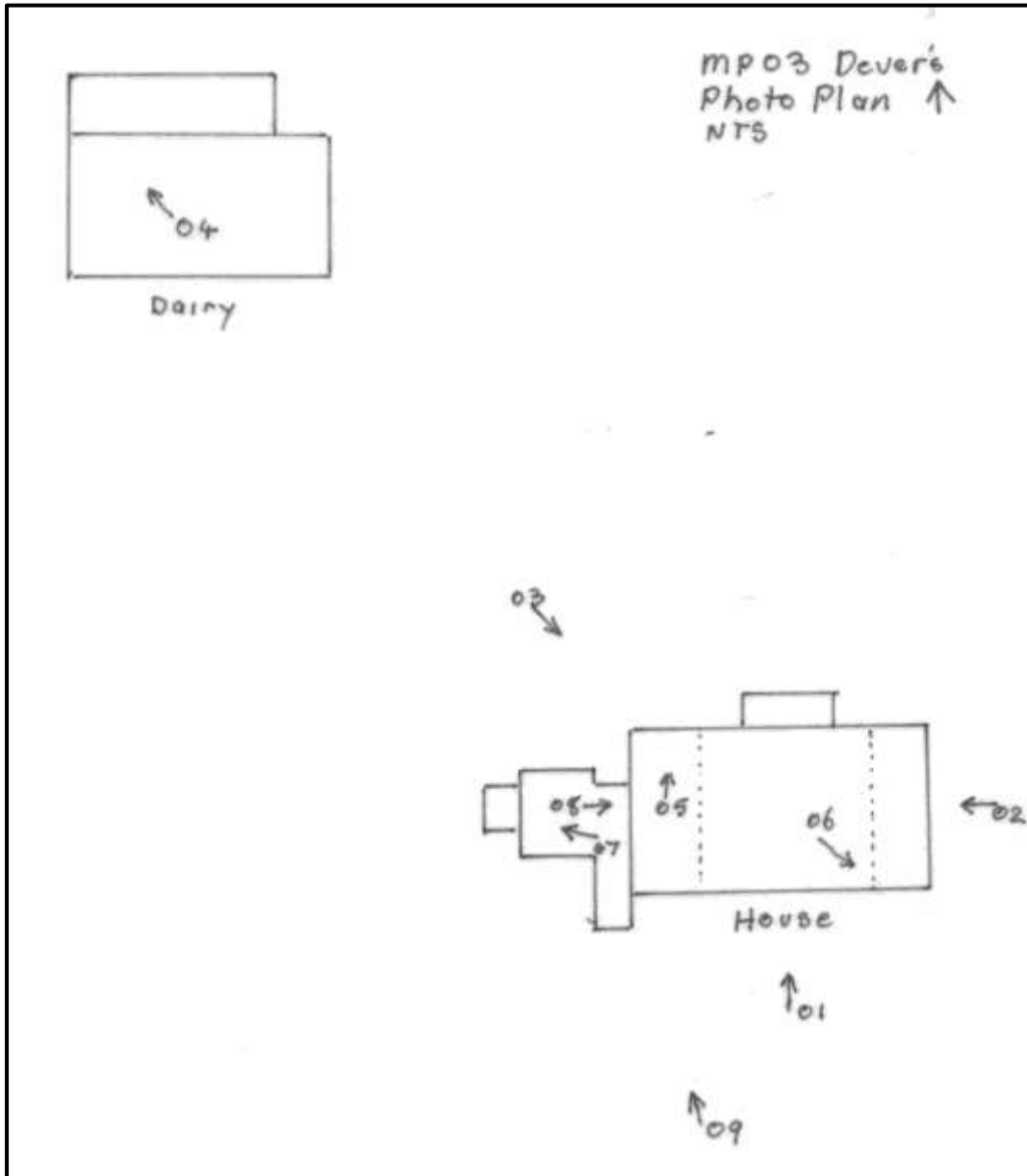
Plate 40: P07 Stone and brick construction at west end of the house. Part of square tank set in.



Plate 41: P04 View of part of the dairy. Bail in far corner. Building constructed of bush timber and corrugated iron.



Plate 42: P09 View of the site looking north.



Plan 25: Plan of site showing position and direction of photographer when each photograph was taken.

THEMES APPLICABLE TO THE SITE

Pastoralism
Accommodation

HERITAGE CRITERIA APPLICABLE**Criterion (c)**

The site shows technical innovation to construct a home from bush and recycled material. The construction of the chimney utilising round timber, corrugated iron and low wall of bricks shows ability to construct a quick economical feature.

Criterion (e)

Provides evidence of past human cultures that is unavailable elsewhere. Original conditional purchase settlers would have constructed similar homes, "huts", and if successful, upgraded. These homes were constructed within the economical restraints of the purchaser and to meet conditions of occupancy under the land act of that period.

Criterion (f)

Is the only example of its type in the area. Shows a human activity that is in danger of being lost. Most of the evidence for "huts" has been lost when recycled for farm buildings or cleared during amalgamation of portions.

LEVEL OF SIGNIFICANCE: High

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Monitor. During demolition, monitoring should be undertaken to see if any sub floor deposits exist. Artefacts may provide further evidence of type of occupancy and period.

STATEMENT OF SIGNIFICANCE

This site is rare within the study area being the only hut to survive. It is valuable as it shows how the use of available material (round timber and corrugated iron) could be used to build an economical shelter. It also shows something of the spirit of the occupants to create an abode with some symbols of status, i.e. the construction of an archway (Photograph 08) and the use of paint. The dairy building is also rare as there are very few left to show how a family dairy, with a small herd, operated.

SITE MANAGEMENT RECOMMENDATIONS:

Unfortunately, the structures are in very poor state of preservation. One possibility is to offer the material to the Denman Heritage Village for reconstruction on another site. Demolish when required.

Site No.	MP 04 & 5	Site Name	WATSON'S				
Coordinates: 56 H		Easting	MP04 296137 MP05 296130		Northing	6430770 6431040	
Portion	270	Allot.		Sect.		DP	750926
Statutory Listing:		No	Type				
Non-Statutory Listing:		No	Type				
Type of Site		Building	Sheds		Archaeological	No	
Architect		Eddie Watson		Builder	Eddie Watson		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">Conditional lease No. 7 of 100 acres, Portion 270, from the Crown to John Coady, 10th Nov 1913.⁷⁶<i>Muswellbrook Chronicle</i>: We regret to have to record the death of another esteemed townsman in the person of Mr John Coady on Friday, December 23. Deceased leaves a widow and a grown up family of five sons and daughters. Deceased was highly respected in the town and district in which he had resided for many years. For the past four years, he was a municipal road contractor.⁷⁷Executors of the late John Coady on 20th June 1928 sold Portion 270 along with Portion 258 (45 acres) and Portion 260 (58 acres) for £1150. The purchaser was Lionel Alfred Bisley, police sergeant of Muswellbrook. Portions 258 and 260 were CP blocks taken up by John Coady as CP 12 on 12th July 1894.⁷⁸Lionel Alfred Bisley, police sergeant of Muswellbrook, sold on 24th January 1930 all three blocks to David Spowart, miner of Muswellbrook for £1250.⁷⁹David Spowart, miner of Dobbie Ave, Corrimal sold on 1st April 1941 all three blocks to Neil Simpson, formerly of Kerrabee, grazier, but now a member of the Royal Australian Air Force. Price paid was £900.⁸⁰Eddie Watson purchased Portion 270 from Allan Haynes, step father of Dawn Watson and Portion 169 from Adams of Scone.RTCA purchased Portion 269 and 270 from Eddie L & Dawn P Watson.⁸¹							
DESCRIPTION OF SITE							
<ul style="list-style-type: none">Site contains two sheds.MP04 is constructed with a steel frame and clad with corrugated iron.MP05 utilises round bush timber frame and corrugated iron roof.Both were erected by Eddie Watson after he purchased the property.							

⁷⁶ Map Parish Ellis 5th edition 1915

⁷⁷ *Muswellbrook Chronicle* 3rd January 1923

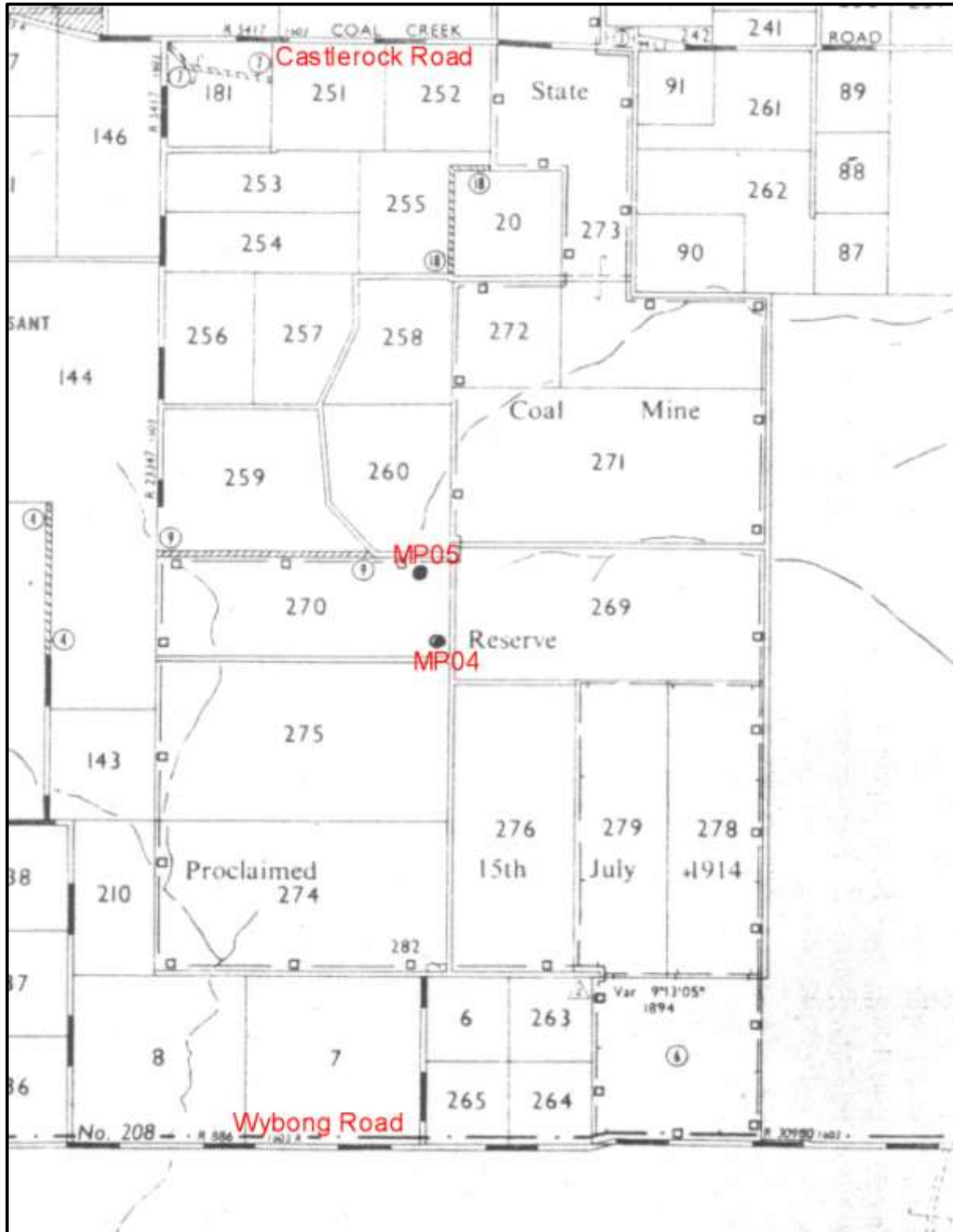
⁷⁸ Muswellbrook Shire, Notice of Transfer of land.

⁷⁹ *ibid*

⁸⁰ *ibid*

⁸¹ Interview between Eddie & Dawn Watson and Rob Tickle 14th November 2004

PLANS & DRAWINGS



Plan 26: Part of the parish Ellis showing location of MP04 & 05 on Portion 270.

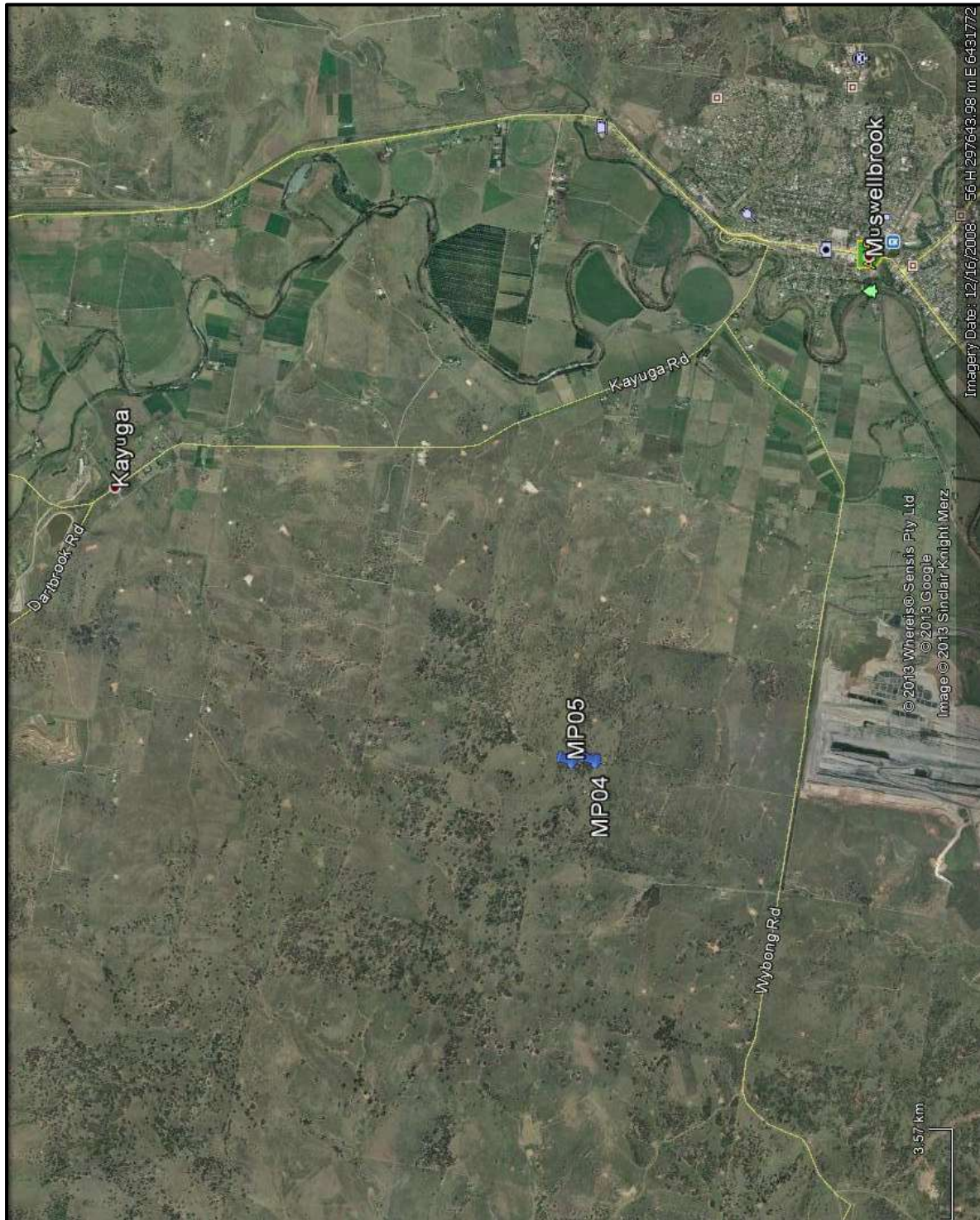


Plate 43: Google Earth view showing location of MP04 & 05 in relationship to Kayuga and Muswellbrook



Plate 44: Google Earth view showing position of MP04 & 05 within the landscape.

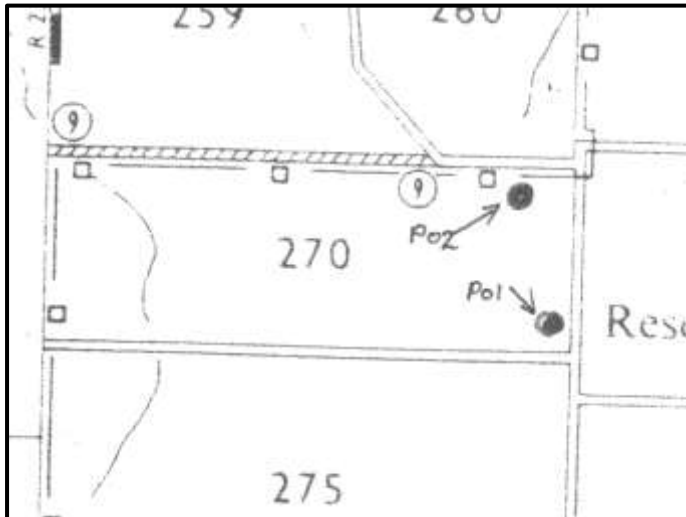
PHOTOGRAPHS



Plate 45: P01 View of MP04 looking to south east.



Plate 46: P02 View of MP05 looking to north east.



Plan 27: Plan of site showing position and direction of photographer when each photograph was taken

THEMES APPLICABLE TO THE SITE

Pastoralism
Farming

HERITAGE CRITERIA APPLICABLE

Criterion (a)

The sheds show evidence of human activity but have incidental connections with the history of the site and technical achievement.

LEVEL OF SIGNIFICANCE: Little

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

No Action

STATEMENT OF SIGNIFICANCE

While the structures do show activity on Portion 270, they are not significant to the history of the area. They have been recorded and photographed to maintain a record for the future.

SITE MANAGEMENT RECOMMENDATIONS:

Demolish when required

Site No.	MP06	Site Name	Coady's				
Coordinates: 56 H		Easting	296087		Northing	6431016	
Portion	260 270	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	No		Archaeological		Yes
Architect		Unknown		Builder	Unknown		

HISTORICAL INFORMATION ON SITE

Year	Electoral Area	Name	Type Elector	Location
1869	Upper Hunter	Michael Coady	Freehold	Wybong
1874	Upper Hunter	Michael Coady	Freehold	Wybong
1881	Upper Hunter	Michael Coady	Freehold	Wybong
1885	Upper Hunter	Michael Coady	Freehold	Wybong
1890	Upper Hunter	John Coady Michael Coady	Freehold	Wybong
1896	Robertson	John Coady Michael Coady	Farmers	Wybong

Table ??: Extracts from electoral rolls 1869 – 1896

- 1885: Michael Coady (sic) listed as having 80 acres, 2 horses, 5 cattle and 2 pigs, residing lower Wybong.⁸²
- 1894: Portion 258 (45 acres) and Portion 260 (58 acres) taken up as CP blocks by John Coady, 12th July 1894.⁸³
- 1899: At meeting of local land board, a certificate for fullment of conditions on 103 acres of CP land was granted.⁸⁴
- 1900: John Coady, son of Michael and Mary Coady of Kayuga married Mary, daughter of John and Catherine Ducey of Kayuga.⁸⁵
- 1901: Michael Coady (aged 65) and Mary Coady (aged 68), residing at Kayuga and parents of John Coady to receive old age pension of £19/10/- each.⁸⁶
- 1904: John Coady appeared in Small Debt court for failing to pay Martin Markham £11/10/- for services of his draught stallion over five of Coady's mares. Verdict for plaintiff. This indicates that Coady had a reasonable number of horses.⁸⁷
- 1906: Electoral roll for Wybong Shire lists John Coady as owner of 103 acres Parish Ellis.
- 1913: Conditional lease No. 7 of 100 acres, Portion 270, from the Crown to John Coady, 10th Nov 1913.⁸⁸
- 1915 & 1917: Kathleen and Mary Coady received a qualifying certificate from Kayuga Primary School.⁸⁹ This is an indication that the family were closer to Kayuga School than Muswellbrook.
- 1919: Kathleen, daughter of John Coady of Kayuga, passed teacher training in Sydney.⁹⁰

⁸² Journal of the Legislative Council of NSW, 2nd Session 1885 Vo. 39 Part 1, Appendix 2.

⁸³ Map Parish Ellis 5th edition 1915

⁸⁴ *Muswellbrook Chronicle* 15th Nov 1899

⁸⁵ NSW BDM, Index to marriages. 6631/1900

⁸⁶ *Muswellbrook Chronicle* 5th Oct 1901

⁸⁷ *Muswellbrook Chronicle* 8th June 1904

⁸⁸ Map Parish Ellis 5th edition 1915

⁸⁹ *Maitland Mercury* 6th Feb 1915 & 10/2/1917

⁹⁰ *Muswellbrook Chronicle* 27/9/1919

- 1920: John Coady enrolled as commoner at Muswellbrook.⁹¹ At some stage between 1919 and 1920, John Coady moved into Muswellbrook.
- 1922: *Muswellbrook Chronicle*: We regret to have to record the death of another esteemed townsman in the person of Mr John Coady on Friday, December 23. Deceased leaves a widow and a grown up family of five sons and daughters. Deceased was highly respected in the town and district in which he had resided for many years. For the past four years, he was a municipal road contractor.⁹² The *Maitland Mercury* recorded that he died at his home at Hill Street on Wednesday week. He had been ill for some weeks, suffering from neuritis, but was supposed to be recovering, the nurse attending him having only left the day previously. The late Mr Coady had been a farmer at Kayuga, and latterly was a contractor under the local municipal council.⁹³
- P H Ross, valuer of Muswellbrook inspected the property of the late John Coady on 2nd February 1923 and recorded that Portion 258 and 260 were freehold land on which were improvements of house and kitchen, yards, bails, dairy, shed, fencing and dam. This seems to align with features 2 to 6. Ross indicated that the only improvements on Portion 270 were ringbarking, dam and fencing. This indicates that building 1 was erected later.⁹⁴
- 1923: Mrs J Coady of lower Hill Street, Muswellbrook advertised a dairy farm of 203 acres located at Kayuga was for lease.⁹⁵
- 1923: Sale by auction of farming and carrier's plant⁹⁶

Auction Sale.

**FARMERS AND CARRIERS' PLANT,
ETC.**

THURSDAY, MARCH 29, at 2.30 p.m.
At residence of Mrs. John Coady,
Lower Hill-street, Muswell-
brook.

R. C. SAWKINS has received in-
structions from the Exors. (in the
estate of the late John Coady) to sell
as above the whole of the Farming
and Carrying Plant, as follows:—

5 Draught HORSES.
1 Saddle HORSE.
11 SETS Leading HARNESS.
3 SETS Shaft HARNESS.
Carriers' WAGGON (10-tons).
TIP DRAYS.
PLOUGHS and HARROWS.
SWINGLE BARS.
PICKS and SHOVELS.
Sundry HARNESS.
And other items too numerous to
mention.

THURSDAY, MARCH 29, at 2.30 p.m.
Lower Hill-street, at residence of
Mrs. JOHN COADY.

- 1928: Executors of the late John Coady on 20th June 1928 sold Portion 270 along with Portion 258 (45 acres) and Portion 260 (58 acres) for £1150. The purchaser was Lionel Alfred

⁹¹ *Muswellbrook Chronicle* 23/10/1920

⁹² *Muswellbrook Chronicle* 3rd January 1923

⁹³ *The Maitland Weekly Mercury* 6th January 1923

⁹⁴ State Records, deceased estate file of late John Coady, File 19/10258 20/886. Reel 3034

⁹⁵ *Muswellbrook Chronicle* 18th September 1923

⁹⁶ *Muswellbrook Chronicle* 20th March 1923

Bisley, police sergeant of Muswellbrook.⁹⁷

- 1930: Lionel Alfred Bisley, police sergeant of Muswellbrook, sold on 24th January 1930 all three blocks to David Spowart, miner of Muswellbrook for £1250.⁹⁸
- Mrs Annie Wright recalled that 'dad had sold the orchard and moved to a place on Wybong Road called "Hill Tops", he bought it from a sergeant of police in Muswellbrook. Dave Jordan built a house on it for dad. The house was shifted after dad sold it.'⁹⁹
- 1941: David Spowart, miner of Dobbie Ave, Corrimal sold on 1st April 1941 all three blocks to Neil Simpson, formerly of Kerrabee, grazier, but now a member of the Royal Australian Air Force. Price paid was £900.¹⁰⁰

DESCRIPTION OF SITE

This is very much an archaeological site. There are six areas of interest and interpretation of the site is complicated by being spread over two portions. The area of interest are:

- 1) Hut or House 2 site.** The evidence is for a small house. There are a number of piers remaining which indicate a dimension of 4 x 9 metres, all the piers are round except one, which is squared. This may have been one corner of the building. There is an area of concrete to the north east of the remaining piers, but it is of unusual shape for a path though no other use seems apparent. To the north of the piers, stones and half bricks have been arranged in patterns that indicate they were borders for a path and gardens. One curious artefact was a piece of hard plaster approximately 250 x 300 x 50 mm, smooth on one surface, pattern on the back as if the plaster had been laid over bricks, there was a chamfer on one edge. This could be the site of the house built for David Spowart around 1930. See Plan 31.
- 2) Dairy:** To the west of Hut/House 1 site are the obvious remains of a small dairy. It is 4 x 5 metres, has raised concrete lip around the slab with bolts in it that most likely retained a timber building. In one corner is a concrete block, on which the separator was mounted. There is a drain in the northeast corner of the slab. See Plan 32.
- 3) Bails:** This consists of a concrete slab with brick and stone sections at the north and south sides of the slab, there is a small drain in the northeast corner of the concrete. There are a number of timber posts on the site that indicated that this was a roofed structure with some open sides and was the place where cows were milked. There is 40 metres between this structure and the dairy. See Plan 32.
- 4) Road:** This is an area of ground that has been levelled. It is difficult to determine what its function may have been. It could have been a platform for a building with a dirt floor or part of a road. See Plan 29 & 30.
- 5) Building:** This is another area of ground that has been levelled. In this site, there is some evidence that it was a building due to having bed logs set in the ground on the north side. There appears to be the remains of a post at the eastern end of a log. This site is approximately 4 x 20 metres. See Plan 29 & 30.
- 6) House 2:** This area has been called this a house site simply as there were remains of piers and some broken glass in the area. It does appear to have been two separate buildings.

⁹⁷ Muswellbrook Shire, Notice of Transfer of land.

⁹⁸ *ibid*

⁹⁹ Interview between Mrs Annie Wright and Rob Tickle, 15th December 2003.

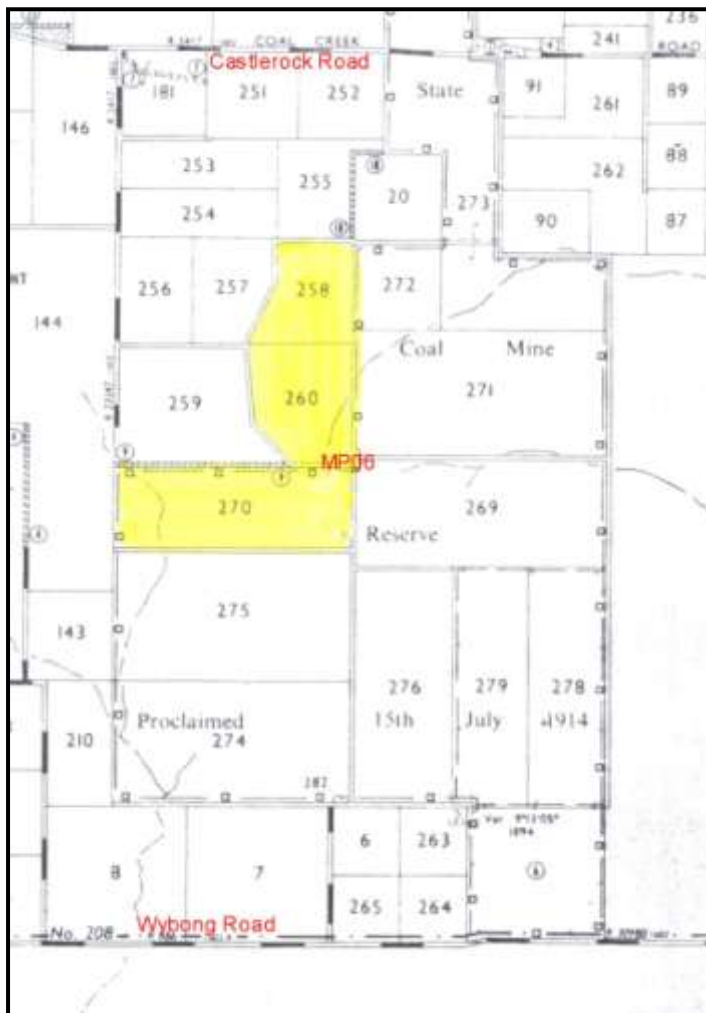
¹⁰⁰ *ibid*

House with detached kitchen or two separate rural buildings i.e. grain or feeds sheds on piers to deter rodents. See Plan 32.

It is difficult to determine when the structure may have been erected. Determination is further complicated by the boundary between Portion 260 and 270 passing through the middle of the site. One possibility is that three features; road, building and house 2 were erected by John Coady after he took up Portion 260 in 1894. The local land board gave him a certificate for carrying out improvements on his 103 acres so he must have erected something. The electoral rolls cause confusion as to the location of the land taken up by John and his father Michael. If buildings were erected by John Coady, why did he build here, a long way from Kayuga village. Portion 258 which he took up at the same time is much closer to Kayuga. A copy of John Coady's DEF was obtained. Unfortunately the DEF does not indicate which portion the improvements were on.

These buildings may have been in very poor state of repair when David Spowart purchased Portion 258, 260 and 270 in 1930 and this is why he had a new home erected on Portion 270. He may also have built the dairy and bails. Even though the dairy and bails are on each side of the boundary, he owned both portions and may not have considered it important.

PLANS & DRAWINGS



Plan 28: Part of the Parish Ellis showing location of MP06 on Portion 260 and 270.

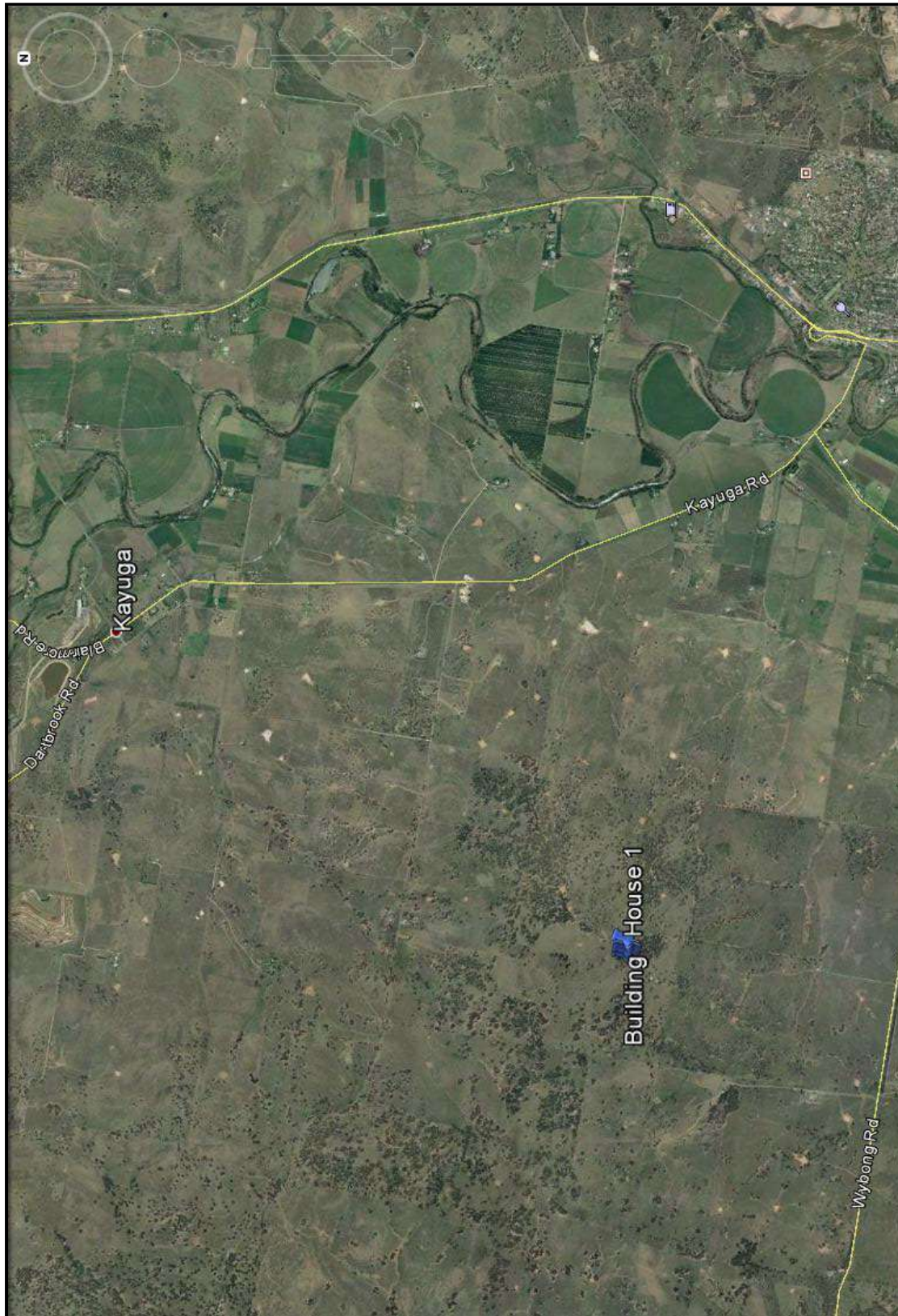


Plate 47: Google Earth view showing location of MP06 in relationship to Kayuga and Muswellbrook.

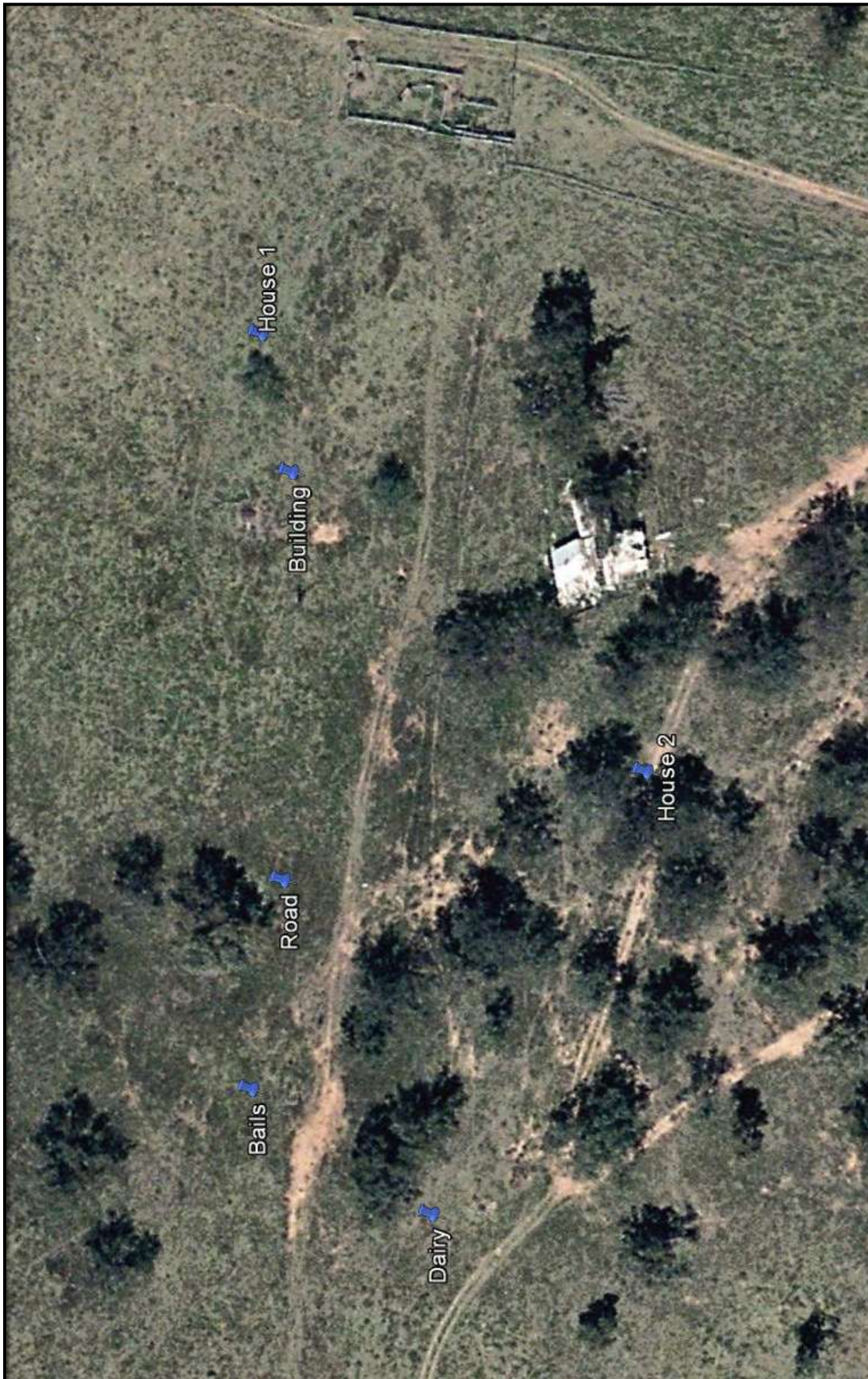
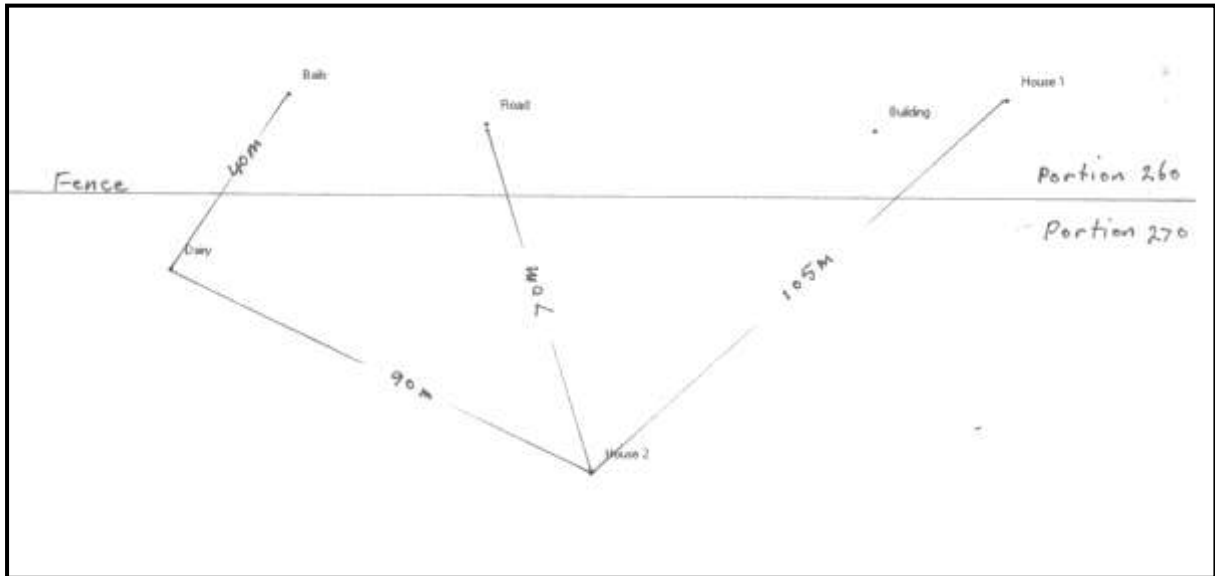
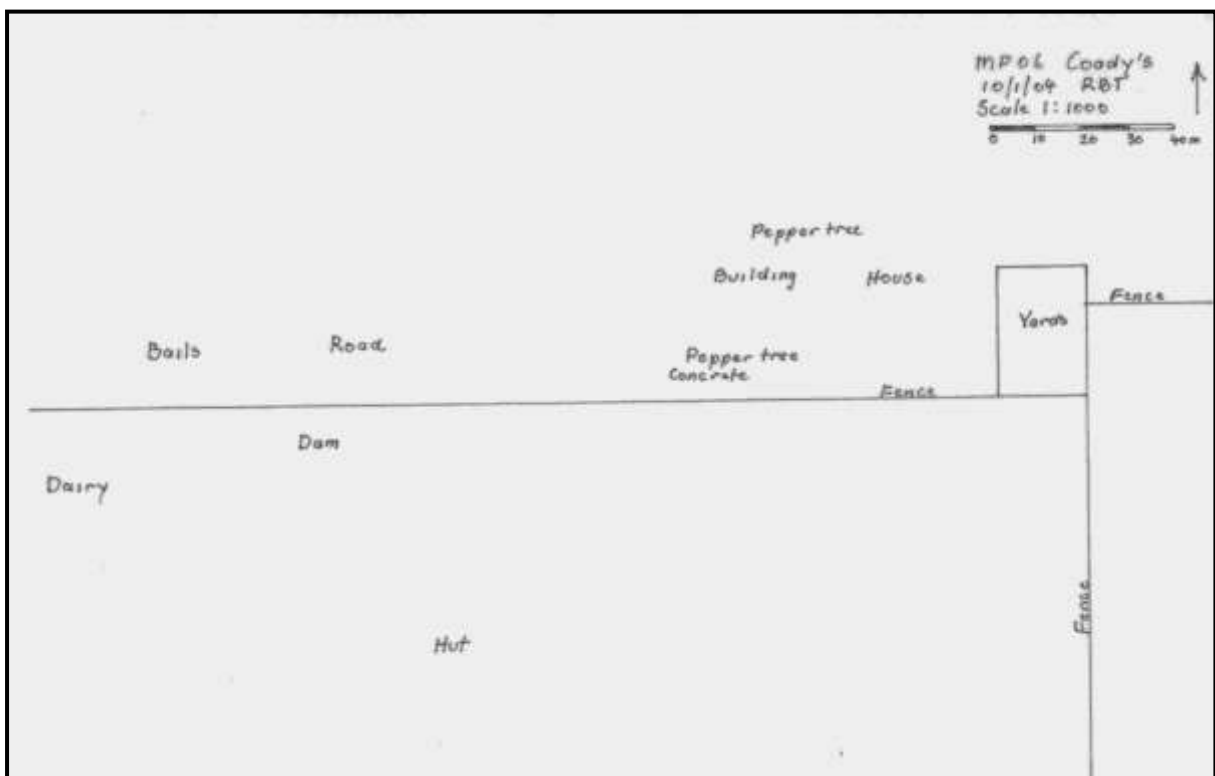


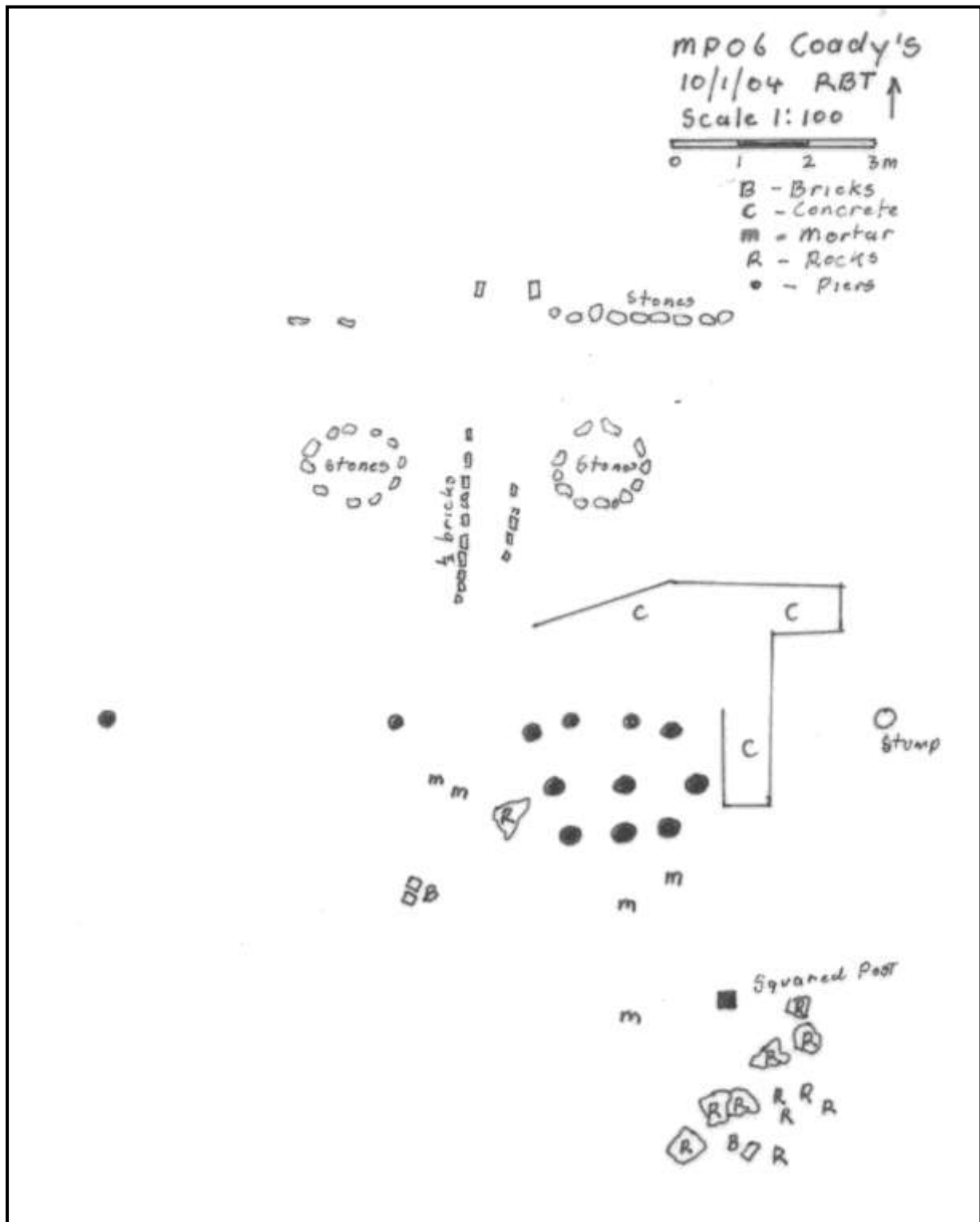
Plate 48: Google Earth view of the features within Site MP06. The large shed is MP05.



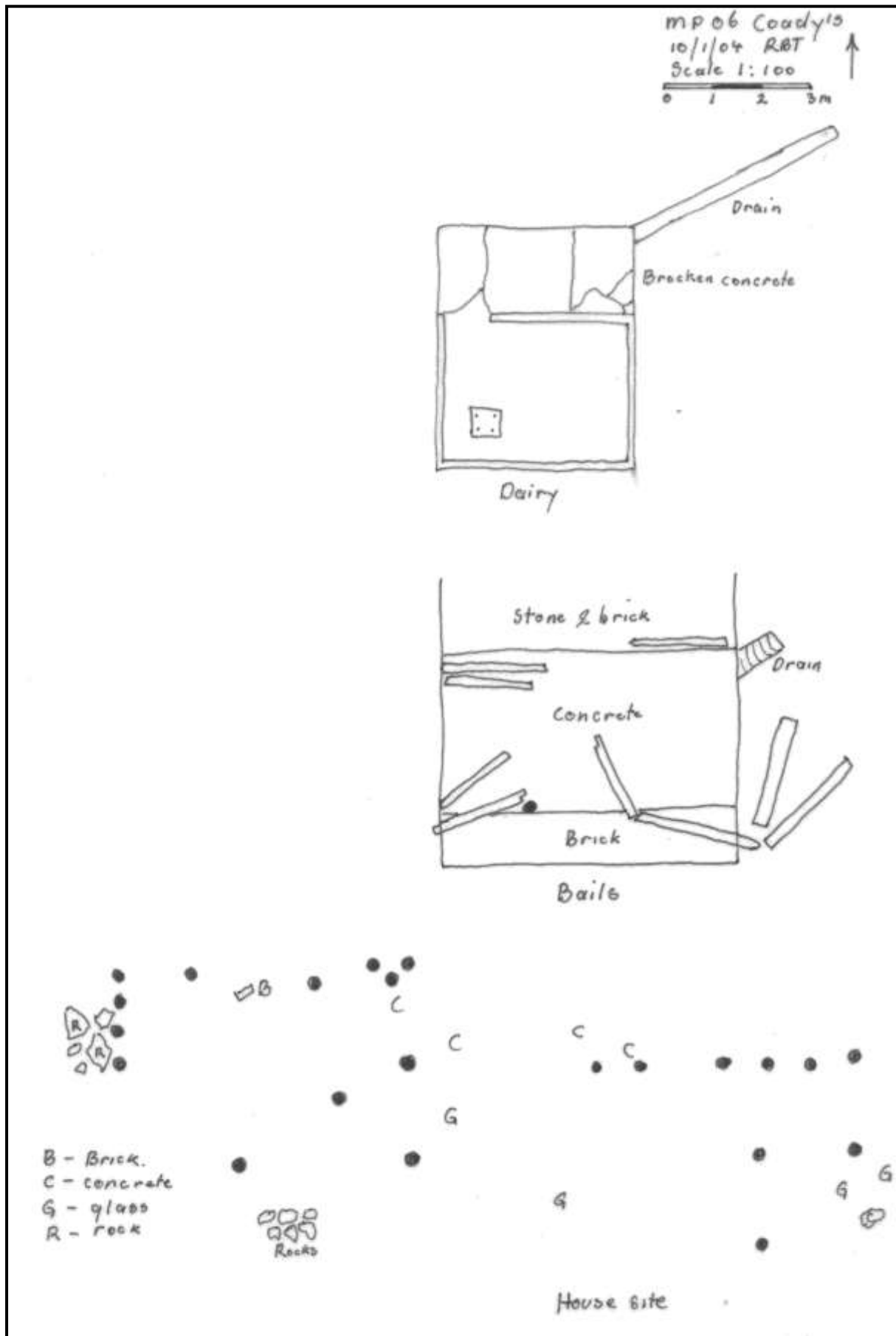
Plan 29: Plan of site showing relationship between features and distances.



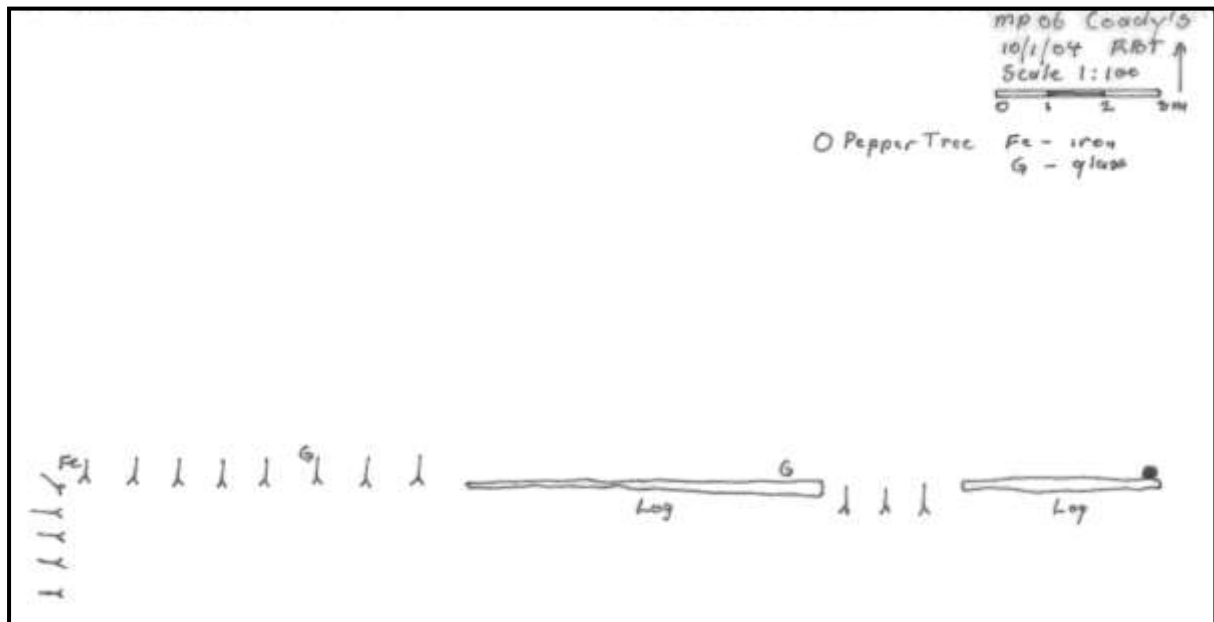
Plan 30: Plan of site in relationship later features, i.e. fences and yards.



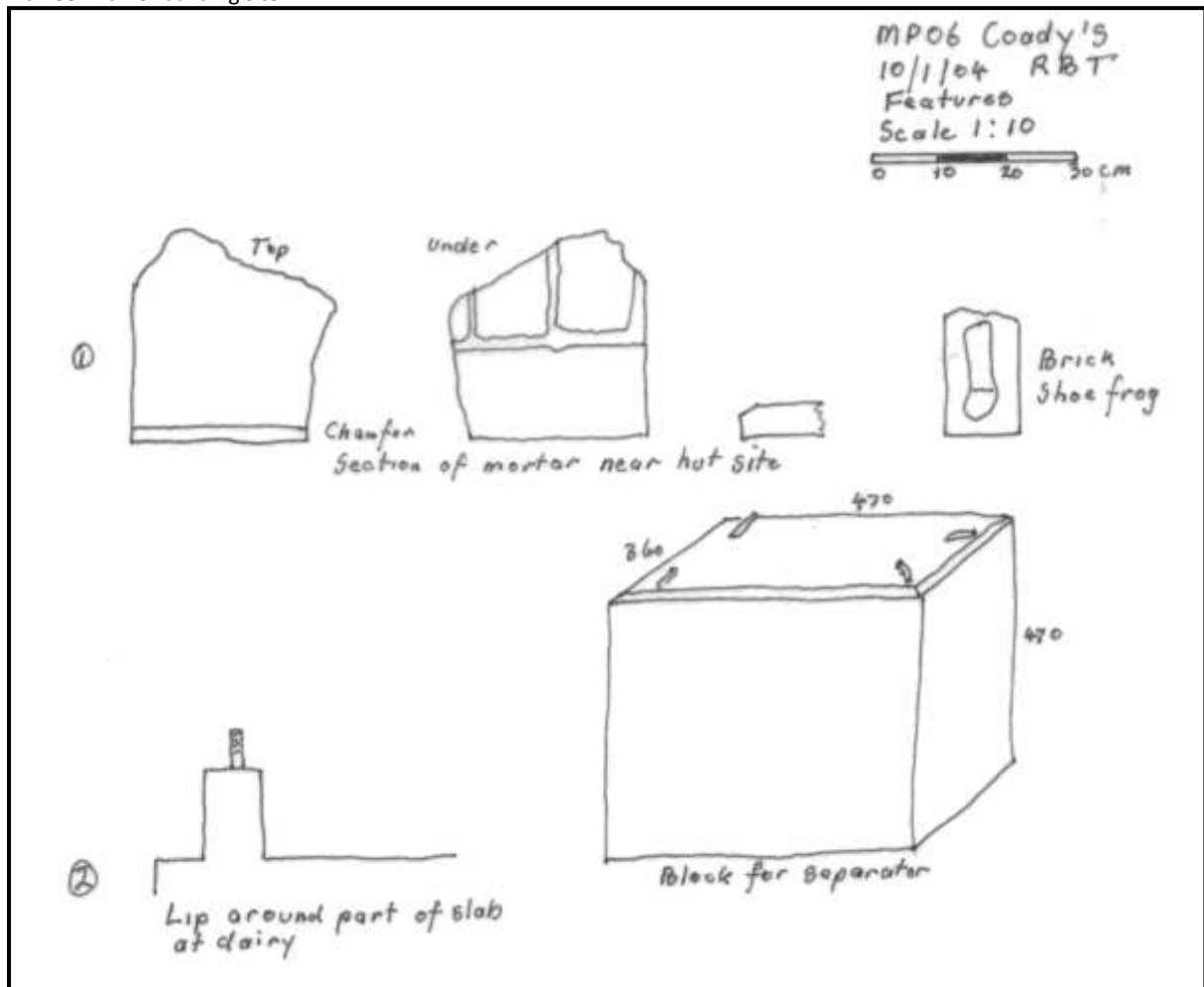
Plan 31: Plan of hut/house2 site



Plan 32: Plan of dairy, bails and house 1 site.



Plan 33: Plan of building site.



Plan 34: Plan of some of the features on site.

PHOTOGRAPHS



Plate 49: P08 Looking east over Hut/House2 site



Plate 50: P09 Looking south east over hut/house2 site. Stone circle in foreground.



Plate 51: P11 View of broken bricks set in two rows at Hut/house2 site.



Plate 52: P10 Close up of stone circle at Hut/house 2 site.



Plate 53: P07 Dairy. Note block for separator.



Plate 54: P01 Bails, one mortised post still standing, rest have rotted off.



Plate 55: P02 Road or building platform.



Plate 56: P03 Building platform.



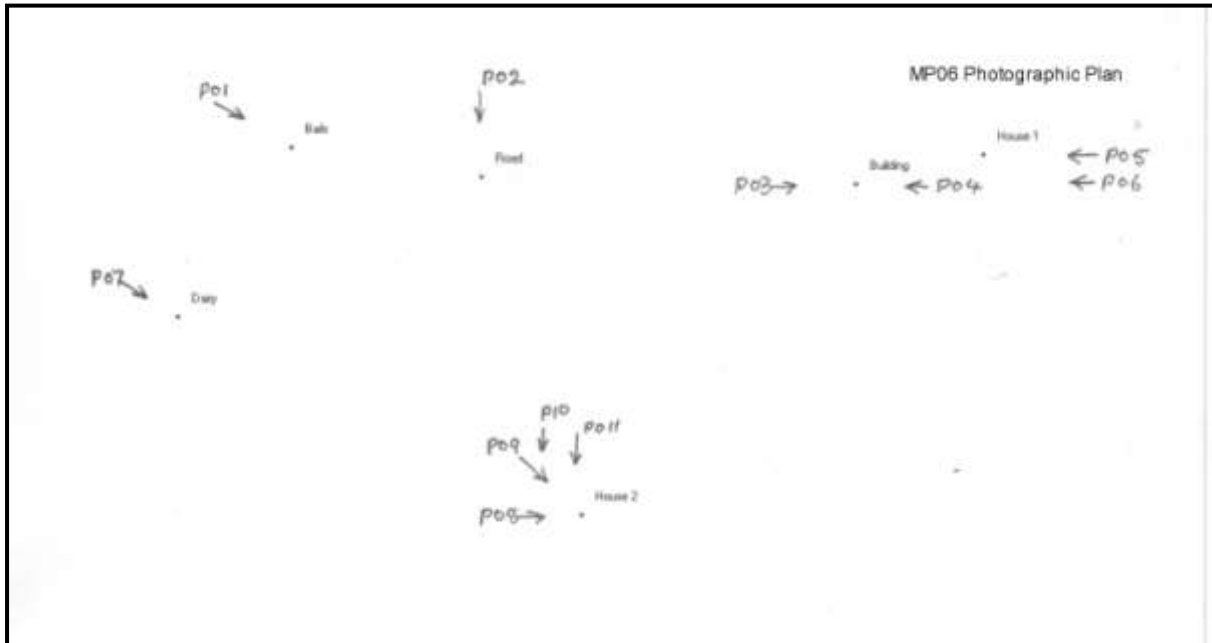
Plate 57: P04 Building platform. Remains of post at end of scale, bed log behind the post.



Plate 58: P05. House 1, remains of some piers. Building platform, east of here between pepper trees.



Plate 59: P06 House 1. Another area of piers looking west.



Plan 35: Plan of site showing position and direction of photographer when each photograph was taken.

THEMES APPLICABLE TO THE SITE

Pastoralism
Accommodation

HERITAGE CRITERIA APPLICABLE

Criterion (a)

The site shows evidence of significant human activity.

Criterion (c)

The site has the potential to yield substantial scientific and/or archaeological information on building methods and use.

LEVEL OF SIGNIFICANCE: High

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Test excavation Full Excavation

STATEMENT OF SIGNIFICANCE

This site has a number features that indicate a substantial amount of human activity that could provide important information on ways of life, building methods and utilisation.

SITE MANAGEMENT RECOMMENDATIONS:

Test excavations to be conducted to try to evaluate the potential and scope of the site. There may be a need for full excavation of some areas.

Site No.	MP07	Site Name	Bates 1				
Coordinates: 56 H		Easting	294702		Northing	6430614	
Portion	143	Allot.		Sect.		DP	
Statutory Listing:		No	Type				
Non-Statutory Listing:		No	Type				
Type of Site		Building	No	Archaeological		Yes	
Architect				Builder	unknown		

HISTORICAL INFORMATION ON SITE

- Portion 143 was a grant of land purchased by conditional sale without competition by Harriettte Farlow Nowland from the Crown. It was 40 acres for which she paid forty pounds on 19th June 1899.¹⁰¹
- Parish map, Ellis 4th edition shows H F Nowland as the freehold owner of the land. Harriet Farlow Nowland was the seventh child of Henry and Harriet Nowland, innkeeper and landowner of Muswellbrook.
- Portion 143 formed part of the estate, which was called Bollibon. It consisted of 641 acres.
- Harriet F Nowland died 22nd April 1906 at Muswellbrook and did not leave a will.¹⁰²
- Sarah Lumley and David Gould Hegarty (sister and nephew of the deceased) applied for administration of the estate, which was granted.
- The deceased estate file shows that Portion 143 and Portion 210 were freehold with total area of 83 acres. This was valued at £410/4/9 which included £36/14/9 consisting of an old hut, hayshed and fencing.¹⁰³
- The property was put up for auction on 13th October 1906 and was purchased by Thomas Blunt of Overton.
- Thomas Blunt disposed of his property, Overton on 8th April 1912 to William F Robey. The sale included Portion 143. At this stage Overton consisted of 5538 acres 1 roods and 24 perches, Robey paid £44,000.¹⁰⁴
- William F Robey then started to break up the estate and sell off small parcels of land. Joseph Daniel of Rosehill purchased Portions 143 and parts of Portion 144 and 145, an area of 232 acres 2 roods and 23.5 perches. This area was marked as Lot 30 on the Overton Estate subdivision plan.
- On 19th May 1917 Joseph Daniel met with a serious accident when he was thrown from his sulky in Ford Street, Muswellbrook. He died from the injuries on Saturday, 22nd May 1917. His residence was Rosehill, Kayuga Road, Muswellbrook.¹⁰⁵ Rosehill was part of the Rosebrook subdivision.
- When his estate was valued for death duties the only improvements on Portion 143 and parts of Portions 144 and 145 were fencing, well, windmill and a dam. No mention of a hut.¹⁰⁶
- The trustees of the estate of Joseph Daniel transferred Lot 30 (232 acres 2 roods and 23.5 perches) in 1918 to Theresa Amelia Coupland, wife of William Coupland, farmer of Kayuga. No money was exchanges as it was a devise of the will of Joseph Daniel.¹⁰⁷
- Theresa Amelia Coupland sold all of Lot 30 to James Lonergan, grazier of Box Ridge, Kayuga on 18th January 1924. Area of 232 acres 23.5 perches sold for £1163/10/-. This meant that

¹⁰¹ LPMA Vol.1286 Fol.194

¹⁰² *Muswellbrook Chronicle* 25th April 1906

¹⁰³ State Records, deceased estate file of Harriet F Nowland, File 19/ 10223 Reel 3029

¹⁰⁴ Muswellbrook Shire. Notice of Transfer of Land

¹⁰⁵ *Muswellbrook Chronicle* 23rd May 1917

¹⁰⁶ State Records, deceased estate file of Joseph Daniel, File 19/10247 20/639 Reel 3032

¹⁰⁷ Muswellbrook Shire. Notice of Transfer of Land

Theresa Amelia Coupland kept a small area of 2 roods or the 2 roods was missed in the document.¹⁰⁸ James Lonergan died 25th August 1958 and left Lot 30 to his son Leo Lonergan. The valuation conducted in 1958 stated that there were no improvements on the property apart from fencing.¹⁰⁹

- The history of the block is unknown until 1970s when Col Bates purchased the block from Ken Brown.¹¹⁰ Col Bates sold to RTCA.

DESCRIPTION OF SITE

- There is very little above ground evidence to indicate what may have been there or when it was erected.
- It appears it may have been a hut or small house, but this is speculation.
- It may have been an abode of William Seabrook who was working a lime kiln in the area in the 1850s and 1860s.
- The deceased estate file indicates that there was an 'old hut' on the property in 1906.
- Joseph Daniel may have erected a hut to assist in the management of this land.
- The DEF of James Lonergan indicates there was no building there in 1958.
- Physical evidence consists of timber, which may have been bed logs or parts of wall slabs, rocks, glass and ceramics.

PLANS & DRAWINGS



Plan 36: Part of the parish Ellis showing location of MP07 on Portion 143.

¹⁰⁸ Muswellbrook Shire. Notice of Transfer of Land

¹⁰⁹ SR DEF 20/6869

¹¹⁰ Interview between Col & Gaye Bates and Rob Tickle 13th August 2003.

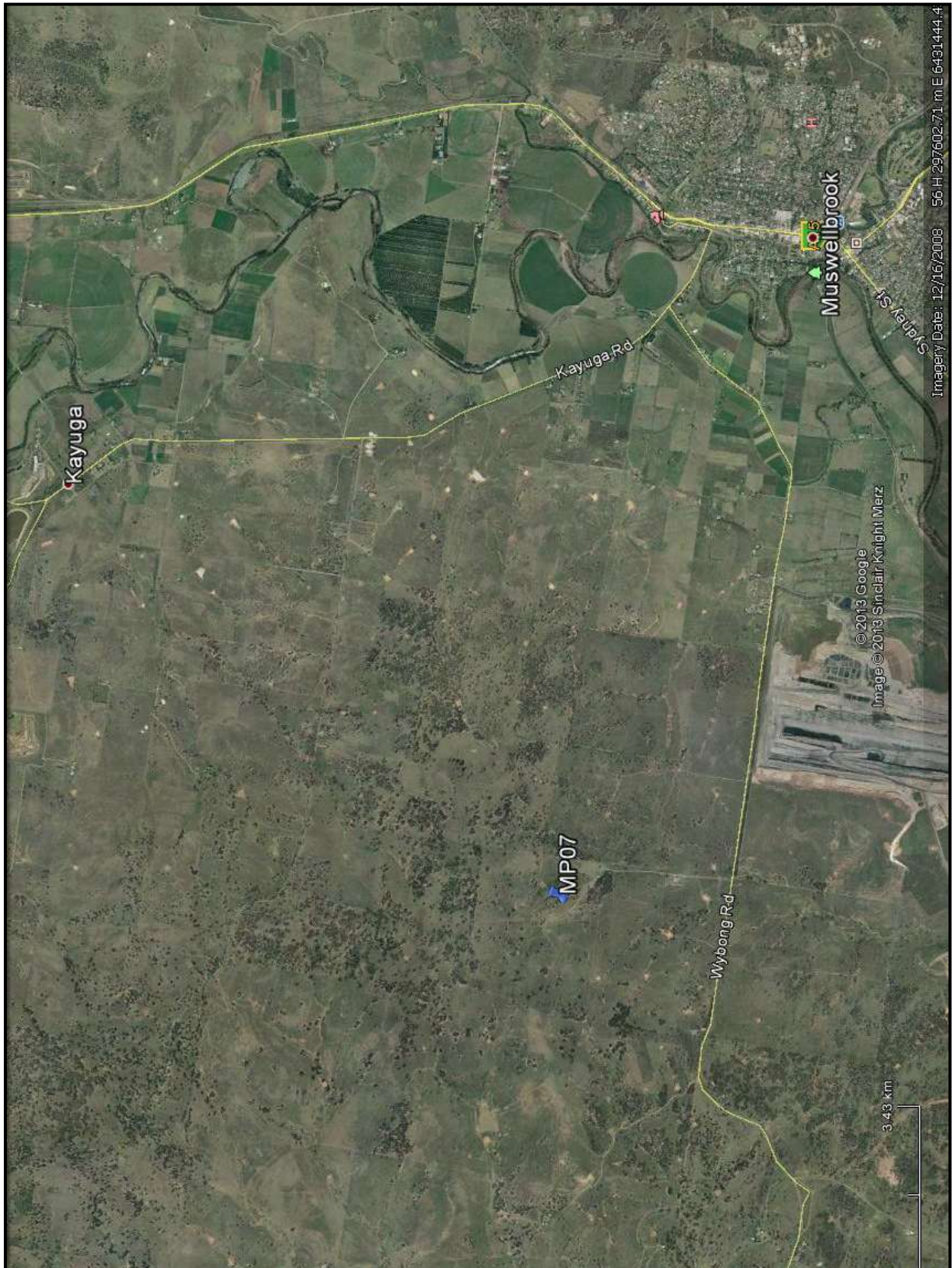


Plate 60: Google Earth view showing location of MP07 in relationship to Kayuga and Muswellbrook.

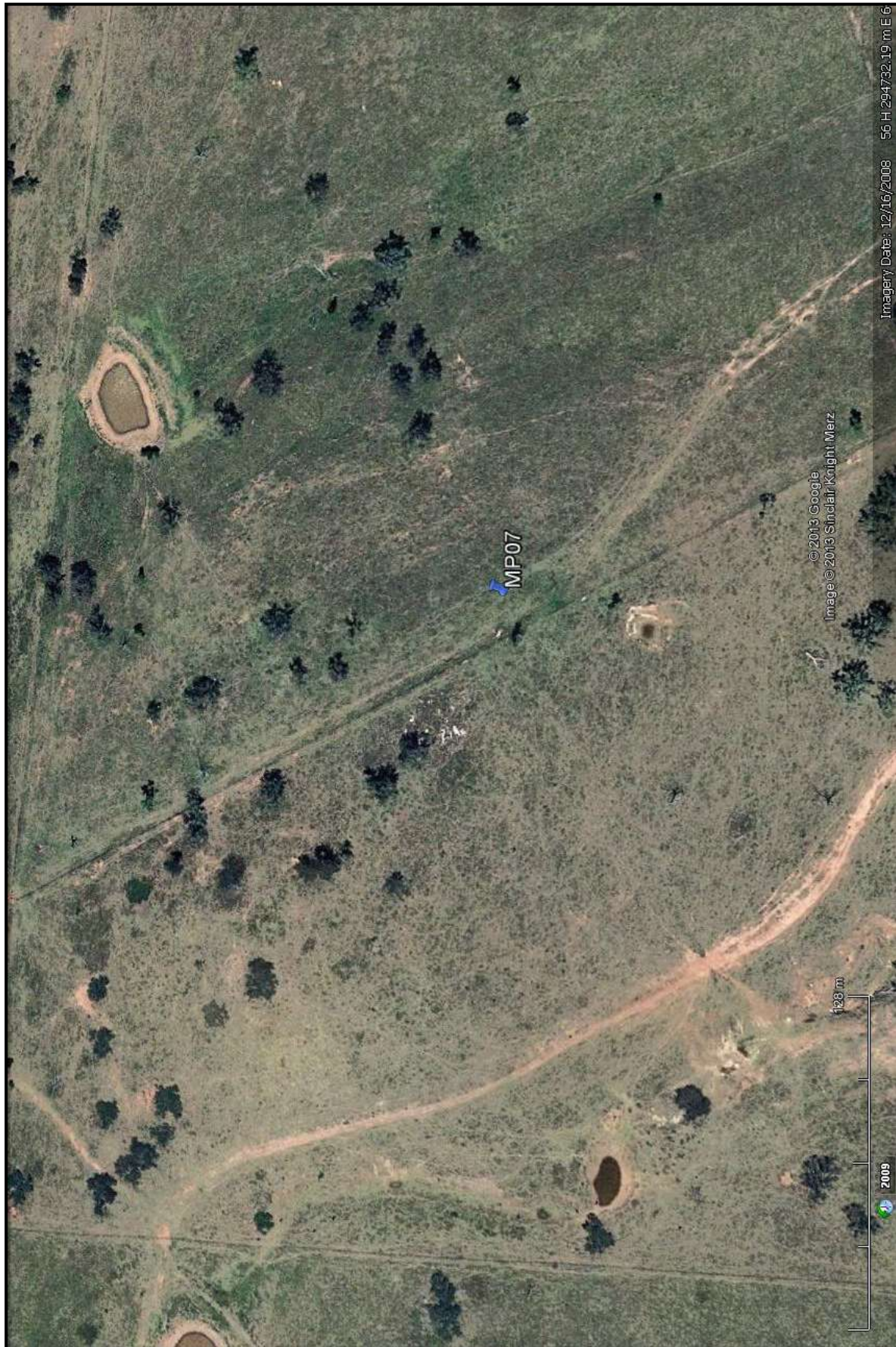


Plate 61: Google Earth view showing position of MP7 within the landscape.

PHOTOGRAPHS



Plate 62: P19. Rocks on the site, which may have been part of a hearth.



Plate 63: P18. Codd patent bottle located at the site. Left insitu.



Plate 64: P01. View of piece of timber and rocks at the site.

No photographic plan as photographs were take of features over a small area on the ground.

THEMES APPLICABLE TO THE SITE	
Pastoralism Accommodation	
HERITAGE CRITERIA APPLICABLE	
Criterion (a) The site shows evidence of significant human activity.	
Criterion (c) The site has the potential to yield substantial scientific and/or archaeological information on building methods and use.	
LEVEL OF SIGNIFICANCE:	High
TYPE OF SIGNIFICANCE:	Local
ARCHAEOLOGICAL POTENTIAL:	
Test Excavation Full Excavation	
STATEMENT OF SIGNIFICANCE	
The meagre evidence at the site indicates human activity that could provide important information on ways of life, building methods and utilisation.	
SITE MANAGEMENT RECOMMENDATIONS:	
Test excavations to be conducted to try to evaluate the potential and scope of the site. There may be a need for full excavation in some areas.	

Site No.	MP08	Site Name	Bates 2				
Coordinates: 56 H		Easting	294711		Northing	6430986	
Portion	144	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	No		Archaeological	Yes	
Architect				Builder	unknown		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">William Cox took up Portions 144 and 145 in October 1873.¹¹¹William Cox died at his residence, Chiselhurst, Muswellbrook on the 4th July 1883 in the 69th year of his age. He was the eldest son of the late Lieutenant William Cox, of Her Majesty's 46th Reg. of Foot and Esquire of Hobartville, Richmond.¹¹²These portions passed vide his will to his wife Agnes who sold both portions on 18th January 1884 to George Blunt for £360 each.¹¹³Parish map, Ellis 5th edition shows George Blunt as the freehold owner of the land which consisted of 320 acres.George Blunt had been one of the major railway contractors in New South Wales. He built part of the permanent way from Liddell to Muswellbrook and decided to make Muswellbrook his base.¹¹⁴Brighton Villa in Hunter Terrace, Muswellbrook was erected for him in 1870 and he purchased Overton from Archibald Nowland.¹¹⁵In 1902, George Blunt transferred much of his Muswellbrook property to his son, Thomas.Thomas Blunt disposed of his property, Overton on 8th April 1912 to William F Robey. The sale included Portion 144 and 145. At this stage, Overton consisted of 5538 acres 1 rood and 24 perches, Robey paid £44,000.¹¹⁶On 22nd May 1913, John Lonergan, dairy farmer of Kayuga purchased part of the Overton Estate from William Frederick Robey, gentleman of Challis House, Sydney. He purchased Lot 31, which was part of Portion 144 and 145. The area was 202 acres 2 roods for which he paid £1012/10/-. Site MP08 is within this Lot. Lonergan also purchased Lot 32, which was part of Portion 144 along with Lot 33, which was Portion 199. The area was 327 acres 2 roods for which he paid £1432/12/9.¹¹⁷ See Plan 38 for location of Lots within the subdivision of the Overton Estate.¹¹⁸On 26th July 1944, John Lonergan of Thorndale transferred part of Portion 144 and all of Portion 199 (Lot 31 of Overton Estate subdivision) to Edward Robert Lonergan, farmer of Thorndale, Kayuga by 'way of gift of natural love and affection.' The land was the same area as in the 1913 sale.¹¹⁹ Edward Lonergan died 12th June 1961 aged 42 years.¹²⁰It would appear that Lot 31 passed to James Lonergan of Box Ridge as it is listed in his estate in 1958. The valuation states that apart from fencing there were no improvements on the property. James left Lot 31 to his son Phillip Lonergan.¹²¹							

¹¹¹ LPMA Book 288 No. 103 & 122

¹¹² *Maitland Mercury* 14th July 1883

¹¹³ LPMA Book 288 No. 103 & 122

¹¹⁴ *Maitland Mercury* 31st August 1865

¹¹⁵ LPMA Book 187 No. 954

¹¹⁶ Muswellbrook Shire. Notice of Transfer of Land

¹¹⁷ Muswellbrook Shire. Notice of Transfer of Land

¹¹⁸ LPI Map Parish Ellis 4th edition No. 109273 1/1/1915

¹¹⁹ Muswellbrook Shire. Notice of Transfer of Land

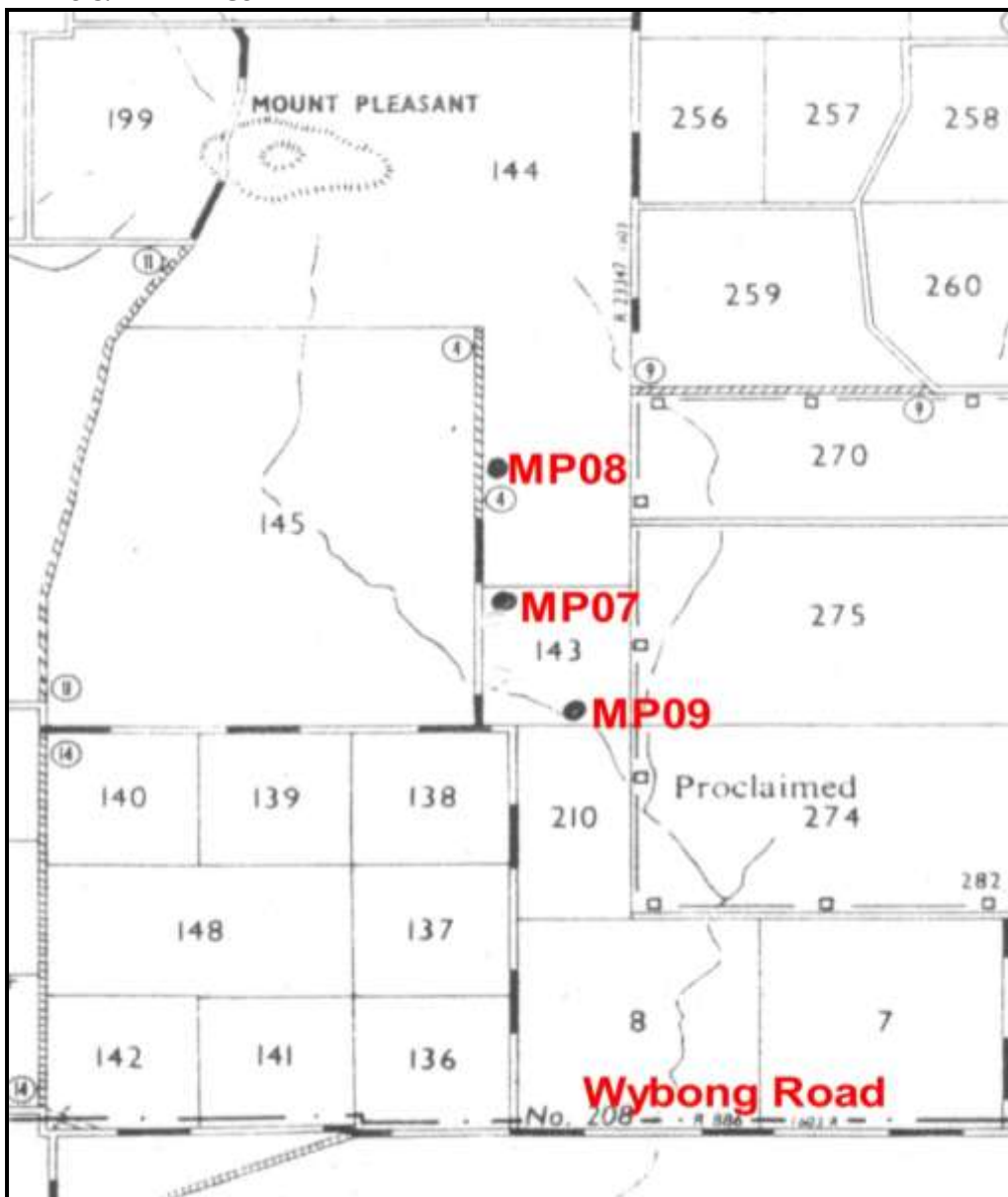
¹²⁰ MSLFHS Cemetery List

¹²¹ SR DEF 20/6869

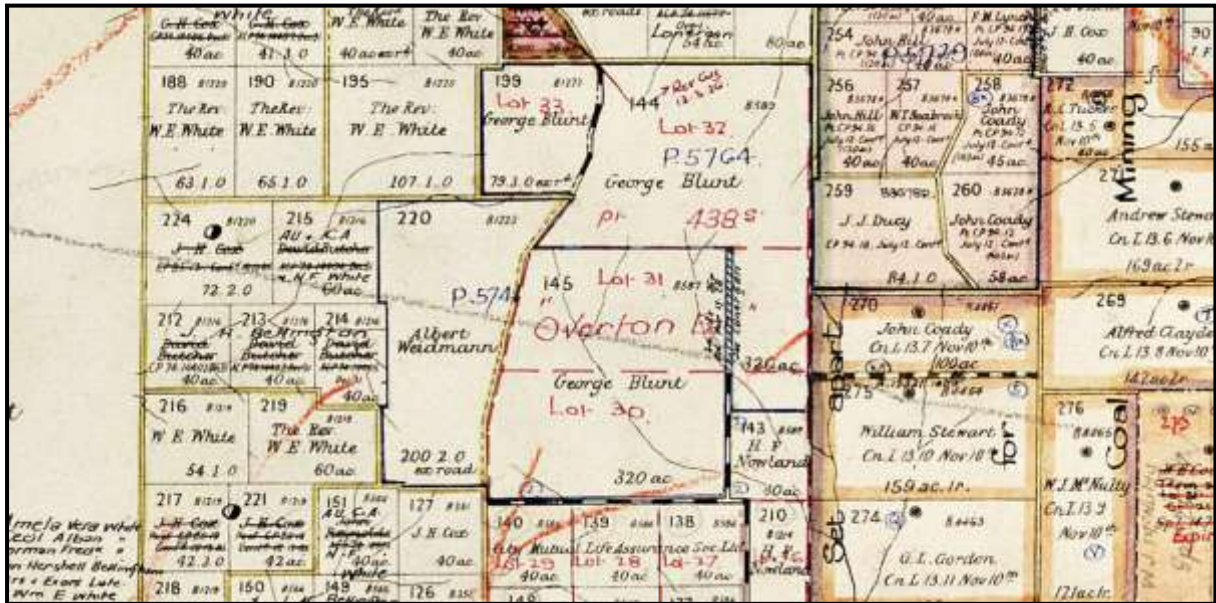
DESCRIPTION OF SITE

- There is very little above ground evidence to indicate what may have been there or when it was erected.
- It appears it may have been a hut or small house, but this is speculation.
- It is possible that any of the following could have erected a hut on the land: William Cox 1873, George Blunt 1884, Thomas Blunt 1902 or John Lonergan 1913.
- The DEF of James Lonergan indicates there was no building there in 1958.
- Physical evidence consists of glass, ceramics, part of a cast iron cooking pot, stones and bricks.
- There were four different brick frogs noted i.e. rectangle, large diamond, small diamond and shoe. The number of different frogs in the bricks indicates reuse from earlier sites. The shoe frog is common to Muswellbrook.

PLANS & DRAWINGS



Plan 37: Part of the Parish of Ellis showing location of MP08 on Portion 144.



Plan 38: Parish Ellis showing Overton Estate subdivision of Portions 143, 144, 145 and 199.

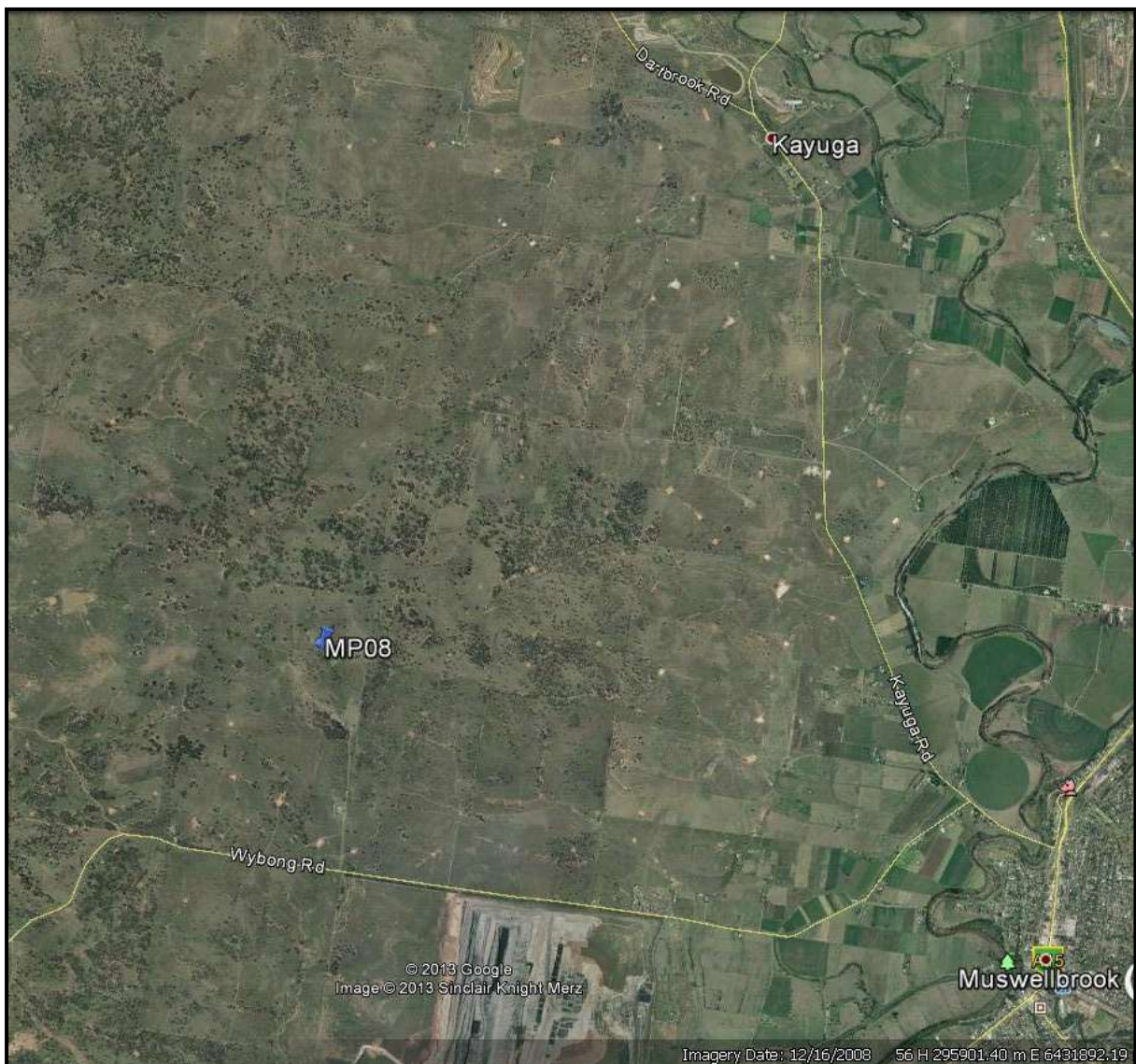


Plate 65: Google Earth view showing location of MP08 in relationship to Kayuga and Muswellbrook.



Plate 66: Google Earth view of MP08.

PHOTOGRAPHS



Plate 67 Plate 68: P03. Photograph showing bricks and stones at MP08



Plate 68: P02. Photograph showing bricks and stones at MP08

No photographic plan as photographs were take of features over a small area on the ground.

THEMES APPLICABLE TO THE SITE

Pastoralism
Accommodation

HERITAGE CRITERIA APPLICABLE

Criterion (a)

The site shows evidence of significant human activity.

Criterion (c)

The site has the potential to yield substantial scientific and/or archaeological information on building methods and use.

LEVEL OF SIGNIFICANCE: High

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Test Excavation Full Excavation

STATEMENT OF SIGNIFICANCE

The meagre evidence at the site indicates human activity that could provide important information on ways of life, building methods and utilisation.

SITE MANAGEMENT RECOMMENDATIONS:

Test excavations to be conducted to try to evaluate the potential and scope of the site. There may be a need for full excavation in some areas.

Site No.	MP09	Site Name	Bates 3				
Coordinates: 56 H		Easting	294835		Northing	6430277	
Portion	143	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	Yes		Archaeological	No	
Architect				Builder	unknown		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">Portion 143 was a grant of land purchased by conditional sale without competition by Harriette Farlow Nowland from the Crown. It was 40 acres for which she paid forty pound on 19th June 1899.¹²²Parish map, Ellis 4th edition shows H F Nowland as the freehold owner of the land. Harriet Farlow Nowland was the seventh child of Henry and Harriet Nowland, innkeeper and landowner of Muswellbrook.Portion 143 formed part of the estate, which was called Bollibon. It consisted of 641 acres.Harriet F Nowland died 22nd April 1906 at Muswellbrook and did not leave a will.¹²³Sarah Lumley and David Gould Hegarty (sister and nephew of the deceased) applied for administration of the estate, which was granted.The property was put up for auction on 13th October 1906 and was purchased by Thomas Blunt of Overton.Thomas Blunt disposed of his property, Overton on 8th April 1912 to William F Robey. The sale included Portion 143. At this stage Overton consisted of 5538 acres 1 rood and 24 perches, Robey paid £44,000.¹²⁴William F Robey then started to break up the estate and sell off small parcels of land. Joseph Daniel of Rosehill purchased Portions 143 and parts of Portion 144 and 145, an area of 232 acres 2 roods and 23.5 perches. This area was marked as Lot 30 on the Overton Estate subdivision plan.On 19th May 1917, Joseph Daniel met with a serious accident when he was thrown from his sulky in Ford Street, Muswellbrook. He died from the injuries on Saturday, 22nd May 1917. His residence was Rosehill, Kayuga Road, Muswellbrook.¹²⁵The trustees of the estate of Joseph Daniel transferred Lot 30 (232 acres 2 roods and 23.5 perches) in 1918 to Theresa Amelia Coupland, wife of William Coupland, farmer of Kayuga. No money was exchanges as it was a devise of the will of Joseph Daniel.¹²⁶Theresa Amelia Coupland sold all of Lot 30 to James Lonergan, grazier of Box Ridge, Kayuga on 18th January 1924. Area of 232 acres 23.5 perches sold for £1163/10/-. This meant that Theresa Amelia Coupland kept a small area of 2 roods or the 2 roods was missed in the document.¹²⁷ James Lonergan died 25th August 1958 and left Lot 30 to his son Leo Lonergan. The valuation conducted in 1958 stated that there were no improvements on the property apart from fencing.¹²⁸The history of the block is unknown until 1970s when Col Bates purchased the block from Ken Brown.¹²⁹ Col Bates sold to RTCA.							

¹²² LPMA Vol. 1286 Fol.194

¹²³ *Muswellbrook Chronicle* 25th April 1906

¹²⁴ Muswellbrook Shire. Notice of Transfer of Land

¹²⁵ *Muswellbrook Chronicle* 23rd May 1917

¹²⁶ Muswellbrook Shire. Notice of Transfer of Land

¹²⁷ Muswellbrook Shire. Notice of Transfer of Land

¹²⁸ SR DEF 20/6869

¹²⁹ Interview between Col & Gaye Bates and Rob Tickle 13th August 2003.

DESCRIPTION OF SITE

- The site contains two buildings i.e. one structure that has been used for accommodation and another for storage.
- The accommodation building approximately four by five metres divided into two rooms. Frame is constructed from a mixture of round bush timber and sawn. Posts are earth fast. It is clad with corrugated iron. No part of the structure is lined, but the floor is of concrete. The west end of the structure has a fuel stove set in a chimney constructed of corrugated iron. There was a door between the two rooms and mesh on an internal window. This indicates the room on the east side may have been added later. There is a domestic touch of a mirror hanging on a nail in the room with the fireplace.
- There is a small tank on the south side of the building. Originally, there was guttering on the building.
- Two of the sheets of corrugated iron have brands i.e. Lysaght Orb and Guinea.
- The other building may have been constructed to provide shelter for machinery or fodder. It is approximately nine by twelve metres and has been constructed of round bush timber for the posts and rafters. The east and west ends of the shed were originally enclosed with corrugated iron while the south side utilised slabs.
- The DEF of James Lonergan indicates that there were no buildings on the site in 1958 so they were constructed after that date.

PLANS & DRAWINGS



Plan 39: Part of the parish Ellis showing location of MP09 on Portion 143.

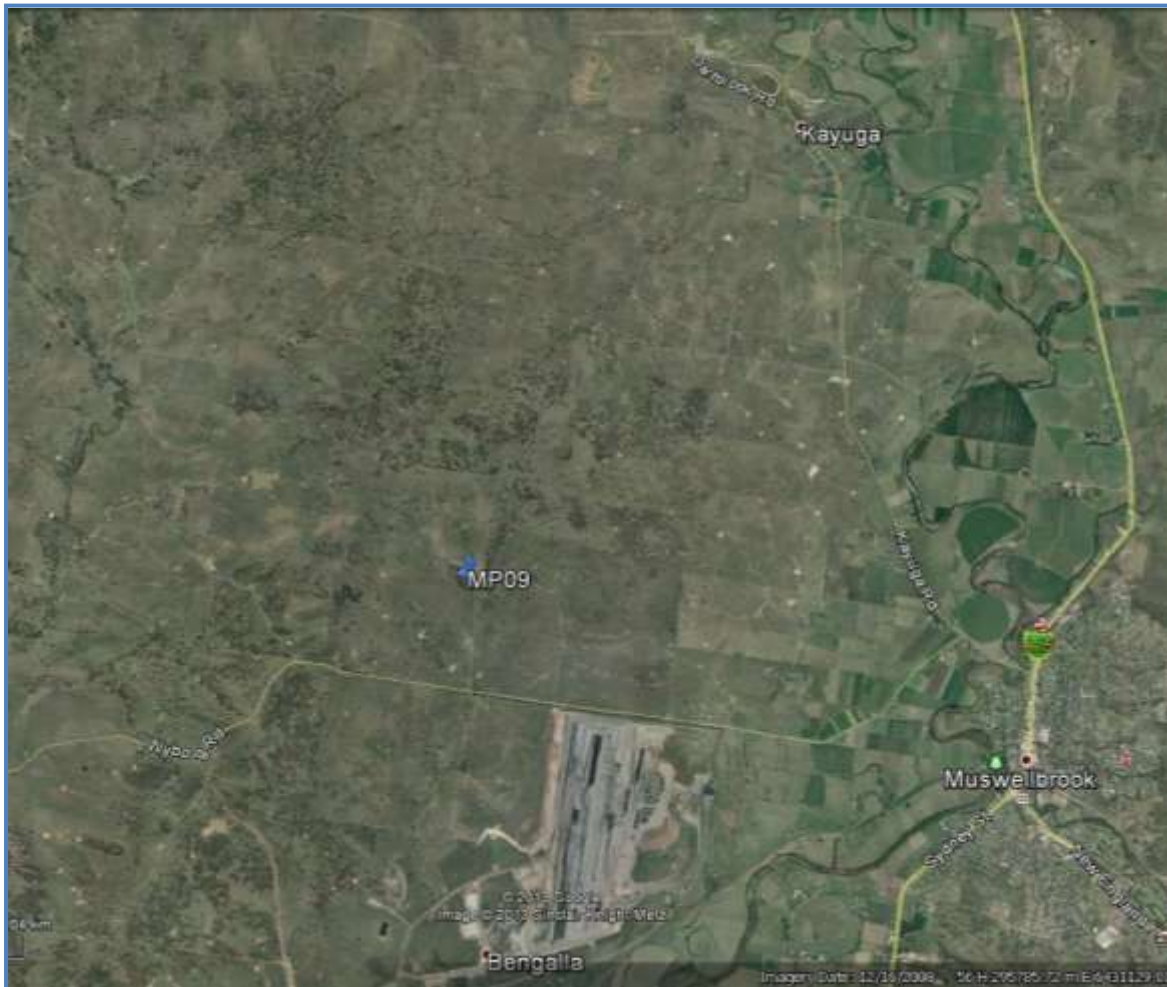
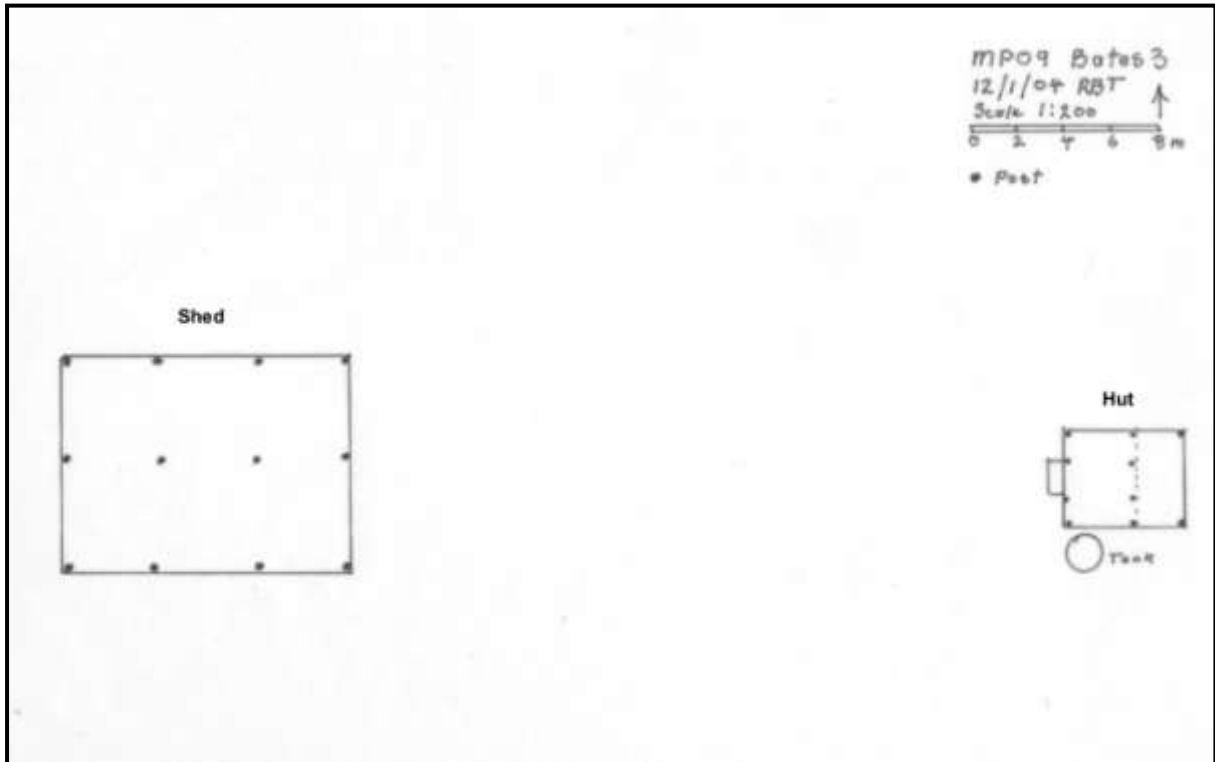


Plate 69: Google Earth view showing location of MP09 in relationship to Kayuga and Muswellbrook.



Plate 70: Google Earth view of MP09. The two large buildings have since been removed.



Plan 40: Plan showing position of shed and hut.

PHOTOGRAPHS



Plate 71: P019. Photograph of the site in January 2004. The buildings of interest are behind the white ute. The large sheds on the right and left of the photograph have been removed. Both were erected by Col Bates after he purchased the property.



Plate 72: P017. View of hut looking to east.



Plate 73: P018. Front of the hut looking west.



Plate 74: P12. Photograph of stove in hut. Note use of round timber in construction.



Plate 75: P13. View of internal window with mesh, mirror and tee hinge from door.



Plate 76: Brands of Lysaght corrugated iron used in hut. The Guinea sheet on the left has been recycled from another building.

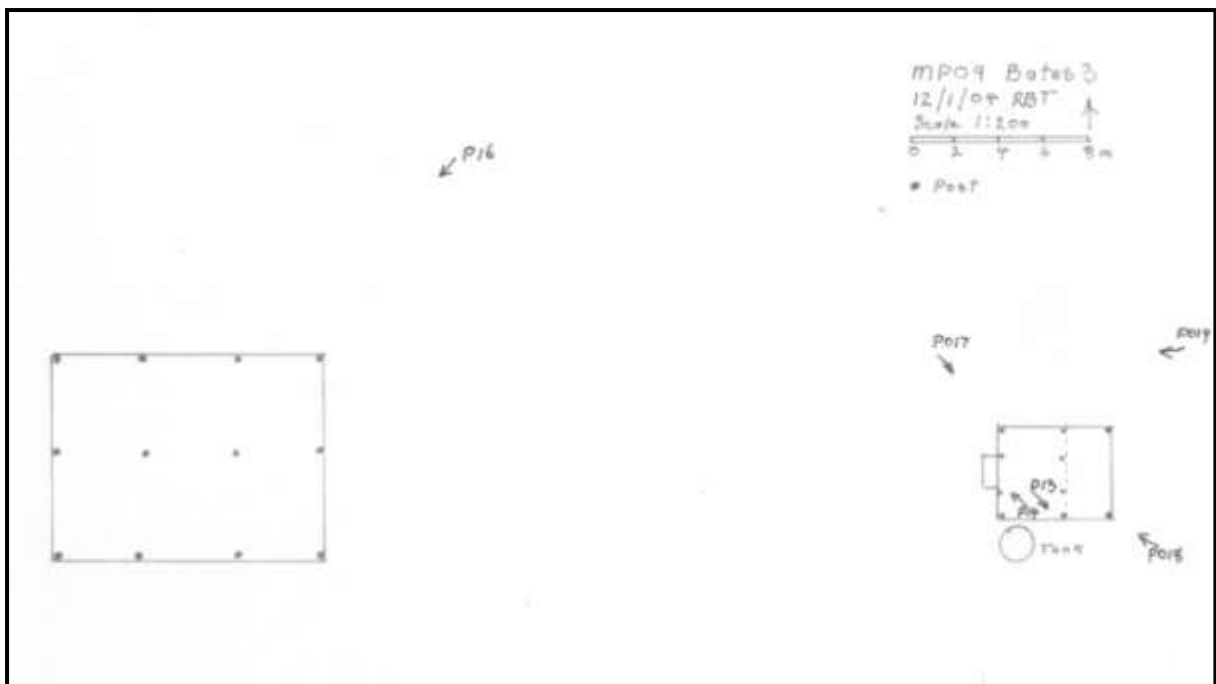
<p>LYSAGHT</p>  <p>AUSTRALIA</p>	<p>LYSAGHT'S</p> <p>LYSAGHT'S "ORB."</p> <p>Galvanized Corrugated Iron is favourably known and used throughout the world. Its perfection of Galvanizing and uniformity of corrugations is recognised by consumers everywhere. There are many imitations but to those who compare its quality with other nominally cheaper brands its superiority is at once apparent.</p>
<p>LYSAGHT'S GUINEA.</p> <p>A superior corrugated sheet available in both 24 and 26 gauges, second only to "Orb" in quality and appearance, and recommended for use when price is a consideration.</p>	<p>LYSAGHT</p>  <p>GUINEA AUSTRALIA</p>

Plate 77: Information on Orb and Guinea corrugated iron.¹³⁰

¹³⁰ Lysaght's Referee: A handbook of Useful Information. 16th edition, 1934.



Plate 78: P16. Photograph of shed looking to south west.



Plan 41: Plan of site showing position and direction of photographer when each photograph was taken.

THEMES APPLICABLE TO THE SITE

Pastoralism
Accommodation

HERITAGE CRITERIA APPLICABLE

Criterion (a)
The site shows evidence of human activity.
Criterion (c)
The site has ability to yield information on building methods and use.

LEVEL OF SIGNIFICANCE: Moderate

TYPE OF SIGNIFICANCE : Local

ARCHAEOLOGICAL POTENTIAL:

No Action

STATEMENT OF SIGNIFICANCE

The site shows how accommodation could be constructed from local material (round bush timber) and recycled corrugated iron. The shed has been constructed in a similar style. While these buildings was most likely erected in the early 1960s they are of a style that had been used for the past 100 years and very typical of what an early conditional purchaser would have erected.

SITE MANAGEMENT RECOMMENDATIONS:

Demolish when required. Buildings in very poor condition due to termites and lack of maintenance.

Site No.	MP10	Site Name	Scriven 1				
Coordinates: 56 H		Easting	295976		Northing	6430360	
Portion	275	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	Yes		Archaeological	Yes	
Architect		Unknown		Builder	Original building unknown. Shearing shed - Gordon Scriven		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">Portion 275 was a Special Lease No. 10 granted by the Crown to William Stewart on 10th November 1913. The portion covers 159 acres 1 rood.By 1918, William Stewart was in the process of erecting a house on his portion. He had hired John Nicholls, plumber of Denman to do some of the work. There was a dispute over payment and the case ended up in the small debts court.¹³¹William Stewart purchased Portion 274 from the executors for the estate of late George Leonard Gordon on 6th September 1927.¹³²The Muswellbrook Chronicle reported in January 1940 that the home of William Stewart on Wybong Road had been destroyed by fire. This house was on Portion 274.¹³³William Stewart, farmer, sold Portion 274 and 275 to Gordon James Scriven, farmer of Hebdon on 31st August 1943 for £800.¹³⁴William Stewart was born in Muswellbrook, but did not always live in the district. There must have been times when he rented his property or had someone work it for him. His obituary stated he engaged in road contracting in Muswellbrook and Bingara districts. On returning to Muswellbrook he took up Portion 275 which he called 'Hilltop'. He later took up share dairying at Merton where he remained for about ten years before moving to another dairy owned by Mr A H McClymont. Subsequently he sold his property 'Hilltop' and retired to Lidcome. He died July 1950.¹³⁵Gordon Scriven sold to RTCA.							
DESCRIPTION OF SITE							
<ul style="list-style-type: none">The site contains a number of features consisting of house, shearing shed, shed/dairy, yards, depressions and remains of orchard.The house is in a dangerous condition and collapse is imminent. Due to its condition no internal inspection was made nor any measurements taken. Part of the house has collapsed or been removed so it is difficult to determine the original size.The house has been constructed on a saw timber frame sitting on timber piers.External walls have been clad with weatherboard painted deep reddish brown. The walls are about three metres high.Internal walls are clad with pine boards with small beading. There are indications that some of the internal walls were painted green.There are the remains of a veranda on the east side of the house.Two of the visible doorways had two-pane fanlight above them.The remaining roof is hipped of corrugated iron.Gordon Scriven converted the house into a shearing shed. A large covered area has been added to the south side of the house. This may have been an area for keeping sheep dry.							

¹³¹ *Muswellbrook Chronicle* 9th February 1918.

¹³² *Muswellbrook Shire Council*, Notice of Transfer of Land

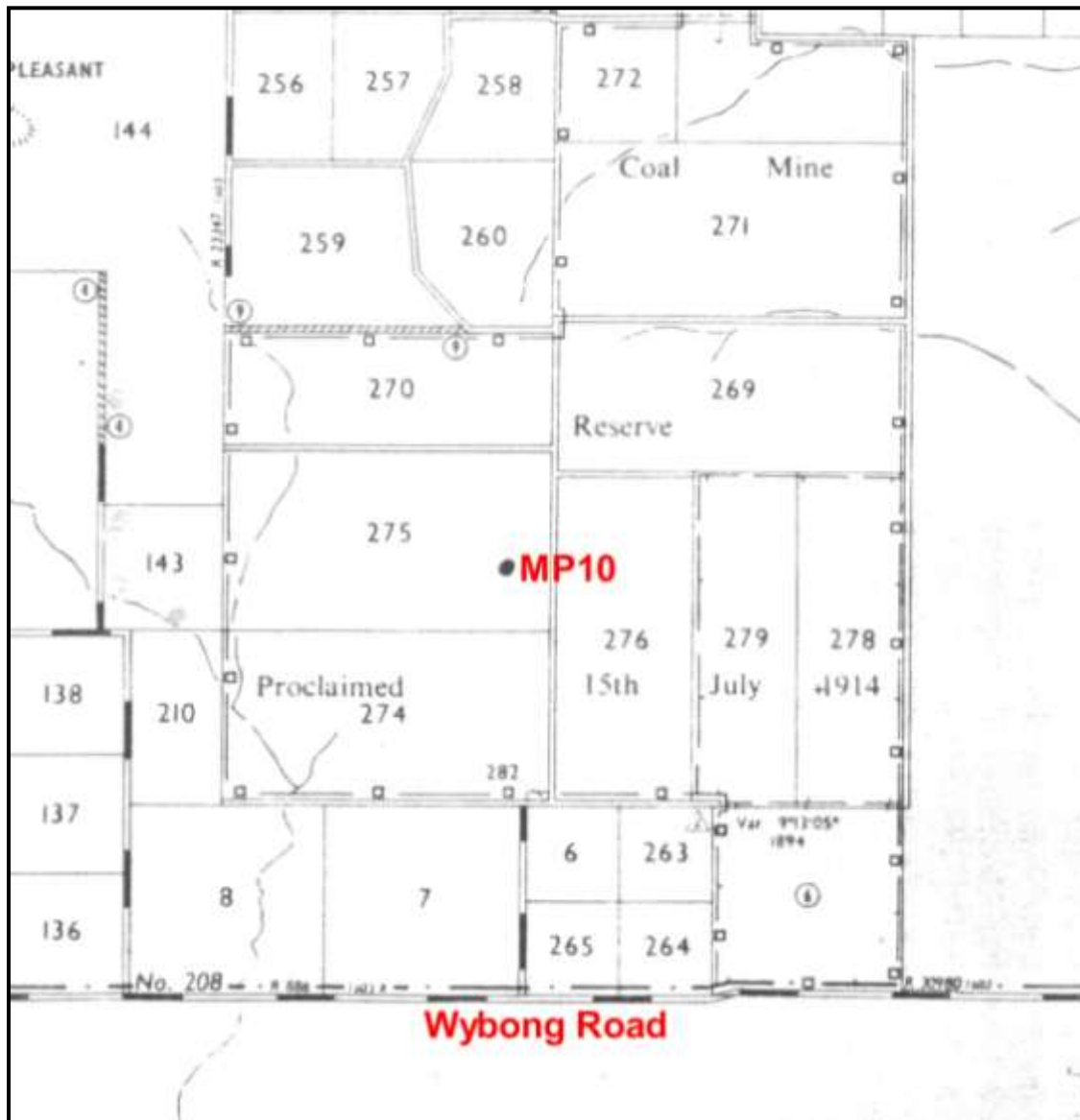
¹³³ *Muswellbrook Chronicle* 2nd January 1940

¹³⁴ *Muswellbrook Shire Council*, Notice of Transfer of Land

¹³⁵ *Muswellbrook Chronicle* 18th July 1950

- The floor consists of slabs and old split rail fence posts laid directly on the ground. Split rail fence posts have been used for the south wall.
- The frame is of round posts with saw timber rafters and battens.
- There are the remains of extensive sheep yards to the north of the building. The north west corner of the yards contains a loading ramp. An indication that trucks were being used to shift sheep when the yards were constructed.
- The yards are constructed of timber utilising short vertical battens of split timber wired together. One section of the fence has been constructed from old car bonnets.
- West of the house there was another building. This had a gable roof of corrugated iron with weatherboard ends. It may have been a dairy at some stage.
- Between the house and the shed are the remains of more yards, fig tree and three small depressions.
- The depressions may have been the site of pit toilets.

PLANS & DRAWINGS



Plan 42: Part of the parish Ellis showing location of MP10 on Portion 275

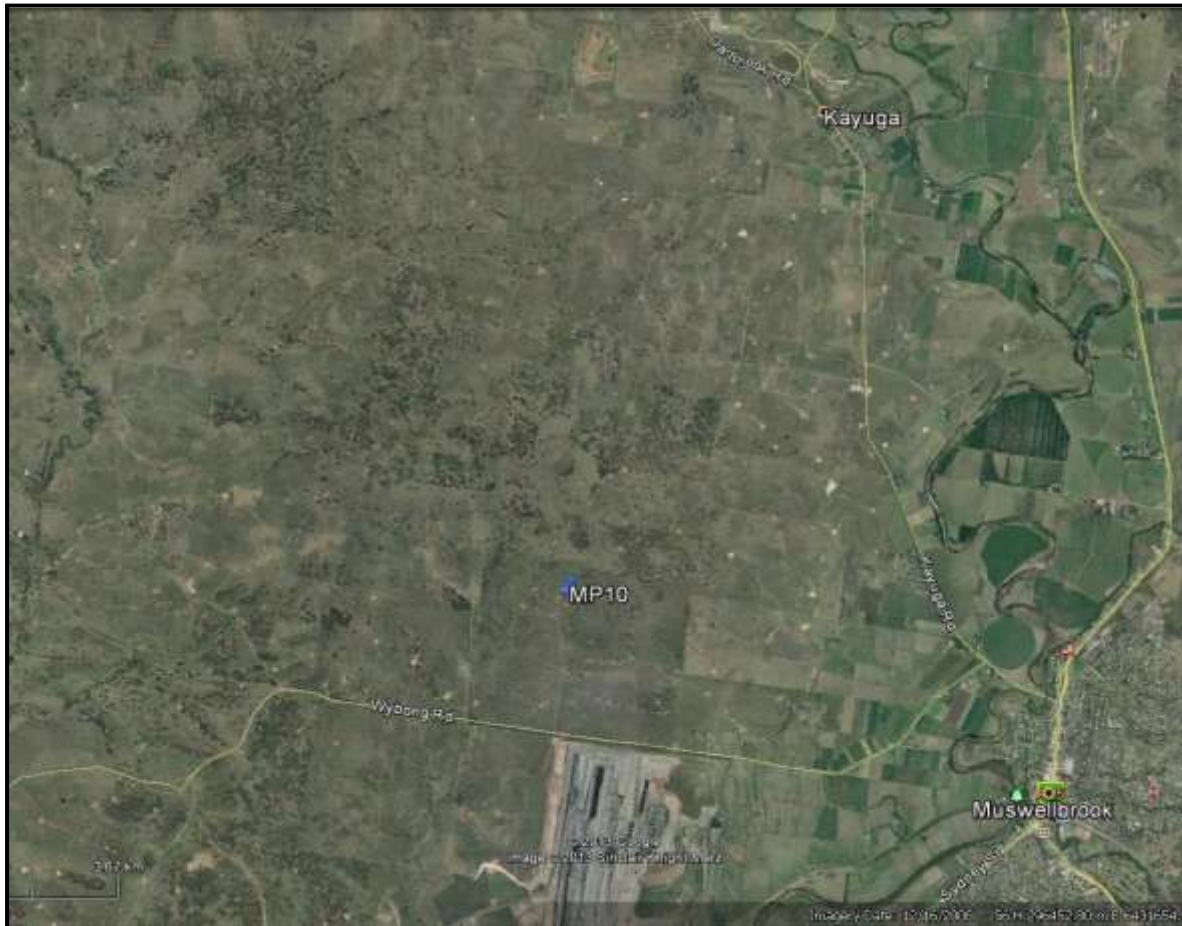
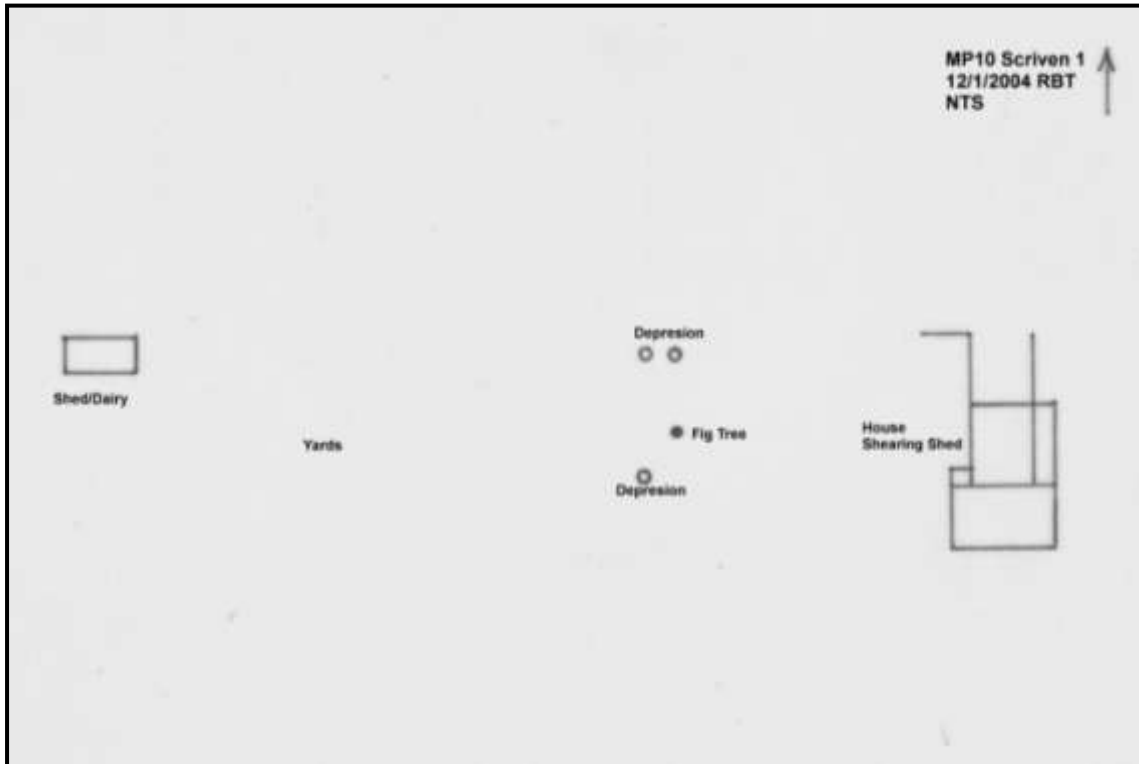


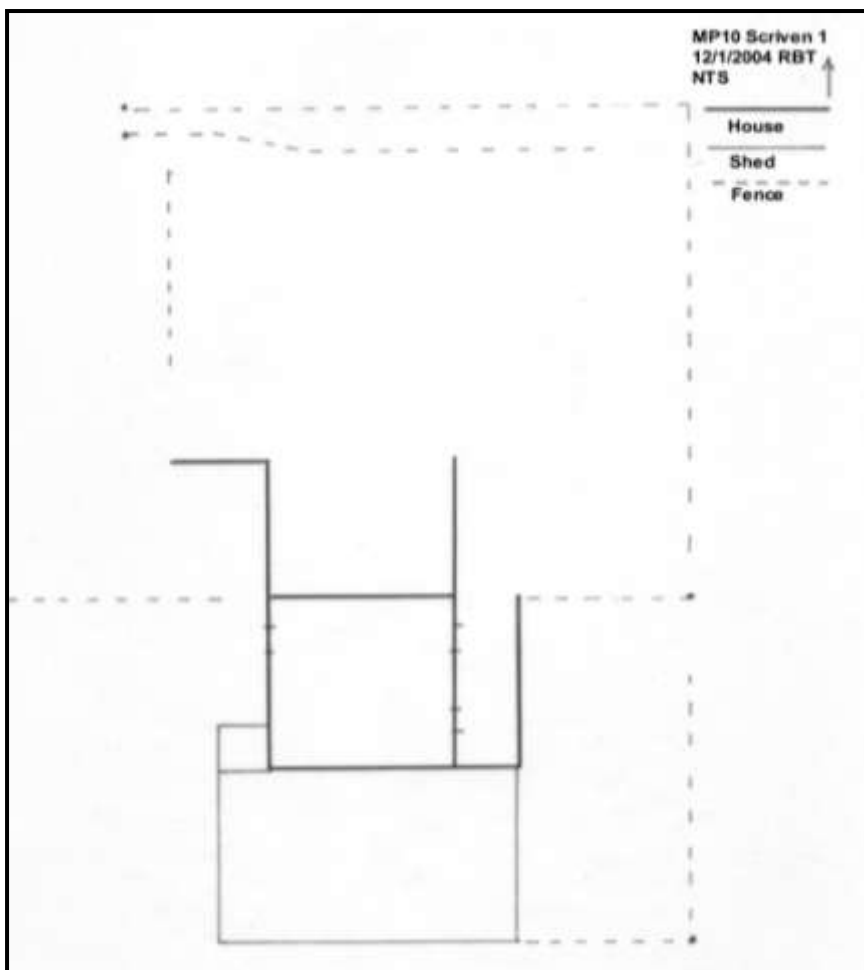
Plate 79: Google Earth view showing location of MP10 in relationship to Kayuga and Muswellbrook.



Plate 80: Google Earth view of MP10. The rusty roof is part of the original house.



Plan 43: Plan showing the features mentioned in the description of the site.



Plan 44: Plan showing general layout of house, shearing shed and yards.

PHOTOGRAPHS



Plate 81: P11. East side of house.



Plate 82: P10. South side of house. Part of shearing shed in foreground.



Plate 83: P12. West side of house and shearing shed.



Plate 84: P21. Collapsed section of house.



Plate 85: P22. West side of house.



Plate 86: P20. Part of shearing shed showing wall constructed of slit rail fence posts.



Plate 87: P23. Part of fence constructed from old car bonnets.



Plate 88: P16. Part of the sheep yards in relationship to the house.



Plate 89: P24. Loading ramp.



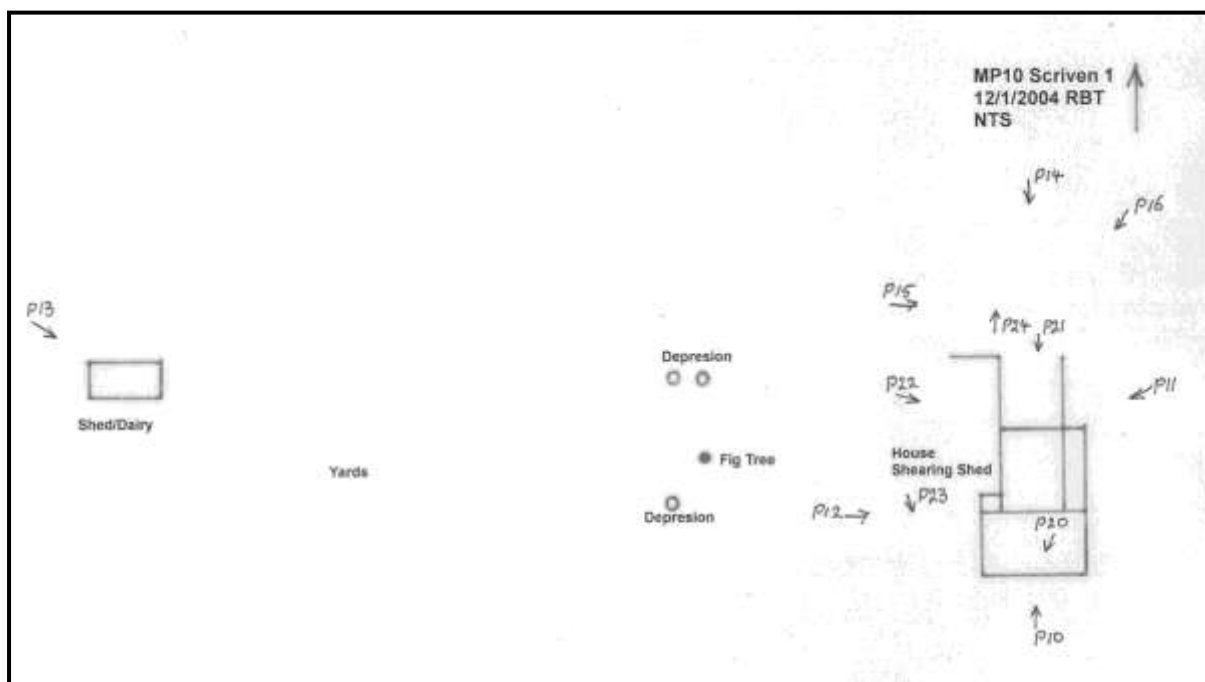
Plate 90: P14. View of loading ramp, yards and house.



Plate 91: P15. View of yards.



Plate 92: P13. Remains of small shed.



Plan 45: Plan of site showing position and direction of photographer when each photograph was taken.

THEMES APPLICABLE TO THE SITE

Pastoralism
Accommodation

HERITAGE CRITERIA APPLICABLE

Criterion (a)

Shows evidence of significant human activity with the erection of a house then modifications to for fill the need for a shearing shed. The modifications to the house have so altered the structure it is now difficult to determine how it functioned.

Criterion (c)

The site shows technical innovation and achievement to meet the needs for a shearing shed. This has been done utilising existing material.

Criterion (e)

Has the potential to yield new archaeological information.

Criterion (f)

Demonstrates an activity that is in danger of being lost and is not common in the local area.

LEVEL OF SIGNIFICANCE: Moderate

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Monitor Test Excavation

STATEMENT OF SIGNIFICANCE

This site started out as a typical early 1900s farmhouse that has been extensively modified to create a shearing shed and sheep yards. The use of recycled material along with natural material from the bush shows initiative and significant human activity. This is an activity that is in danger of being lost. The possibility of undisturbed pit toilets have the potential to provide important social history of farming in the early 1900s.

SITE MANAGEMENT RECOMMENDATIONS:

1. Monitor demolition of the structures to gain more evidence of the house design and construction.
2. Monitor demolition of the shed/dairy in an attempt to determine its use.
3. Conduct test excavations on the three depressions to determine origin.

Site No.	MP11	Site Name	Seabrook's Limekiln				
Coordinates: 56 H		Easting	294994		Northing	6429690	
Portion	274	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	No		Archaeological	Yes	
Architect				Builder	William Seabrook		

HISTORICAL INFORMATION ON SITE

- The site is on Portion 274, which contains the remains of a small primitive limekiln attributed to William Seabrook. William Seabrook arrived in the Muswellbrook district in the 1840s and died at Muswellbrook in 1861. The notes below follows his life, mainly after arrival in Australia.
- William Seabrook was born in Buckinghamshire 1807, 5th child of Thomas Seabrook and Martha Jenkins. He married Mary Ann Parker at Cricklade, Wiltshire in 1836. She was born 1812, the daughter of Harry Packer and Mary Scribins.¹³⁶
- They arrived in Sydney, Australia 7th August 1841 per the Burhampooter.¹³⁷
- It appears after arriving they worked for some time for Mr and Mrs Frew of Sydney.
- The following notice appeared in the Hunter River Gazette: Parties wishing to rent a 1st class lime quarry may learn particulars by applying to Bengalla, Muswellbrook.¹³⁸ Perhaps this was read by William Seabrook.
- Susannah Seabrook, baptised 24th December 1842, father William Seabrook, settler of Maitland, and mother Mary Anne.
- By January 1843, they were on a block of ground as a clearing lease near Mr McDougall's farm, Maitland.¹³⁹
- George Millington Seabrook baptised 5th October 1846, father William Seabrook, labourer, Bengalla, Muswellbrook, and mother Mary Anne.
- Police Returns 1847 to 1850 – one limestone quarry near Muswellbrook.¹⁴⁰
- Thomas William Seabrook baptised 10th February 1850, father William Seabrook, lime burner, Bengalla, Muswellbrook, and mother Mary Anne.
- In 1853, as part of the sale of Bengalla, was a productive lime quarry, the only one in the neighbourhood with kiln and shingled hut.¹⁴¹ No evidence has been found for this quarry.
- Samuel Parker Seabrook, baptised 6 November 1853, father William Seabrook, lime burner, Overton, Muswellbrook, and mother Mary Anne.
- Married at Hinton by Rev R Blain on 29th January 1855, William Seabrook and Mary Ann Parker, both of Muswellbrook.
- Mrs Seabrook, wife of William, birth at her residence near Muswellbrook on 29th January of twin daughters.¹⁴²
- Eliza Jane and Maria Anne Seabrook (twins), baptised 24th March 1856, father William Seabrook, lime burner, Overton, Muswellbrook, and mother Mary Anne.
- In 1857, William Seabrook made a will in which he stated that he was of Overton in the State of NSW, occupation lime burner. He left his estate to his wife except for any cattle or horses

¹³⁶ Information from Morton Crawford 2001. There is some doubt that they were married in England.

¹³⁷ State Records NSW, Reel 2134

¹³⁸ *Hunter River Gazette* 8th January 1842

¹³⁹ *Maitland Mercury* 14th January 1843

¹⁴⁰ State Records Police Returns 4/7268

¹⁴¹ *Sydney Morning Herald* 29th April 1853

¹⁴² *Maitland Mercury* 2nd February 1856

that were branded in the names of his children.¹⁴³

- September 1860. Sometime during the night, a kitchen belonging to Mr Seabrook was burnt down, owing to the rapid currents of air moving about, catching the fire and tearing it through the apartment. The house, which is adjoining, had fortunately, an escape apparently miraculous, but for the shingles being so saturated with the rain, its escape would have been impossible.¹⁴⁴
- The Maitland Mercury reported that a deposit of limestone had been uncovered in a quarry four or five miles north of Maitland. Mr Seabrook of Muswellbrook, who has for upwards of fifteen years been engaged at intervals in the manufacture of lime, observed the material some time ago in passing along the road, and taking some of it home, converted it into lime by burning. The result was the production of a sample pronounced by judges to be of excellent quality. A ball made up of this lime and sand together with a similar ball made up from the Muswellbrook lime and sand is on display at Mr Master's Birmingham House. The two appear closely alike as to colour and density. Mr Seabrook is willing, we understand, to come to Maitland and burn a kiln of the stone from this quarry, if his expenses are paid.¹⁴⁵
- William Seabrook died on Thursday at some stage during the night. He was found Friday on his road home with stirrup and leather on his foot. Inquest held with a return of accidental death.¹⁴⁶
- William Seabrook, died 27th September 1861, buried Muswellbrook Cemetery 28th September 1861 aged 51 years, occupation lime burner.¹⁴⁷
- On 4th November 1861, administration of William Seabrook's estate was granted to his wife, Mary Ann Seabrook, she sworn that the estate was valued at £200.¹⁴⁸
- In 1862, John Neill, licensed surveyor prepared a sketch showing the location of limestone near Muswellbrook along with the position of Seabrook's conditional purchase. He noted that the CP had not yet been surveyed. Transmitted to the Surveyor General 21st March 1862.¹⁴⁹
- In 1862, George Seabrook, son of William made a claim for a pre-emptive lease of 200 acres in the parish of Ellis.¹⁵⁰
- Susan Seabrook married Robert Stewart at Muswellbrook on 16th July 1863. She gave her father as William Seabrook, lime burner and her abode as Limestone Farm, Muswellbrook.
- In 1867, George Seabrook impounded stock wandering on Limestone Farm.¹⁵¹
- In 1869, George Seabrook impounded stock wandering on Limestone Farm.¹⁵²
- G W Phillips, writing in 1929 about Muswellbrook's early days stated that lime was plentiful for building, a lime kiln was in full swing at Seabrook's, 1 ½ miles west of Muswellbrook.¹⁵³

Electoral Roll

Name	Residence	Qualification	Where	Date
Seabrook, George M	Limestone Farm	Freehold	Muswellbrook	1869-70
Seabrook, Thomas	Limestone Farm	Freehold	Muswellbrook	1869-70
Seabrook, George M	Brook St	Leasehold	Muswellbrook	1874-5
Seabrook, Samuel	Muswellbrook	Residence	Muswellbrook	1874-5
Seabrook, Thomas	Muswellbrook	Household	Muswellbrook	1874-5
Seabrook, George	Muswellbrook	Household	Muswellbrook	1881-2

¹⁴³ Will No 5260

¹⁴⁴ Maitland Mercury 13th September 1860

¹⁴⁵ Maitland Mercury 14th March 1861

¹⁴⁶ Maitland Mercury 1st October 1861

¹⁴⁷ All Australian dates for birth, death and marriage from church parish records.

¹⁴⁸ Will 5260

¹⁴⁹ State Records, AO Reel 2780

¹⁵⁰ Maitland Mercury 20th November 1862 & Government Gazette 1862 p.2199

¹⁵¹ Maitland Mercury 28th February 1867

¹⁵² Maitland Mercury 11th Oct 1869

¹⁵³ Muswellbrook Chronicle 1st November 1929

Table 11: Extracts from electoral rolls for Muswellbrook.

- Would appear that the Seabrook family disposed of Limestone Farm some time between 1870 and 1873 as George was renting a house from George Bowman by then.¹⁵⁴
- The area where the kiln is located remained Crown land until 10th November 1913 when it was taken up as a conditional lease by George Leonard Gordon, a saddler of Muswellbrook.¹⁵⁵
- He held the land until his death on 12th April 1926.¹⁵⁶
- On 17th June 1926 A W Swaddling of Swaddling & Maynard, auctioneers of Muswellbrook valued Portion 274 at £745 and stated there were no improvements on the property other than fencing. The property had been leased to KWD Humphries for £45 per annum.¹⁵⁷
- The executors of the estate of G L Gordon sold Portion 274 to William Stewart for £372/10/- On 6th September 1927.¹⁵⁸
- William Stewart sold Portion 274 and 275 to Gordon James Scriven on 31st August 1943 for £800.¹⁵⁹ Gordon Scriven held the land until sold to Coal & Allied.

DESCRIPTION OF SITE

- The remains of the kiln are on the west side of a first order stream. The area is overgrown and eroded, but part of a dry stone-wall built by utilising field stone can be seen.
- There is a large area to the west and north of the kiln that appears to be introduced material.
- There is no evidence of a house nearby though Site MP07 (970 metres), MP08 (1300 metres) and MP12 (230 metres) are within walking distance.

PLANS & DRAWINGS



Plan 46: Part of the parish Ellis showing the location of MP11 on Portion 274.

¹⁵⁴ Muswellbrook Municipal Rate Book 1870-1907

¹⁵⁵ Map of Parish Ellis, 5th edition 1925

¹⁵⁶ *Muswellbrook Chronicle* 20th April 1926

¹⁵⁷ State Records, deceased estate file George Leonard Gordon, File No. PreA18810 20/1100

¹⁵⁸ Muswellbrook Shire, Notice of Transfer of Rateable Land

¹⁵⁹ *ibid*

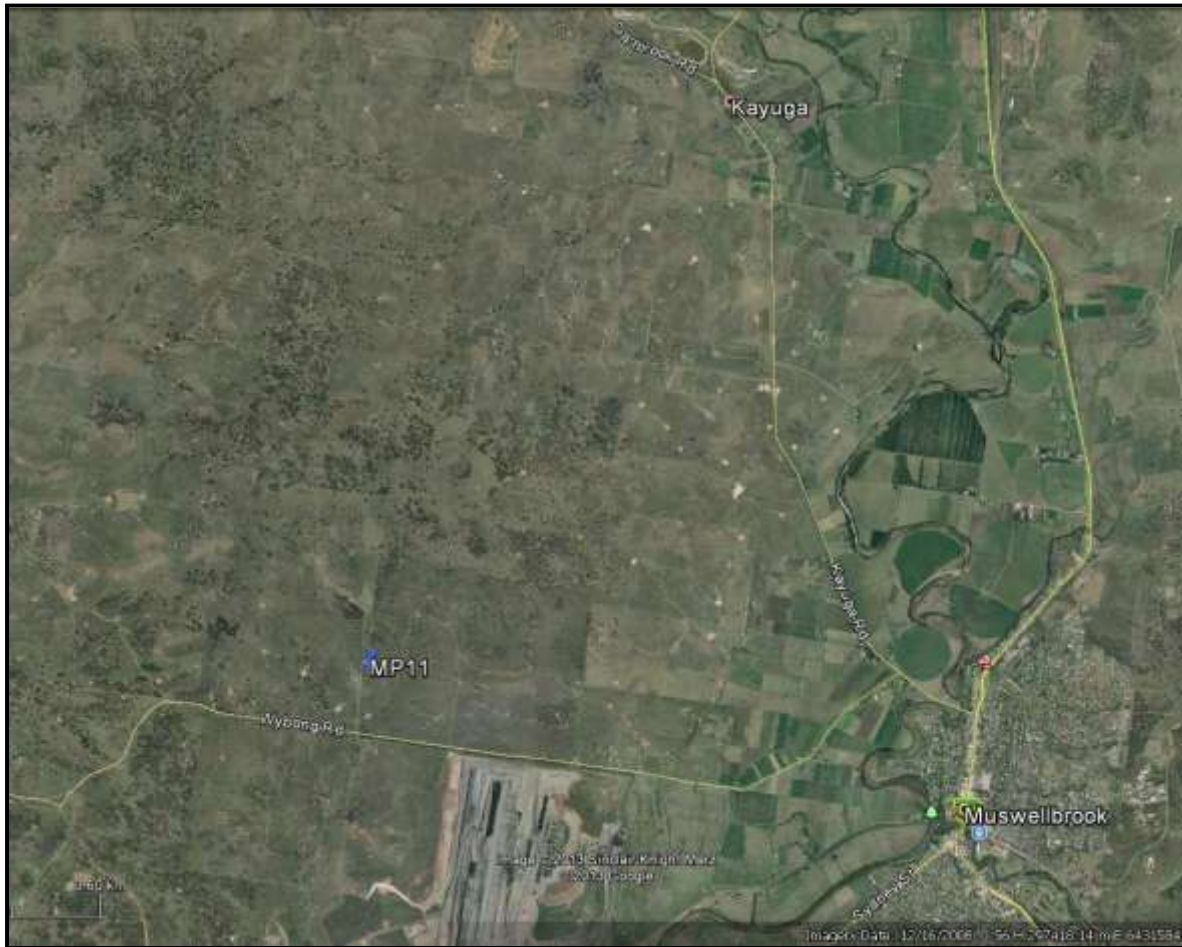
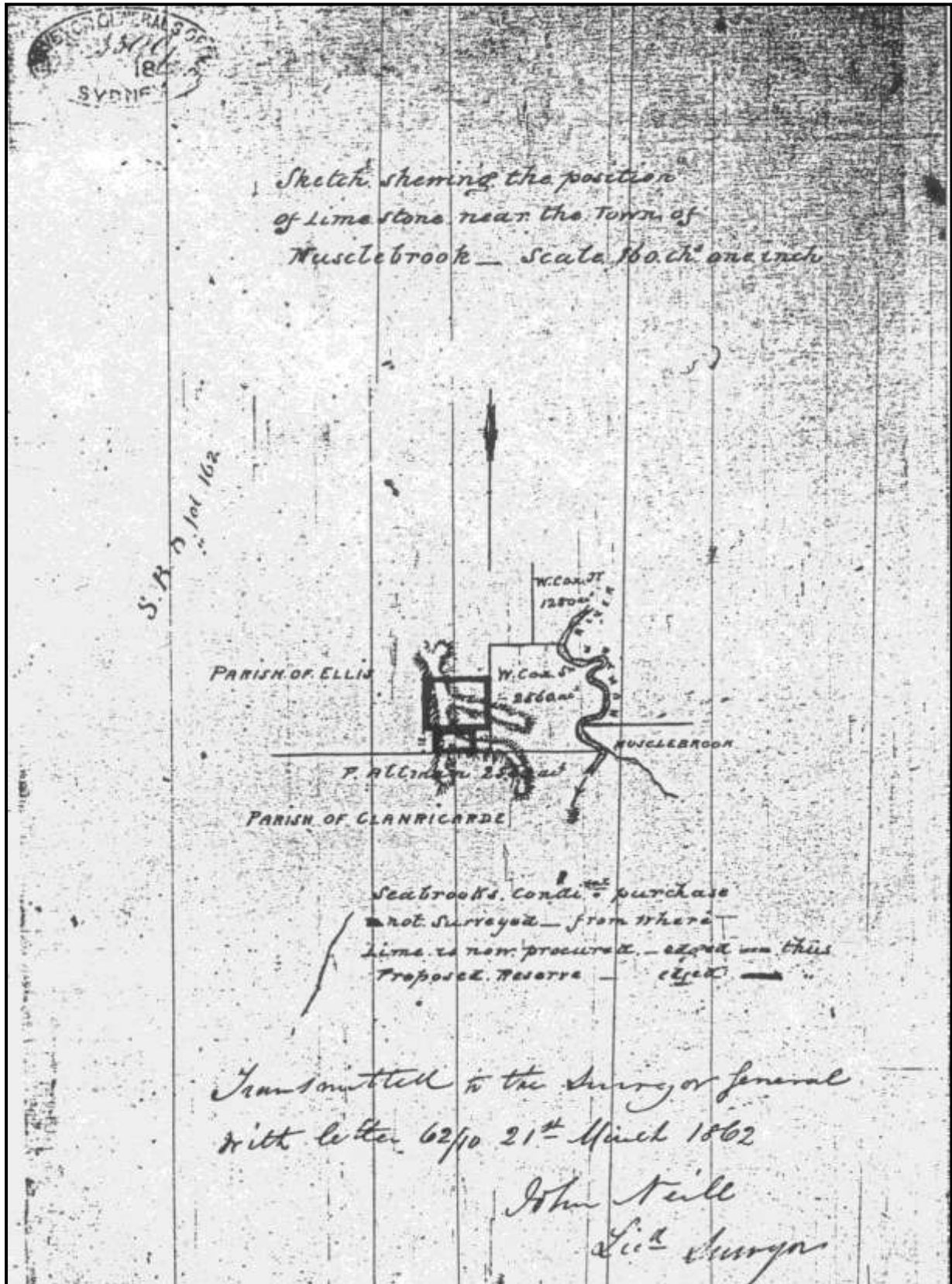


Plate 93: Google Earth view showing location of MP11 in relationship to Kayuga and Muswellbrook



Plate 94: Google Earth view showing view of MP11 within the landscape.



Plan 47: John Neill's of limestone area in the parish Ellis.

PHOTOGRAPHS



Plate 95: P20. Remains of wall of kiln.



Plate 96: P21. General area of kiln. Col Bates' homestead in background, possible site for MP12.



Plate 97: P23. View of disturbed area to west and north of kiln. May be ash deposit.

THEMES APPLICABLE TO THE SITE

Mining
Pastoralism
Accommodation

HERITAGE CRITERIA APPLICABLE

Criterion (a)

The site is associated significant human and historical activity. The production of limestone on a small-scale family occupation that was important to the early building construction in Muswellbrook.

Criterion (c)

The site is associated with technical innovation to produce a low cost kiln for the manufacture of lime.

Criterion (e)

Site has the potential to provide further substantial scientific and archaeological information on the construction and operation of a small scale lime kiln operating in the 1840s and 1850s.

Criterion (f)

The site shows rare evidence of significant human activity important to the community of Muswellbrook.

LEVEL OF SIGNIFICANCE: High

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Full Excavation

STATEMENT OF SIGNIFICANCE

The site is very rare in the Muswellbrook district. It has potential to provide information on William Seabrook's methodology to produce lime that appears to be of a quality acceptable to the public. It possibly operated for around fifteen years and only ceased due to the death of the owner.

SITE MANAGEMENT RECOMMENDATIONS:

Full excavation of the kiln area with test pitted the surrounding area.

Site No.	MP12	Site Name	Bollibon – Nowland's				
Coordinates: 56 H		Easting	294896		Northing	6429483	
Portion	8	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	No		Archaeological	Yes	
Architect		Unknown		Builder	unknown		

HISTORICAL INFORMATION ON SITE

- This is the site closest to where William Seabrook had his kiln, may have been his house.
- September, 1860. Sometime during the night, a kitchen belonging to Mr Seabrook was burnt down, owing to the rapid currents of air moving about, catching the fire and tearing it through the apartment. The house, which is adjoining, had fortunately, an escape apparently miraculous, but for the shingles being so saturated with the rain, its escape would have been impossible.¹⁶⁰
- Portion 7 and 8 appear to be pre-emptive leases taken up by George Seabrook in 1862.
- John Neill's map dated 3rd Feb 1863 shows that there was a house and yard on the land then. He stated that the map was prepared for George Seabrook's CP and ACP purchase of Portions 7 and 8.¹⁶¹
- On 7th May 1866, it was transferred to Mary Ann Seabrook, then Harriet Nowland 8th February 1872 followed by her daughter, Harriet Farlow Nowland on 8 January 1874.¹⁶²
- George Seabrook jnr was living in Muswellbrook by 1873.¹⁶³
- Harriet Farlow Nowland gave her address as Bollibon, Muswellbrook when she applied for administration of the estate of her mother, Harriet Nowland on 4 October 1880.¹⁶⁴
- H F Nowland was the occupier in 1885 where she is listed as having 600 acres, 4 horses, 21 cattle and 450 sheep.¹⁶⁵
- In 1904 Edward Higgins, Parkinson advertised that they were to auction on 2nd November 1904, a portion of the estate of Miss H F Nowland consisting of 360 acres of her CP land.¹⁶⁶
- In 1906 death of Harriett Nowland. It is our mournful duty to record the death on Sunday night last, of Miss Harriet Farlow Nowland, of Bollibon, which occurred at the residence of Nurse Lucas, where the deceased had under went an operation a few months ago, in consequence of suffering a poisoned foot, caused, it is said through cutting corns. The operation was successfully performed by Dr Halcomb (in conjunction with Dr Scott); but other complications occurring the patient never recovered, and died as stated above. The deceased, who lived a retired life on her estate, Bollibon, a few miles out of town, was a member of one of the oldest and best-known families in the district. The funeral took place on Tuesday morning last; when the body, after being taken to St. Alban's Church, where a portion of the burial service was read, was laid to rest in the Church of England cemetery, where the Rev Canon Regg read the concluding portion of the solemn service. Mr A R Lang conducted the funeral arrangements.¹⁶⁷
- Miss H Nowland of Bollibon died intestate so relatives for the administration of the estate took proceedings. Sarah Lumley (sister) and David Gould Hegarty (nephew) made application. All her kin except her brother, Archibald Nowland who made a separate

¹⁶⁰ Maitland Mercury 13th September 1860

¹⁶¹ LPMA CP113-1571

¹⁶² State Records, CP Register 7/2717

¹⁶³ Muswellbrook Municipal Council Rate Books 1870 - 1907

¹⁶⁴ State Records DEF 20/6979

¹⁶⁵ Journal of the Legislative Council of NSW, 1885, Vol. 39 Part 1, Appendix 2.

¹⁶⁶ Muswellbrook Chronicle 26th October 1904

¹⁶⁷ Muswellbrook Chronicle 25th April 1906

application, supported their application. Administration granted to Sarah Lumley and Pierce Hegarty.¹⁶⁸

- In 1906, *A Muswellbrook Estate*. Messrs Higgins, Parkinson & Co announced the sale of Bollibon Estate, five miles from Muswellbrook to take place on the ground. The place is well adapted for dairying purposes, being only one mile from Overton butter factory, and as it is intended to dispose of all stock, an excellent opportunity is open to secure an up-to-date and adequately fitted dairy farm in a good district.¹⁶⁹
- Edward Higgins, Parkinson & Co. reported that they had sold the estate of the late Miss H F Nowland to Thomas Blunt of Overton. Estate consisted of 83 acres freehold and 200 acres conditional purchase, with dwelling house, outbuildings, yards, 3 dams and a splendid well.¹⁷⁰
- In 1906, the two hundred acre block was valued at £989/18/6, which included £89/18/6 for improvements. The improvements were dwelling house, outhouses, stabling, fencing and a well. The valuation of the contents of the dwelling give an indication of what the building was like as they are listed per room. This valuation indicates 3 buildings, which are listed as No. 1 Building two bedrooms and a back room. No.2 Building two back rooms and a front room. Third building was the kitchen. The contents were as follows:-

• **No.1 Building**

Room	Contents	Pound	Shilling	Pence
No. 1 Bedroom	Double half-tester bedstead	1	10	-
	Wire-wove mattress		15	-
	Chiffonier		7	6
	Sofa		10	-
	What-not		5	-
	Cane chair		3	-
	Old Austrian chair		1	6
	6 pictures		15	-
	Chimney ornaments		2	-
	Polished irons		1	6
	Waterbury clock		4	-
	House made broom		1	-
No.2.Bedroom	Iron bedstead		5	-
	Table		1	-
	Table		1	6
	Pair of old blankets		3	-
Back room	Bread trough		3	-
	Roll new linoleum	3	-	-
	Brace & bit		2	6
	Old box		1	-
	Brush hook			6
	Cross cut saw		3	-
	Auger		1	6
	Mortising axe		2	-
	2 old rakes			6
	Pincers			6
	Curtain rods			6
	Enamel basin		1	-

No.2 Building

Room	Contents	Pound	Shilling	Pence
No.1 back room	1 picture		5	-
	Iron bedstead – no value			
	Old broken chest cedar drawers		1	-
	Cedar box		1	-

¹⁶⁸ *Muswellbrook Chronicle* 20th June 1906

¹⁶⁹ *The Farmer and Settler* 2nd October 1906

¹⁷⁰ *Muswellbrook Chronicle* 17th October 1906

Mount Pleasant: Historic Heritage Study

No. 2 back room	Wardrobe ½ glass front	2	-	-
	Imitation brass vase		1	-
	Pine wardrobe		5	-
	Old broken chest drawers		1	-
	Tin box			6
Front room	Cedar table		15	-
	Small cedar table		2	-
	Small ottoman		1	6
	Cedar chiffonier	1	-	-
	Oil painting of deceased	2	-	-
	Small table		1	-
	Tin box		1	-
	3 pictures		3	-
	Bracket			6
	Wicker covered earthenware jar		2	-
	Old double iron bedstead		2	-
	Dressing table and looking glass		10	-
	Washstand marble top (not complete)		4	-
	Austrian chair		1	-
	1 pair of old blankets		2	-

Building 3

Room	Contents	Pound	Shilling	Pence
Kitchen	Table		2	-
	Old chiffoneer		1	-
	Meat safe		5	-
	Colonial oven		5	-
	Old table		1	-
	2 tin buckets		5	-
	2 barrels		2	-
	Old stool		1	-
	Old table		1	-
	Frying pan		1	-
	Strainer		1	-
	Old cedar chair			6
	Old Austrian chair		1	6
	Enamel strainer		1	-
	Roll ruberoid	1	5	-
	Kettle		2	-
	Old deal table			6
	Old tin dish			6
	Old milk can		2	-
	Decanter		1	-
	2 cups & saucers			6
	Quart pot			3

Total value £20/1/3. The contents provide a rare insight to the life style, types of buildings and what they may have been used for.¹⁷¹

- In 1907, Archibald Nowland made claims on the estate of his sister Harriet F Nowland for administration between her illness and death. In court, he stated that there were 60 – 70 head of cattle on the property. His sister had been assisted prior to her illness by Henry Waldron, who was a lad of about 17 years of age when he started with his sister. He had worked for her for about 16 – 17 years. The fences were in a very poor state of repair and he had them repaired. Claimed his sister had lived all her life on Bollibon. Henry Waldron stated that there were about 70 – 80 cattle on the property and at one time had about 800 sheep. Verdict for defendants.¹⁷²

¹⁷¹ State Records, deceased estate file for Harriet F Nowland, File 19/10223 Reel 3029

¹⁷² *Muswellbrook Chronicle* 6th March 1907

- Portions 7 and 8 were transferred to Thomas Blunt on 18th January 1907. Blunt took out a mortgage with The Australian Mutual Provident Society on 4th March 1907 and on 12th October 1911 the mortgage was with The City Mutual Life Assurance Society Ltd.¹⁷³
- Thomas Blunt disposed of his property, Overton on 8th April 1912 to William F Robey. The sale included Portion 8. At this stage, Overton consisted of 5538 acres 1 rood and 24 perches, Robey paid £44,000.¹⁷⁴
- 1915, Portion 7 and 8 were sold by William F Robey to John Malcolm Campbell Humphries and Kenneth William Humphries, as tenants in common, graziers of Muswellbrook. Transferred dated 20th July 1916 though the document was produced 30th July 1915 and entered 6th August 1915.¹⁷⁵
- A check of the lithograph produced for the sale of Overton only shows the well, no buildings, which means that the building had been removed by 1912 or was in such a stage of disrepair it was not mentioned.
- JMC & KWD Humphries purchased Lots 25 and 26 in the subdivision of Overton, this comprised Portions 7, 8 and 210; and area of 243 acres for which they paid £1400. Sale took place on 30th June 1915.¹⁷⁶
- On 1st July 1920, JMC & KWD Humphries split their properties and KWD Humphries purchased the other half of Portions 7, 8 and 210 for £700. Property was called Bollybong, corruption of Bollibon.¹⁷⁷
- It appears from the interview with Col Bates that KWD Humphries held the land for a long period. Col believed that there was a house or yards where his house was built as the soil was better and pieces of glass were found there. There were a couple of old posts still standing in the 1990s.

DESCRIPTION OF SITE

- In the paddock just east of Col Bates's house are fig and pomegranate trees. Erosion has exposed early glass and ceramics in the gateway to the trees.
- There is no other visible evidence of occupation.

¹⁷³ State Records, CP Register 7/2717

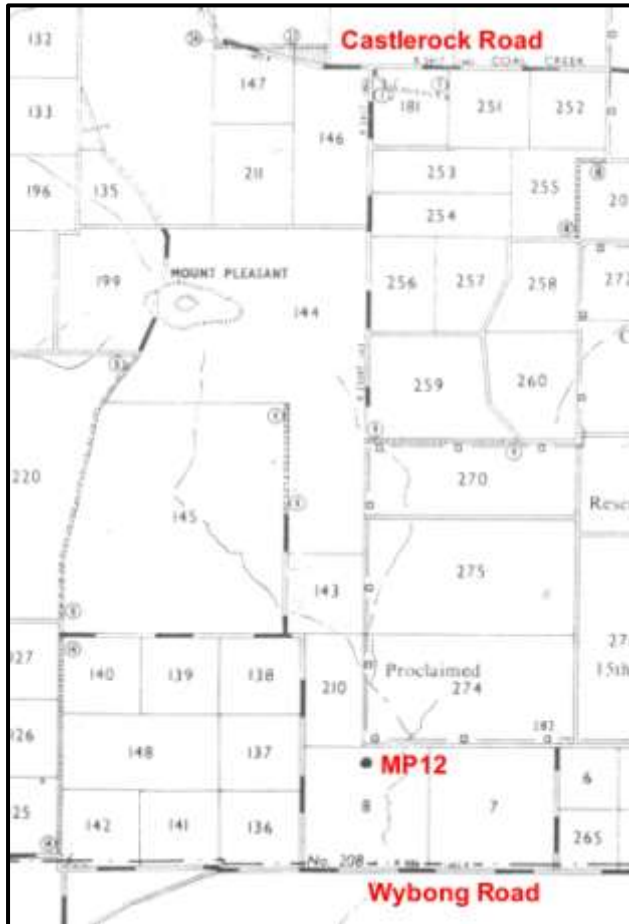
¹⁷⁴ Muswellbrook Shire. Notice of Transfer of Land

¹⁷⁵ LPMA Vol. 2324 Fol. 227

¹⁷⁶ Muswellbrook Shire. Notice of Transfer of Land

¹⁷⁷ Muswellbrook Shire. Notice of Transfer of Land

PLANS & DRAWINGS



Plan 48: Part of the parish Ellis showing the location of MP12 on Portion 8.

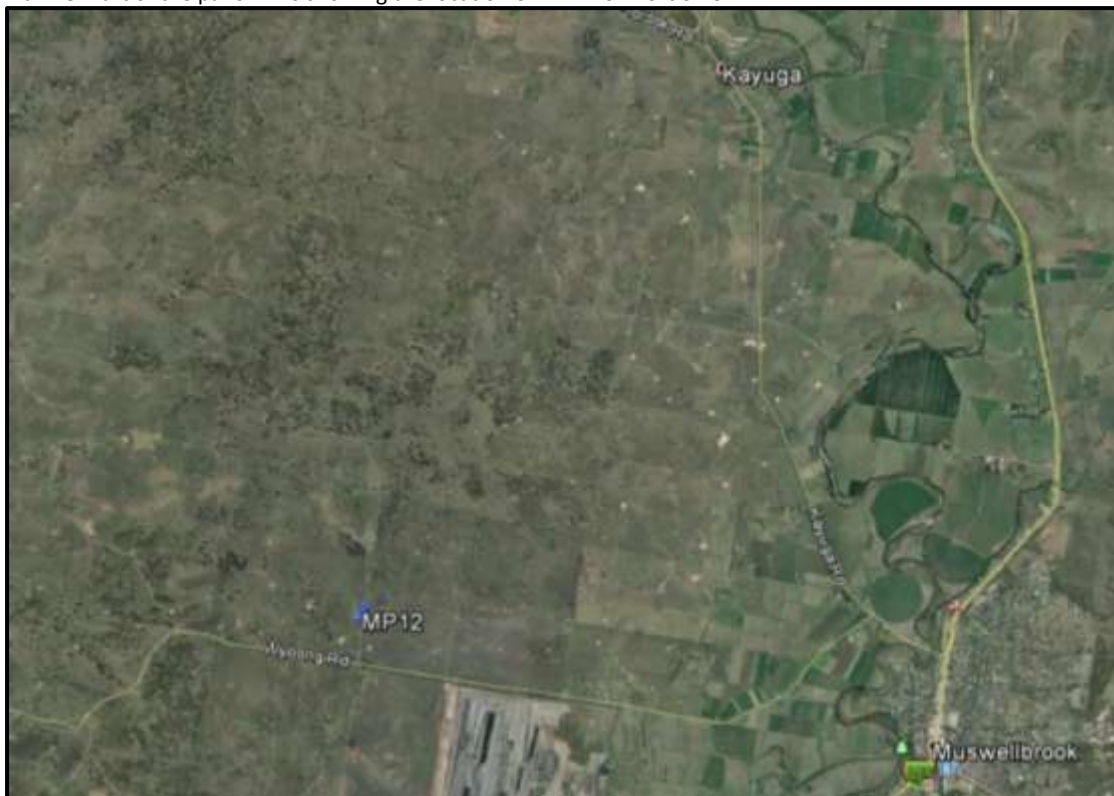
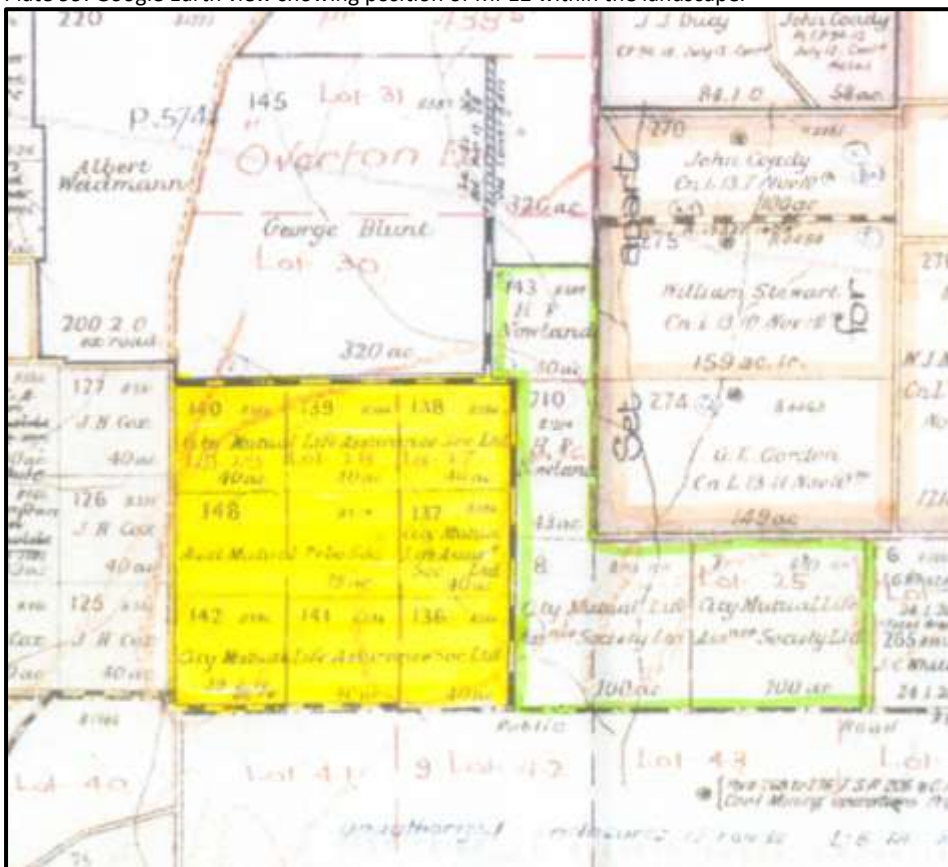


Plate 98: Google Earth view showing location of MP12 in relationship to Kayuga and Muswellbrook



Plate 99: Google Earth view showing position of MP12 within the landscape.



Plan 49: Part of the parish Ellis showing land owned by Harriet F Nowland. Yellow sold in 1904 and green edged sold in 1906.



Plan 50: Part of John Neill's 1863 plan. House and yard marked top left of plan.

PHOTOGRAPHS



Plate 100: P11. View from track, east over fruit trees.

THEMES APPLICABLE TO THE SITE

Pastoralism
Accommodation

HERITAGE CRITERIA APPLICABLE**Criterion (a)**

The site is associated with significant human and historical activity.

Criterion (c)

The site has the potential to yield substantial scientific and/or archaeological information on building methods and use.

LEVEL OF SIGNIFICANCE: High

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Monitor Test Excavation Full Excavation

STATEMENT OF SIGNIFICANCE

The erection of a modern building in the 1990s may have damaged the integrity of the site, but the possibility of finding remains of a 1850s house makes the site very important. The fact that the kitchen was burnt down in 1860 improves the possibility of finding deposits from that era.

SITE MANAGEMENT RECOMMENDATIONS:

The 1990s improvements on the site to be removed carefully and test excavations be conducted to try and locate the position of the original house. This may lead to a full excavation of the site.

Site No.	MP13	Site Name	Humphries				
Coordinates: 56H		Easting	295408		Northing	6429152	
Portion	7-8	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	No		Archaeological	Yes	
Architect		Unknown		Builder	unknown		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">Portion 7 and 8 appear to be pre-emptive leases taken up by George Seabrook in 1862.John Neill’s map dated 3rd Feb 1863 shows that there was a house and yard on the land then. This is the site of MP12. He stated that the map was prepared for George Seabrook’s CP and ACP purchase of Portions 7 and 8.¹⁷⁸On 7th May 1866, it was transferred to Mary Ann Seabrook, then Harriet Nowland 8th February 1872 followed by her daughter, Harriet Farlow Nowland on 8 January 1874.¹⁷⁹George Seabrook jnr was living in Muswellbrook by 1873.¹⁸⁰Harriet Farlow Nowland gave her address as Bollibon, Muswellbrook when she applied for administration of the estate of her mother, Harriet Nowland on 4 October 1880.¹⁸¹Harriet Farlow Nowland gave her address as Bollibon, Muswellbrook when she applied for administration of the estate of her mother, Harriet Nowland on 4 October 1880.¹⁸²H F Nowland was the occupier in 1885 where she is listed as having 600 acres, 4 horses, 21 cattle and 450 sheep.¹⁸³In 1904 Edward Higgins, Parkinson advertised that they were to auction on 2nd November 1904, a portion of the estate of Miss H F Nowland consisting of 360 acres of her CP land.¹⁸⁴1906. It is our mournful duty to record the death on Sunday night last, of Miss Harriet Farlow Nowland, of Bollibon, which occurred at the residence of Nurse Lucas, where the deceased had under went an operation a few months ago, in consequence of suffering a poisoned foot, caused, it is said through cutting corns. The operation was successfully performed by Dr Halcomb (in conjunction with Dr Scott); but other complications occurring the patient never recovered, and died as stated above. The deceased, who lived a retired life on her estate, Bollibon, a few miles out of town, was a member of one of the oldest and best-known families in the district. The funeral took place on Tuesday morning last; when the body, after being taken to St. Alban’s Church, where a portion of the burial service was read, was laid to rest in the Church of England cemetery, where the Rev Canon Regg read the concluding portion of the solemn service. Mr A R Lang conducted the funeral arrangements.¹⁸⁵Miss H Nowland of Bollibon died intestate so relatives for the administration of the estate took proceedings. Sarah Lumley (sister) and David Gould Hegarty (nephew) made application. All her kin except her brother, Archibald Nowland who made a separate application, supported their application. Administration granted to Sarah Lumley and Pierce Hegarty.¹⁸⁶In 1906, A Muswellbrook Estate. Messrs Higgins, Parkinson & Co announced the sale of Bollibon Estate, five miles from Muswellbrook to take place on the ground. The place is well							

¹⁷⁸ LPMA CP113-1571

¹⁷⁹ State Records, CP Register 7/2717

¹⁸⁰ Muswellbrook Municipal Council Rate Books 1870 - 1907

¹⁸¹ State Records DEF 20/6979

¹⁸² State Records DEF 20/6979

¹⁸³ Journal of the Legislative Council of NSW, 1885, Vol. 39 Part 1, Appendix 2.

¹⁸⁴ *Muswellbrook Chronicle* 26th October 1904

¹⁸⁵ *Muswellbrook Chronicle* 25th April 1906

¹⁸⁶ *Muswellbrook Chronicle* 20th June 1906

adapted for dairying purposes, being only one mile from Overton butter factory, and as it is intended to dispose of all stock, an excellent opportunity is open to secure an up-to-date and adequately fitted dairy farm in a good district.¹⁸⁷

- Edward Higgins, Parkinson & Co. reported that they had sold the estate of the late Miss H F Nowland to Thomas Blunt of Overton. Estate consisted of 83 acres freehold and 200 acres conditional purchase, with dwelling house, outbuildings, yards, three dams and a splendid well.¹⁸⁸
- In 1907, Archibald Nowland made claims on the estate of his sister Harriet F Nowland for administration between her illness and death. In court, he stated that there were 60 – 70 head of cattle on the property. His sister had been assisted prior to her illness by Henry Waldron, who was a lad of about 17 years of age when he started with his sister. He had worked for her for about 16 – 17 years. The fences were in a very poor state of repair and he had them repaired. Claimed his sister had lived all her life on Bollibon. Henry Waldron stated that there were about 70 – 80 cattle on the property and at one time had about 800 sheep. Verdict for defendants.¹⁸⁹
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- Thomas Blunt disposed of his property, Overton on 8th April 1912 to William F Robey. The sale included Portion 8. At this stage Overton consisted of 5538 acres 1 rood and 24 perches, Robey paid £44,000.¹⁹¹
- 1915, Portion 7 and 8 were sold by William F Robey to John Malcolm Campbell Humphries and Kenneth William Humphries, as tenants in common, graziers of Muswellbrook. Transferred dated 20th July 1916 though the document was produced 30th July 1915 and entered 6th August 1915.¹⁹²
- JMC & KW Humphries purchased Lots 25 and 26 in the subdivision of Overton, this comprised Portions 7, 8 and 210; and area of 243 acres for which they paid £1400. Sale took place on 30th June 1915.¹⁹³
- On 1st July 1920, JMC & KW Humphries split their properties and KW Humphries purchased the other half of Portions 7, 8 and 210 for £700. Property was called Bollybong, corruption of Bollibon.¹⁹⁴
- It appears from the interview with Col Bates that KWD Humphries held the land for a long period.

Information on Thomas Blunt of Overton.

In 1904, Overton was around 6000 acres and was run as a sheep station. Thomas Blunt decided that dairying on a large scale would be a much more profitable venture. He set about developing a dairy that would milk around 600 cows, an unheard of number then. By 1905, he had around 700 cows spread over six dairies, built a butter factory that could produce up to five tons per week and started a system to irrigate 100 acres of lucerne. Using two engines, he flood irrigates from ditches. To speed up the process of ploughing Blunt used a traction engine pulling four furrow ploughs. While there are other irrigated farms on the river, there is nothing on the scale undertaken by Thomas Blunt.¹⁹⁵

¹⁸⁷ *The Farmer and Settler* 2nd October 1906

¹⁸⁸ *Muswellbrook Chronicle* 17th October 1906

¹⁸⁹ *Muswellbrook Chronicle* 6th March 1907

¹⁹⁰ State Records, CP Register 7/2717

¹⁹¹ Muswellbrook Shire. Notice of Transfer of Land

¹⁹² LPMA Vol. 2324 Fol. 227

¹⁹³ Muswellbrook Shire. Notice of Transfer of Land

¹⁹⁴ Muswellbrook Shire. Notice of Transfer of Land

¹⁹⁵ *Muswellbrook Chronicle* 1st April 1905

By 1907, Blunt had installed a number of milking machines in his dairies. (He had purchased Bollibon in 1906 so perhaps he had a new dairy erected there.) Waugh and Josephson were advertising a small mechanical milking machine with boiler in 1908.¹⁹⁶ Again, is this the type of boiler, which is lying at MP13?

The reporter for the Muswellbrook Chronicle visited Overton in 1910 to report on progress. Mr Blunt had built a school and had comfortable houses for his workers, as he wanted to obtain and keep the best men. Blunt was irrigating 230 acres of lucerne now; producing 7 to 8 tons of butter per week, but in good seasons can reach 15 tons. Blunt has purchased the Kayuga coalmine to provide fuel for his butter factory. Has established a piggery and turns out four thousand annually. Besides his own dairies, Blunt buys in milk from as far away as Merriwa and has nine vans out collecting. He has a number of tenant and share farmers supplying milk.¹⁹⁷

A check of the lithograph produced for the sale of Overton only shows the well, no buildings. The dairy was most likely set up by the Humphries Bros, perhaps by KWD once he owned it outright.

DESCRIPTION OF SITE

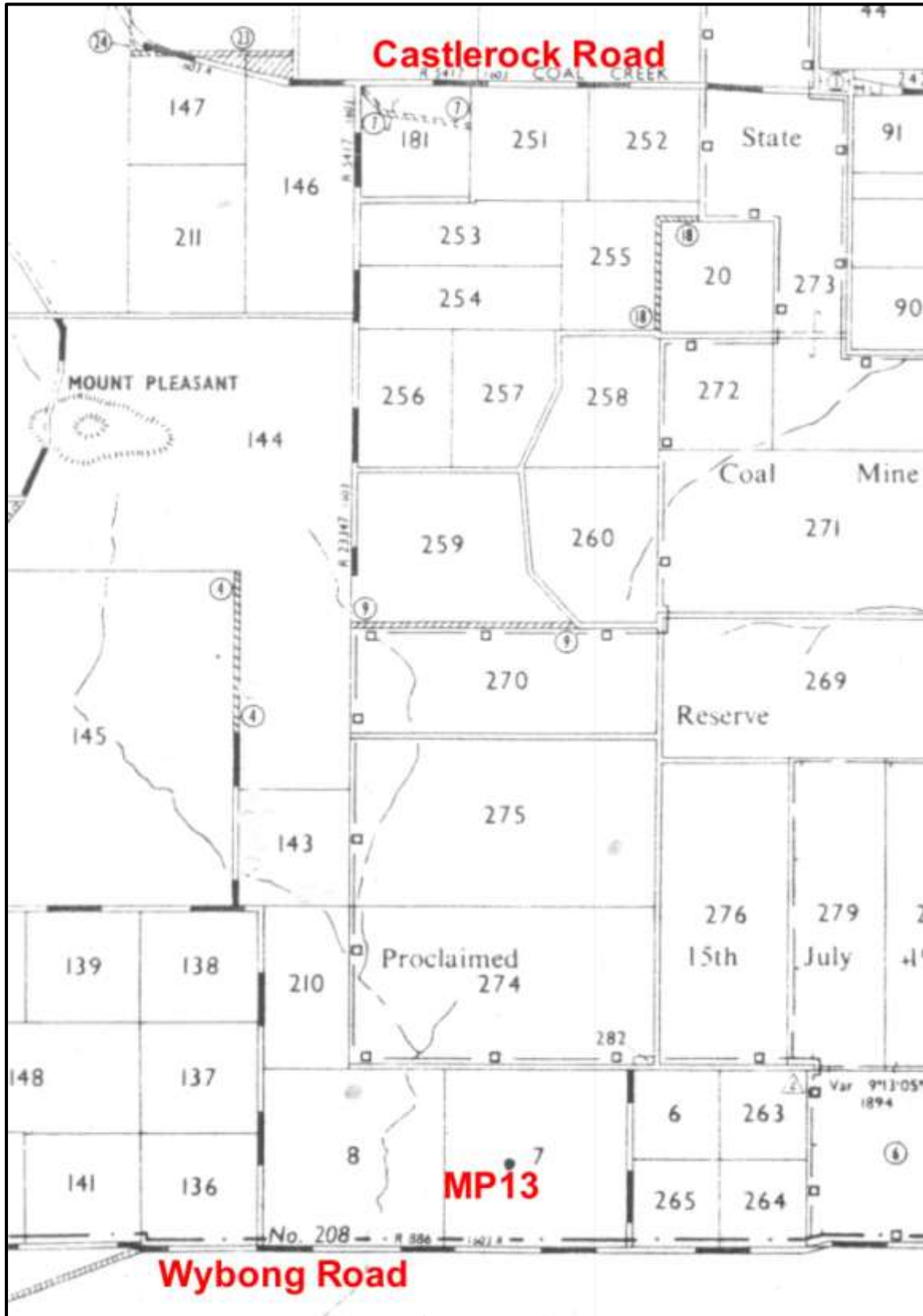
The site contains six features:

1. House site. Very little remains of the house. There is the brick base of a chimney and a large number of bricks scatter over the area. To the north, there two places with piers, 30 and 40 cm high that most likely were tank stands. There is some concrete with netting in it that has come from the inside of a corrugated iron tank that has been repaired. Artefacts include part of an iron bed frame and the front of a fuel stove. The stove is marked KEB top right and left corners while there is WEDGEWOOD at the bottom (See Plan 52) There are six pepper trees to the west, which were most likely planted to screen the sun in summer. There is no indication of house size or building method.
2. Unknown 2. The purpose of this building is unknown. The floor is of concrete, approximately 6 x 6m with, perhaps an entrance in the right hand bottom corner. This corner has a spoon drain so the building must have been cleaned from time to time. The area has been fenced with rabbit proof netting with a couple of gate ways. Round and rectangular posts have been used in the fence. There is a fig tree within the yard. A dairy had been considered, but there is no indication that a separator has been mounted on the floor. (See Plan 53)
3. Dairy/milking shed. This is a concrete slab approximately 4 x 13 m. The slab has been extended to the east or there was a separate room here. There are two drains in the floor. At the western end of the slab, there are blocks that indicate machinery was mounted here. Perhaps mechanical milking or a separator.
4. Piggery. This area contains concrete floors and troughs, which indicates it was a piggery. It is highly disturbed.
5. Tank stand. This a stand built for two tanks. Round bush timber has been used for the posts and recycled split rails from a fence have been used to stop stock getting under it.
6. Well & boiler. Site contains a timber lined well. Timber is hand split. This would be the 'splendid well' mentioned by Edward Higgins, Parkinson in their 1906 sale of Bollibon. Boiler is a vertical steam boiler of unknown origin. It is partly buried in the soil at the base of a tree.

¹⁹⁶ *Muswellbrook Chronicle* 28th October 1908

¹⁹⁷ *Muswellbrook Chronicle* 15th June 1910

PLANS & DRAWINGS



Plan 50: Part of the parish Ellis showing the location of MP13 on Portion 7 & 8.

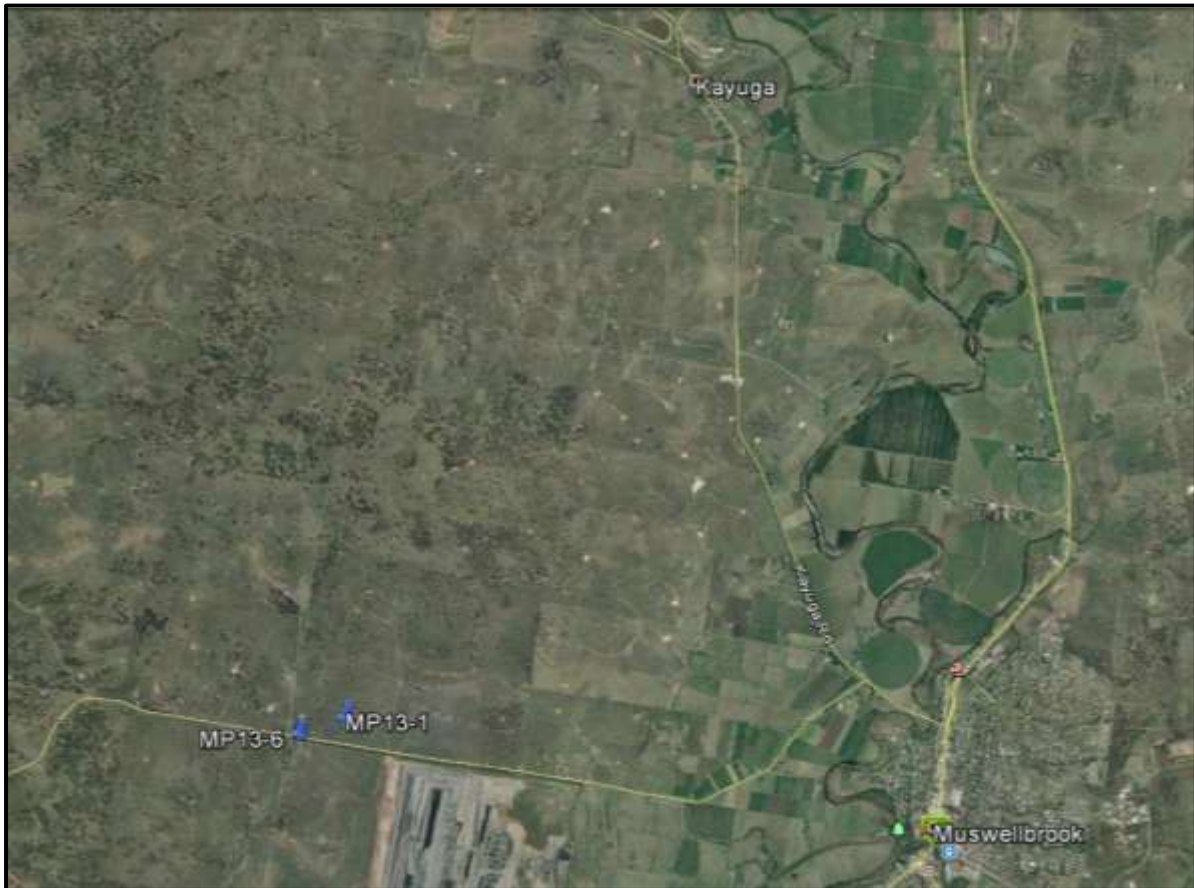
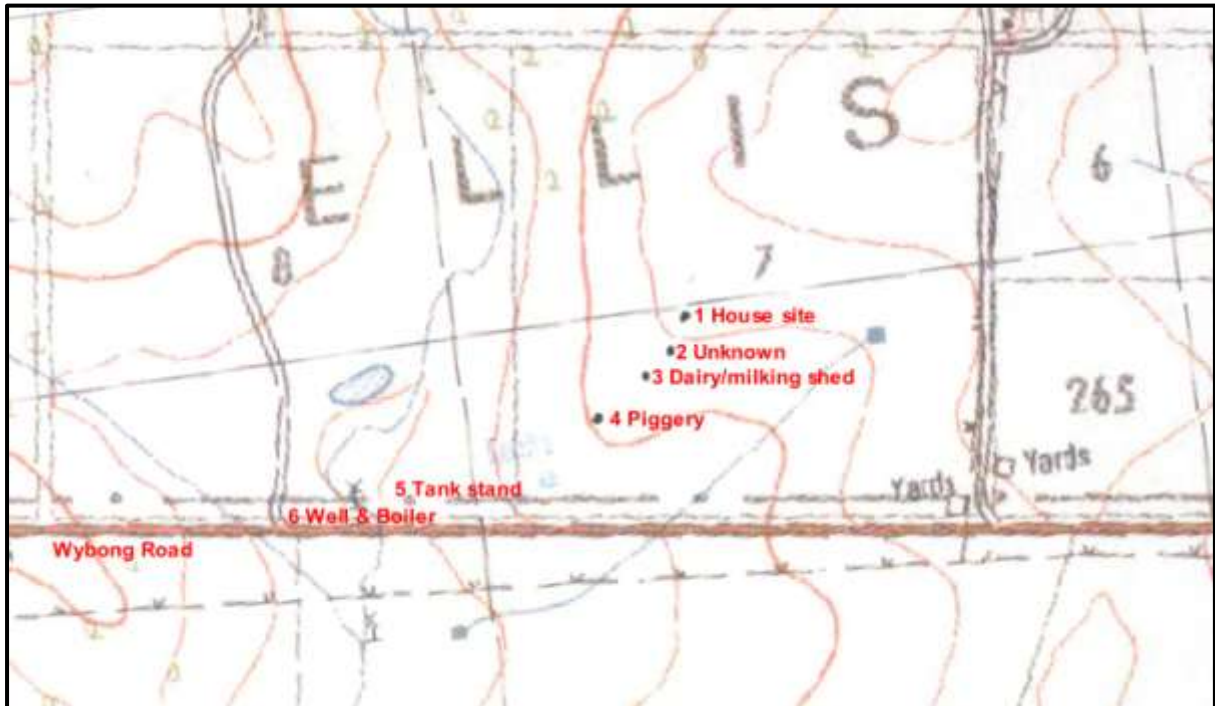


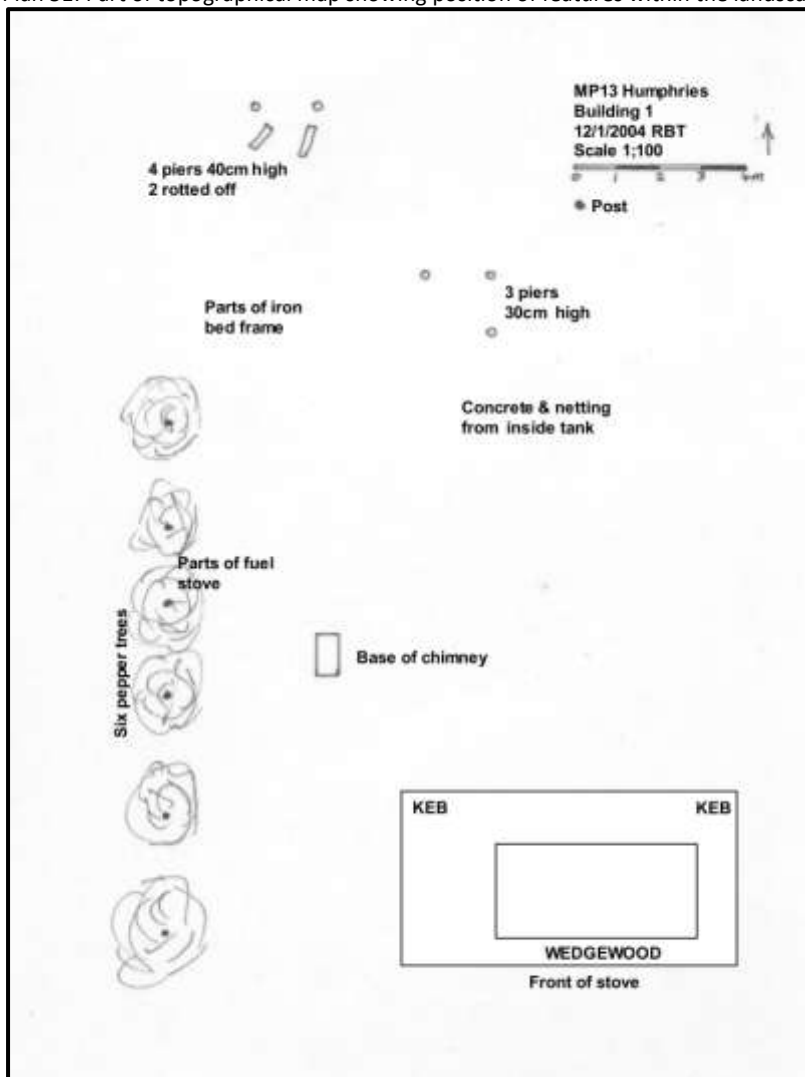
Plate 101: Google Earth view showing location of MP13 in relationship to Kayuga and Muswellbrook.



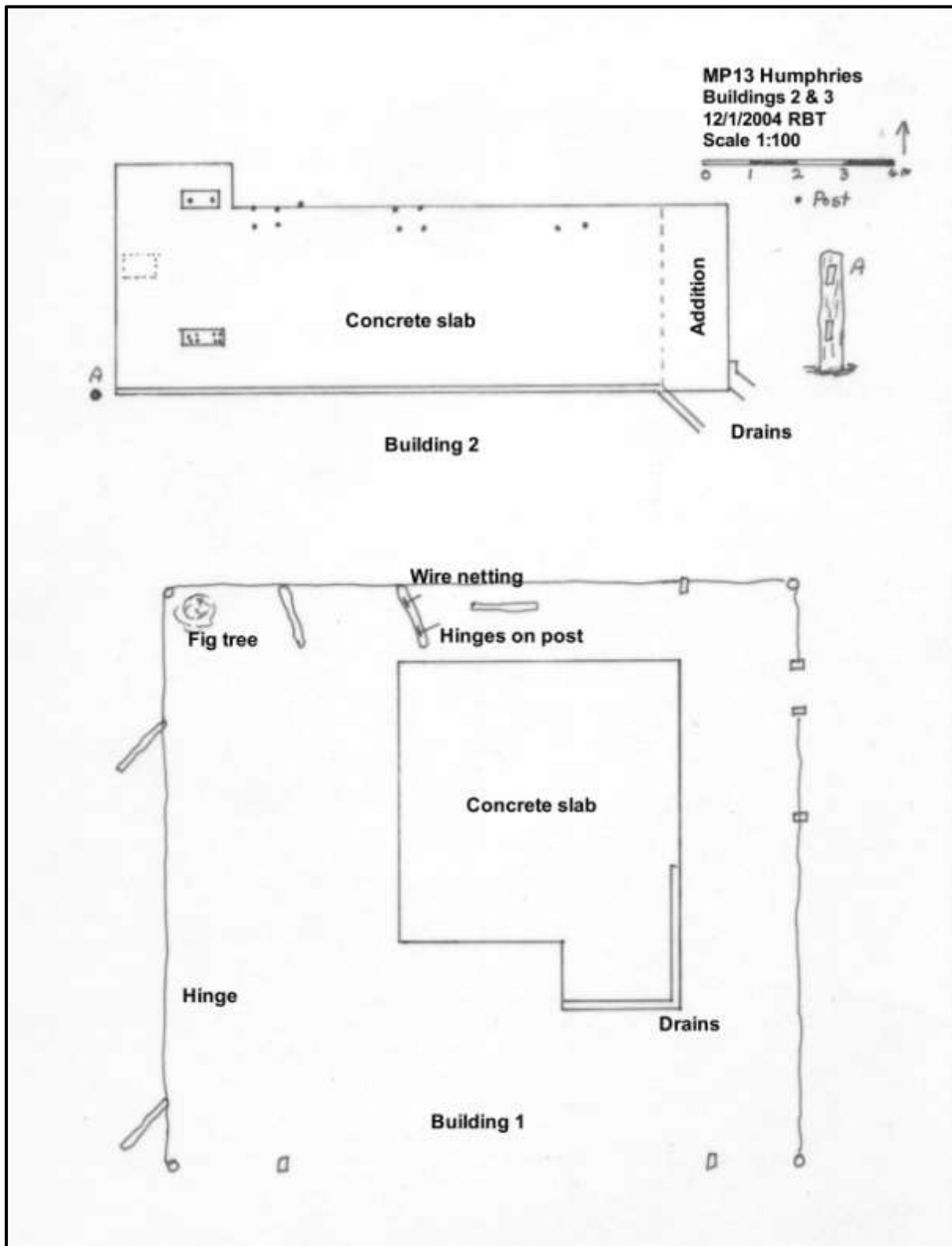
Plate 102: Google Earth view showing position of MP13 within the landscape.



Plan 51: Part of topographical map showing position of features within the landscape on Portion 7 & 8.



Plan 52: Plan of Feature 1 (house site) and elements. Stove front has not been drawn to scale.



Plan 53: Plan of Feature 2 and 3 showing elements at each place.

PHOTOGRAPHS



Plate 103: P28. Looking north over site of house.



Plate 104: P26. Looking south east over concrete slab and fence, Feature 2.



Plate 105: P27. Looking south west over Feature 2



Plate 106: P25. Looking north east over Feature 3, dairy. Machine blocks and mortised post visible



Plate 107: P29. View north west over Feature 4, piggery. One concrete trough visible in the grass.



Plate 108: P28. View west of Feature 5 & 6. Tank stand and well.



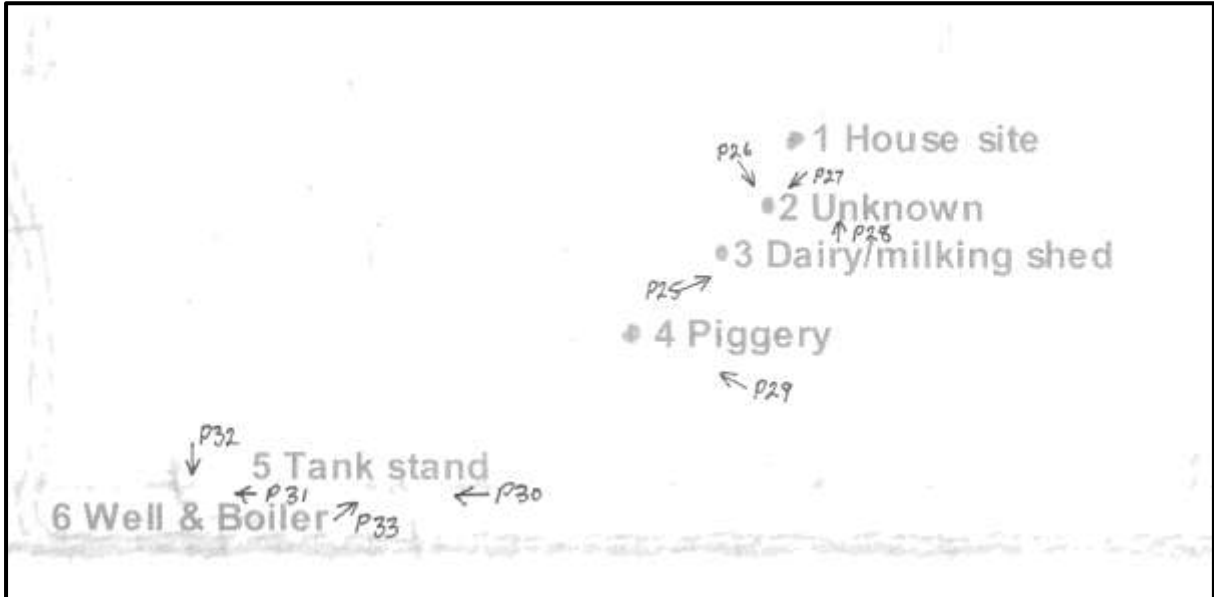
Plate 109: P33. View of Feature 5, tank stand.



Plate 110: P31. View of Feature 6, vertical boiler.



Plate 111: P32. View of Feature 6, timber lined well.



Plan 54: Plan of site showing position and direction of photographer when each photograph was taken.

THEMES APPLICABLE TO THE SITE

Pastoralism
Accommodation

HERITAGE CRITERIA APPLICABLE**Criterion (a)**

The site shows evidence of significant human activity in the development of a mechanised dairy in the early 1900s.

Criterion (b)

The site may be associated with a significant person, i.e. Thomas Blunt who was instrumental in introducing mechanisation to the farming industry, developing dairying and butter production on a large scale.

Criterion (e)

Site has potential to yield further substantial archaeological information on an early mechanised dairy.

Criterion (f)

The site demonstrates a process that is in danger of being lost i.e. small family operated dairy.

LEVEL OF SIGNIFICANCE: Moderate

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Test excavation Monitor

STATEMENT OF SIGNIFICANCE

The site represents an attempt to manage a dairy on non-irrigated land. It has evidence of mechanisation of the milking process and secondary use of skimmed milk. Due to these features, it is of importance to the history of the dairy industry and land use.

There is very little evidence as to the accommodation type, size or material and this should be examined further.

SITE MANAGEMENT RECOMMENDATIONS:

1. The house area should be test excavated to see if there is potential for further archaeological information
2. The area of the features 2 to 4 should be monitored during demolition to gather any further information on usage.
3. Feature 5, boiler should be removed and offered to some organisation like the Denman Heritage Village. Boiler should be photographed after being excavated.

Site No.	MP14	Site Name	Fence				
Coordinates: 56 H		Easting	295907		Northing	6429388	
Portion	6	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	Yes		Archaeological	No	
Architect		Unknown		Builder	Unknown		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">Portion 6, 263, 264 and 265 were on the 3rd edition of parish Ellis freehold land in the name of James Cobb White of Edinglassie.James Cobb White, purchase from the Crown, 15th November 1895.¹⁹⁸On 6 August 1909, J C White sold the four blocks including Portion 6 to Thomas Blunt and they became part of the Overton Estate. Blunt paid £487/10/- for the 97 acres and 2 roods.¹⁹⁹Thomas Blunt disposed of his property, Overton on 8th April 1912 to William F Robey. The sale included Portion 6. At this stage, Overton consisted of 5538 acres 1 rood and 24 perches, Robey paid £44,000.²⁰⁰The four portions were sold as Lot 24 in the Overton dispersal sale.²⁰¹ The sale lithograph indicates that there was a cottage on the lot.On 27th May 1920, Edward Roland McTaggart, drover, sold Lot 24 to Stephen Saunders Thornton, farmer of Muswellbrook for £816/11/3.²⁰²On 19th April 1934, Stephen Saunders Thornton, farmer of Muswellbrook sold Lot 24. The purchaser was Herbert Oswald Calman, farmer of Muswellbrook and his wife Margaret Calman, they paid £800.²⁰³Herbert & Margaret Calman sold to Vincent Henry Martin, hotelkeeper Muswellbrook on 7th September 1949.²⁰⁴Vincent Martin sold to Arthur Leonard Gardiner, grazier of Muswellbrook on 6th February 1951.²⁰⁵ He sold to RTCA.							
DESCRIPTION OF SITE							
<ul style="list-style-type: none">Site consists of post and rail fence. Type was split top rail, through mortise with five plain wires. Fence is in very poor condition and at some stage between inspection in 2003 and 2013, the fence has been replaced.Traditional fencing was two to four split rails with mortised posts. Earliest wire fencing in this district was at Turanville (between Aberdeen and Scone). In 1858, Thomas Cook of Turanville called tenders for 5000 split posts for wire fence and later in the year called for fences to erect two miles of wire fence.²⁰⁶Closer to Muswellbrook, William Bowman of Balmoral called tenders for erection of one mile of wire fence²⁰⁷, but Thomas Blunt still wanted a fence with post and top rail.²⁰⁸							

¹⁹⁸ LPMA Vol.1182 Fol. 66

¹⁹⁹ Muswellbrook Shire: Notice of sale and transfer of rateable land.

²⁰⁰ Muswellbrook Shire. Notice of Transfer of Land

²⁰¹ Map parish Ellis 4th Edition 1915

²⁰² Muswellbrook Shire: Notice of sale and transfer of rateable land.

²⁰³ Muswellbrook Shire. Notice of Transfer of Land

²⁰⁴ LPMA Vol. 3055 Fol. 50

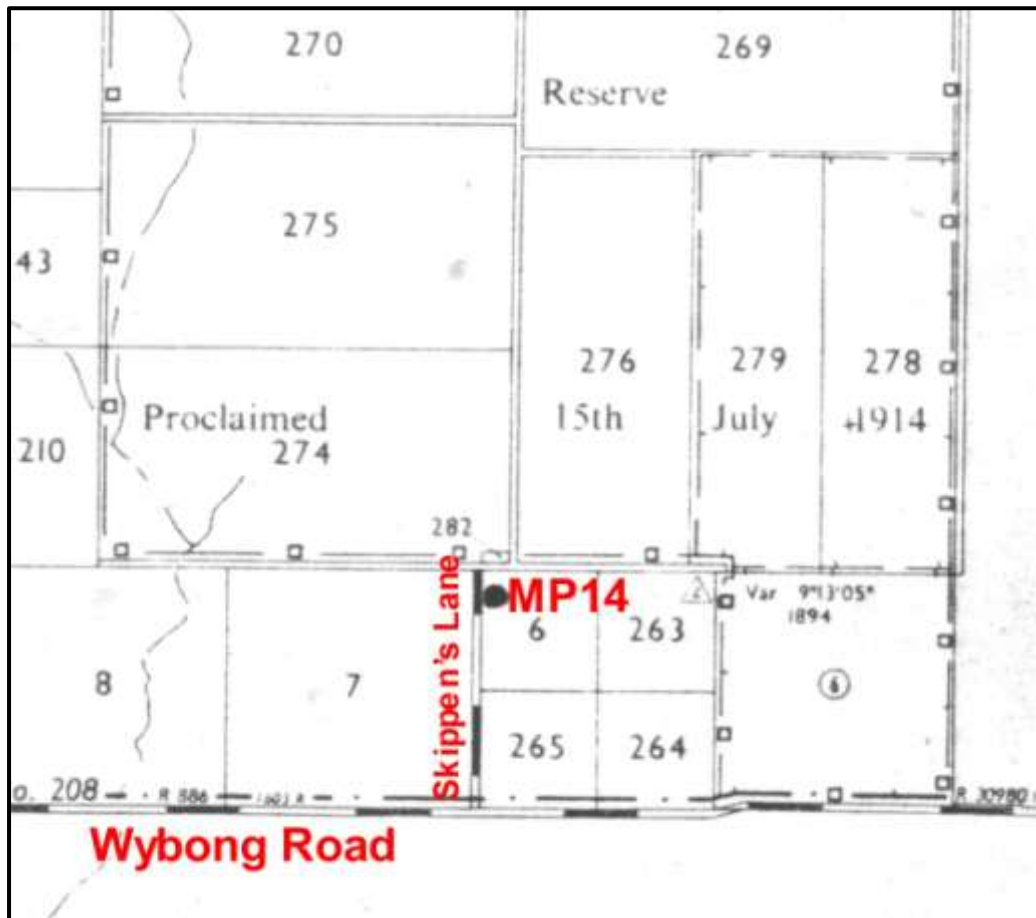
²⁰⁵ Op cit

²⁰⁶ *Maitland Mercury* 1st June 1858 & 16th August 1858

²⁰⁷ *Muswellbrook Chronicle* 2nd October 1901

²⁰⁸ *Muswellbrook Chronicle* 19th March 1904

PLANS & DRAWINGS



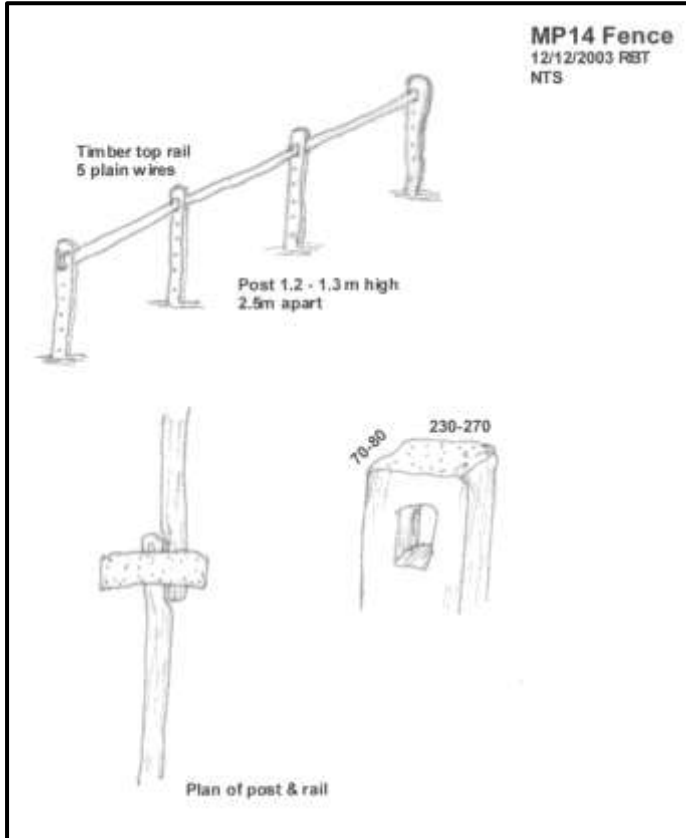
Plan 55: Part of the parish Ellis showing the location of MP14 on Portion 6



Plate 112: Google Earth view showing location of MP14 in relationship to Kayuga and Muswellbrook



Plate 113 Google Earth view showing position of MP14 within the landscape.



Plan 56: Drawings of fence at MP14

PHOTOGRAPHS



Plate 114: P48. View of fence looking south. Skippen's Lane on right.



Plate 115: P49. Close up view of MP14 looking south.

THEMES APPLICABLE TO THE SITE Pastoralism
HERITAGE CRITERIA APPLICABLE Criterion (a) Shows evidence of human activity that is no longer conducted. Criterion (f) The site demonstrates a process that is being lost
LEVEL OF SIGNIFICANCE: Moderate
TYPE OF SIGNIFICANCE: Local
ARCHAEOLOGICAL POTENTIAL: No Action .
STATEMENT OF SIGNIFICANCE The site is significant in that it demonstrates a building method no longer used. Examples are becoming rare in the local area. Fence constructed from split posts and rails with the posts mortised for the rails. All parts of this type of fence construction are highly labour intensive.
SITE MANAGEMENT RECOMMENDATIONS: Site recorded, fence has been replaced, no further action required.

Site No.	MP15	Site Name	Stock Yards				
Coordinates: 56 H		Easting	295851		Northing	6428900	
Portion	265	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	Stock yards		Archaeological		No
Architect		Unknown		Builder	Unknown		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">Portion 6, 263, 264 and 265 were on the 3rd edition of parish Ellis freehold land in the name of James Cobb White of Edinglassie.James Cobb White, purchase from the Crown, 15th November 1895.²⁰⁹On 6 August 1909, J C White sold the four blocks including Portion 6 to Thomas Blunt and they became part of the Overton Estate. Blunt paid £487/10/- for the 97 acres and 2 roods.²¹⁰Thomas Blunt disposed of his property, Overton on 8th April 1912 to William F Robey. The sale included Portion 6. At this stage, Overton consisted of 5538 acres 1 rood and 24 perches, Robey paid £44,000.²¹¹The four portions were sold as Lot 24 in the Overton dispersal sale.²¹² The sale lithograph indicates that there was a cottage on the lot.On 27th May 1920, Edward Roland McTaggart, drover, sold Lot 24 to Stephen Saunders Thornton, farmer of Muswellbrook for £816/11/3.²¹³On 19th April 1934, Stephen Saunders Thornton, farmer of Muswellbrook sold Lot 24. The purchaser was Herbert Oswald Calman, farmer of Muswellbrook and his wife Margaret Calman, they paid £800.²¹⁴Herbert & Margaret Calman sold to Vincent Henry Martin, hotelkeeper Muswellbrook on 7th September 1949.²¹⁵Vincent Martin sold to Arthur Leonard Gardiner, grazier of Muswellbrook on 6th February 1951.²¹⁶ He sold to RTCA.							
DESCRIPTION OF SITE							
<ul style="list-style-type: none">Site contains a small set of stockyards consisting of one large yards and a smaller yard leading to a loading ramp.Yards have access to Skippen’s Lane and to Portion 265.Originally the yards were constructed on post and mortised rail, but some rails have deteriorated so new rails have been secured to the side of the post.Yards were constructed with three rails, one round and two split, mortised into the posts. This was an early method of yard construction. It was strong, but very labour intensive and difficult to repair if a rail broke.							

²⁰⁹ LPMA Vol.1182 Fol. 66

²¹⁰ Muswellbrook Shire: Notice of sale and transfer of rateable land.

²¹¹ Muswellbrook Shire. Notice of Transfer of Land

²¹² Map parish Ellis 4th Edition 1915

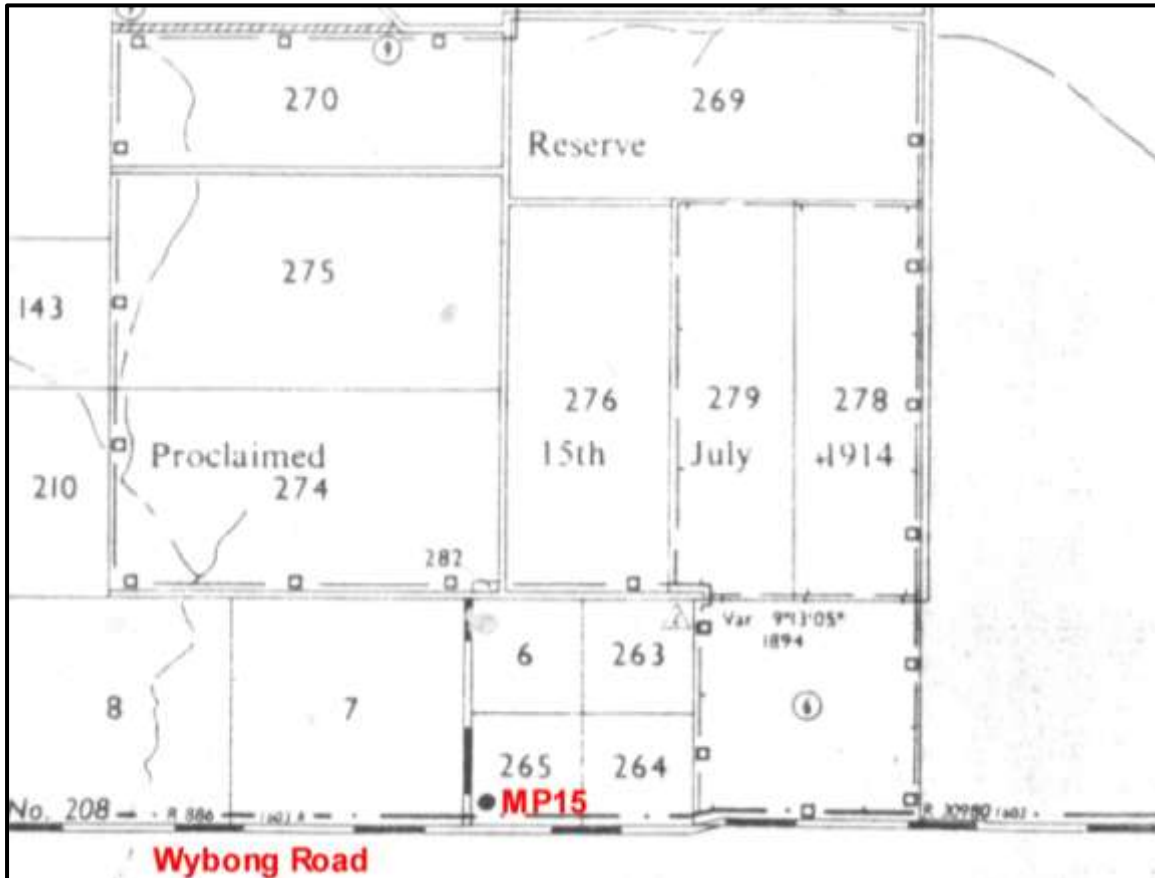
²¹³ Muswellbrook Shire: Notice of sale and transfer of rateable land.

²¹⁴ Muswellbrook Shire. Notice of Transfer of Land

²¹⁵ LPMA Vol. 3055 Fol. 50

²¹⁶ op cit

PLANS & DRAWINGS



Plan 57: Part of the parish Ellis showing the location of MP15 on Portion 265

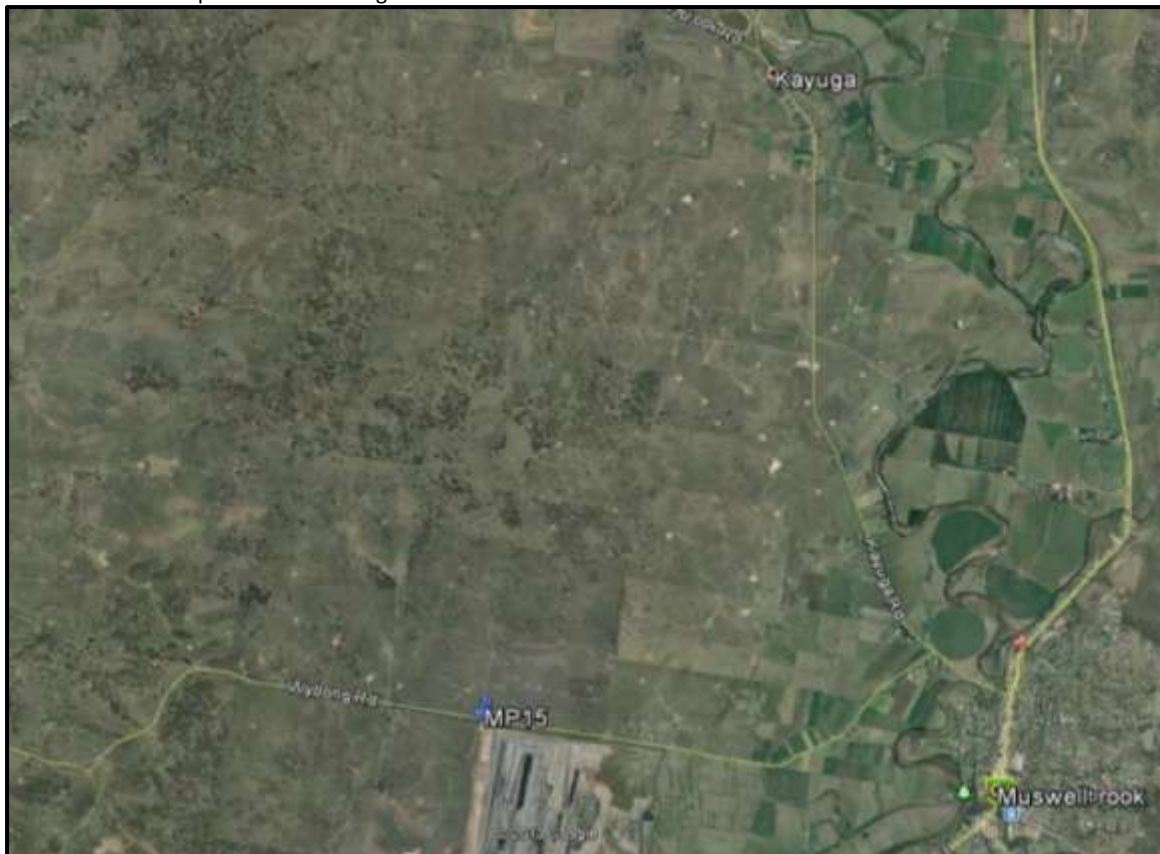
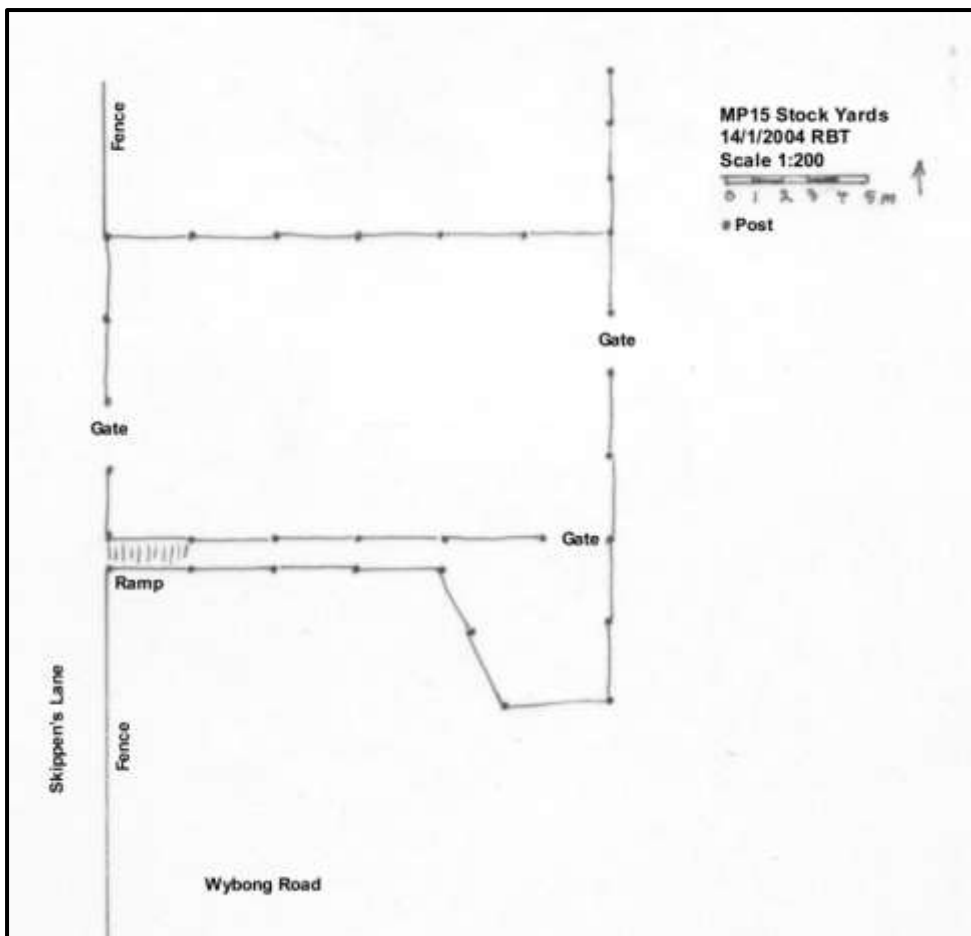


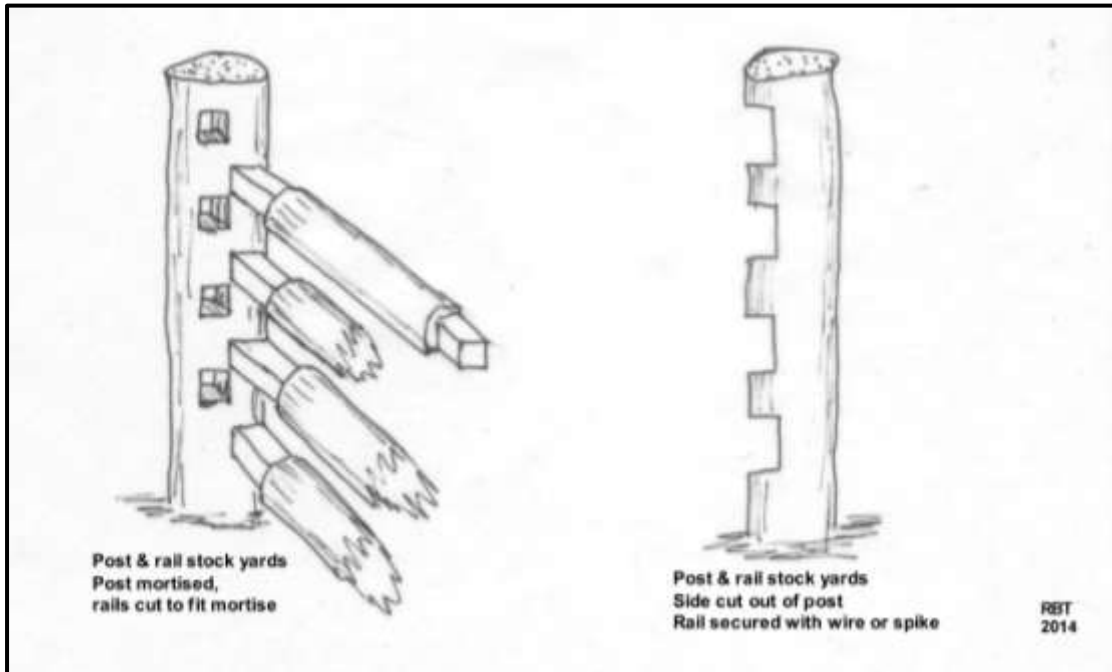
Plate 116: Google Earth view showing location of MP14 in relationship to Kayuga and Muswellbrook



Plate 117: Google Earth view showing position of MP15 within the landscape.



Plan 58: Plan showing layout of yards and position of gates and loading ramp.



Plan 59: Drawing showing methods of constructing stock yards.

PHOTOGRAPHS



Plate 118: P50. View over site to south west. Wybong Road on tree line.



Plate 119: Close up of yard construction. Rails mortised into posts with round top and two split rails

THEMES APPLICABLE TO THE SITE

Pastoralism

HERITAGE CRITERIA APPLICABLE

Criterion (a)

Shows evidence of human activity that is no longer conducted.

Criterion (f)

The site demonstrates a process that is being lost

LEVEL OF SIGNIFICANCE: Moderate

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

No Action

STATEMENT OF SIGNIFICANCE

The site is significant in that it demonstrates a building method no longer used. Examples are becoming rare in the local area. Yards constructed from posts and rails with the posts mortised for the rails. All parts of this type of yard construction are highly labour intensive.

SITE MANAGEMENT RECOMMENDATIONS:

Demolish when required

Site No.	MP16	Site Name	Gardiner's				
Coordinates: 56H		Easting	296390		Northing	6428910	
Portion	264	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	Yes		Archaeological	No	
Architect		Unknown		Builder	Unknown		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">Portion 6, 263, 264 and 265 were on the 3rd edition of parish Ellis as freehold land in the name of James Cobb White of Edinglassie.James Cobb White, purchase from the Crown, 15th November 1895.²¹⁷On 6 August 1909, J C White sold the four blocks including Portion 6 to Thomas Blunt and they became part of the Overton Estate. Blunt paid £487/10/- for the 97 acres and 2 roods.²¹⁸Thomas Blunt disposed of his property, Overton on 8th April 1912 to William F Robey. The sale included Portion 6. At this stage, Overton consisted of 5538 acres 1 rood and 24 perches, Robey paid £44,000.²¹⁹The four portions were sold as Lot 24 in the Overton dispersal sale.²²⁰ The sale lithograph indicates that there was a cottage on the lot.On 27th May 1920, Edward Roland McTaggart, drover, sold Lot 24 to Stephen Saunders Thornton, farmer of Muswellbrook for £816/11/3.²²¹On 19th April 1934, Stephen Saunders Thornton, farmer of Muswellbrook sold Lot 24. The purchaser was Herbert Oswald Calman, farmer of Muswellbrook and his wife Margaret Calman, they paid £800.²²²Herbert & Margaret Calman sold to Vincent Henry Martin, hotelkeeper Muswellbrook on 7th September 1949.²²³Vincent Martin sold to Arthur Leonard Gardiner, grazier of Muswellbrook on 6th February 1951.²²⁴ He sold to RTCA.							
DESCRIPTION OF SITE							
Site contains a house, sheds, dairy and various other outbuildings.							
House							
<ul style="list-style-type: none">The house design is common for the 1950's. It is of weatherboard (boards are of current profile) with tiled roof. Tiles are by Turton Pty Ltd, Maitland.There is a concrete ramp at the back door.There are two corrugated iron and one concrete water tanks.A Rayburn slow combustion stove is fitted in the kitchen, this also ran the hot-water system. Kitchen has green enamel sink.There is on open fire.All rooms have a picture railThere appears to be four bedrooms, what would be the main bedroom has built-in							

²¹⁷ LPMA Vol.1182 Fol. 66

²¹⁸ Muswellbrook Shire: Notice of sale and transfer of rateable land.

²¹⁹ Muswellbrook Shire: Notice of Transfer of Land

²²⁰ Map parish Ellis 4th Edition 1915

²²¹ Muswellbrook Shire: Notice of sale and transfer of rateable land.

²²² Muswellbrook Shire: Notice of Transfer of Land

²²³ LPMA Vol. 3055 Fol. 50

²²⁴ op cit

cupboards.

- There are built-in cupboards in the hall.
- The bathroom has a shower, bath and basin in blue enamel.
- The floors are T & G cypress, 85mm wide.
- House sits on brick piers. All windows have timber frames.
- There is an external toilet constructed of recycled sawn cypress slabs, T & G 185 mm wide and 35 mm thick. Roof of toilet is tiled.

Shed west of house

- There is a shed to the west of the house that may have been the house shown on the 1912 Overton Estate sale lithograph.
- The building is clad partly in corrugated iron and the rest in wedge shaped weatherboards. The east side of the building contains two rooms, timber floors (140 wide & butt jointed) and timber-lined walls. North room has built-in copper set in brick.
- West part of shed has concrete floors.
- Round timber has been used for western part of the shed.

Dairy

- Dairy is partly collapsed and was view externally only.
- Appears to have been of four bails with mechanical milking.
- Round timber used for posts with sawn for the rest of the frame.
- Concrete floor, but it is very thin and breaking up.
- Yard for dairy on north side.
- Machinery part of dairy on west end.

Fowl house

- Constructed of round posts with a frame of recycled sawn timber. The timber retains mortises where wall studs would have fitted.
- Building has flat roof and clad with corrugated iron.

Grain shed

- Small shed (3 x 3.5m) raised on piers, no ant caps.
- Piers are round timber at the corners and sawn for all others.
- Floor is a butt jointed timber, timber door.
- Roof is hipped and clad with corrugated iron as are walls.

Hay/machinery shed

- Shed 6 x 6m, round posts, corrugated iron roof.
- Appears it may have had walls on some sides, remains of cross beams.
- There was a doorway on the east side.

Other items of interest

- To the north, there is a small concrete slab, 2.5 x 2.5m, and use unknown.
- Also to the north is a flat area that many have been a yard or the site of another building.
- Very early enamel bath, 600mm deep, 700mm wide at one end and 500mm at the other.
- Disc seeder, rubber tyres, 14 rows, 7 for seed and 7 for fertiliser. No brand.
- Horse drawn earth scoop, no brand.
- East of the grain shed is a pile of early bricks.
- There a couple of depressions full of rubbish.
- One sheet of corrugated iron found with the brand Redcliffe.²²⁵ The Redcliffe Crown Galvanized Iron Co. of Bristol applied to register this brand in Victoria in 1886. The company was taken over by Lysaght's who continued the brand for some time.²²⁶ The sheet here has been recycled from another building, perhaps the original house.

²²⁵ http://en.wikipedia.org/wiki/Bluescope_Lysaght

²²⁶ http://www.pdf-repo.com/pdf_1a/c8eg12o36m9522310e1.html

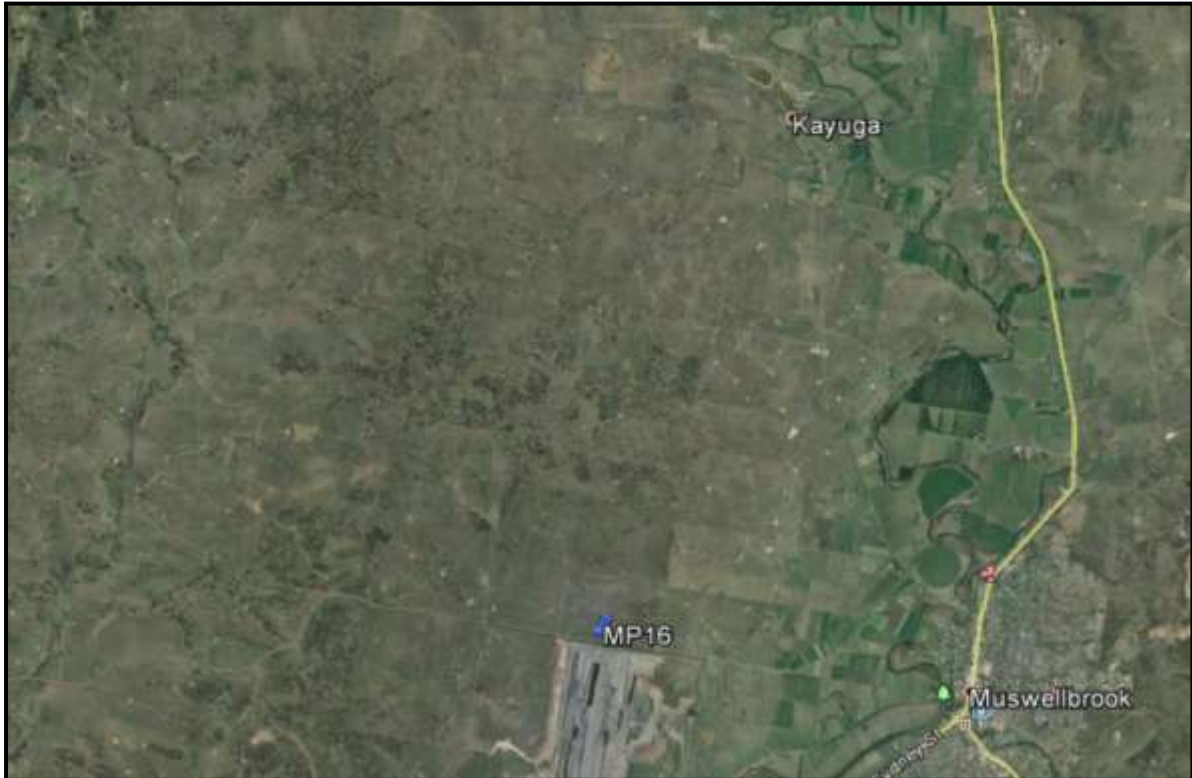
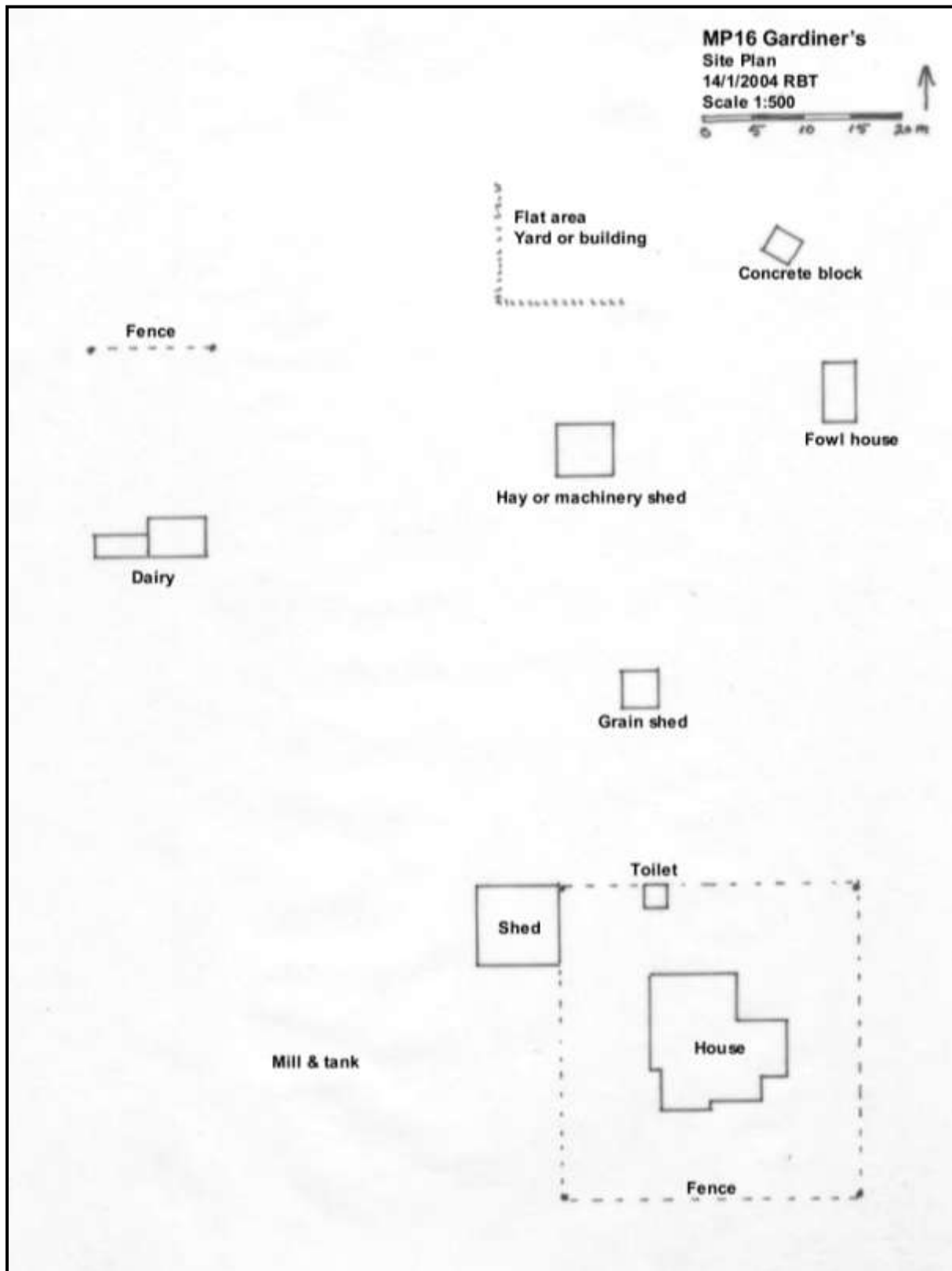


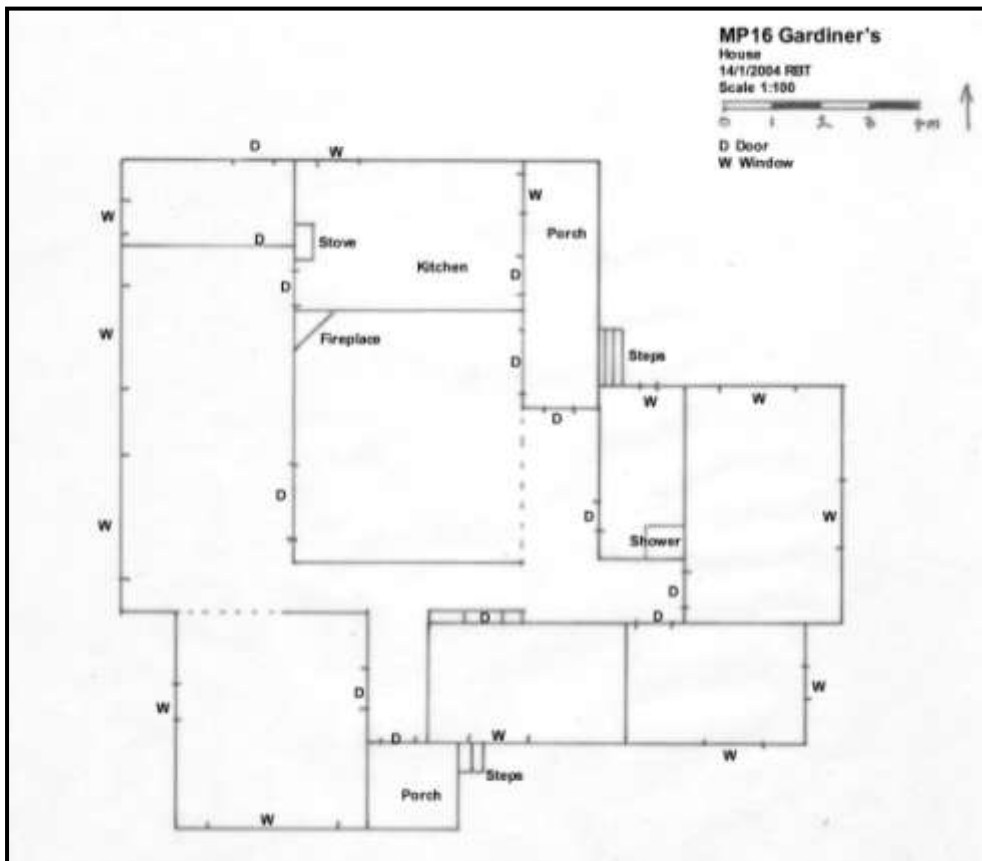
Plate 120: Google Earth view showing location of MP16 in relationship to Kayuga and Muswellbrook



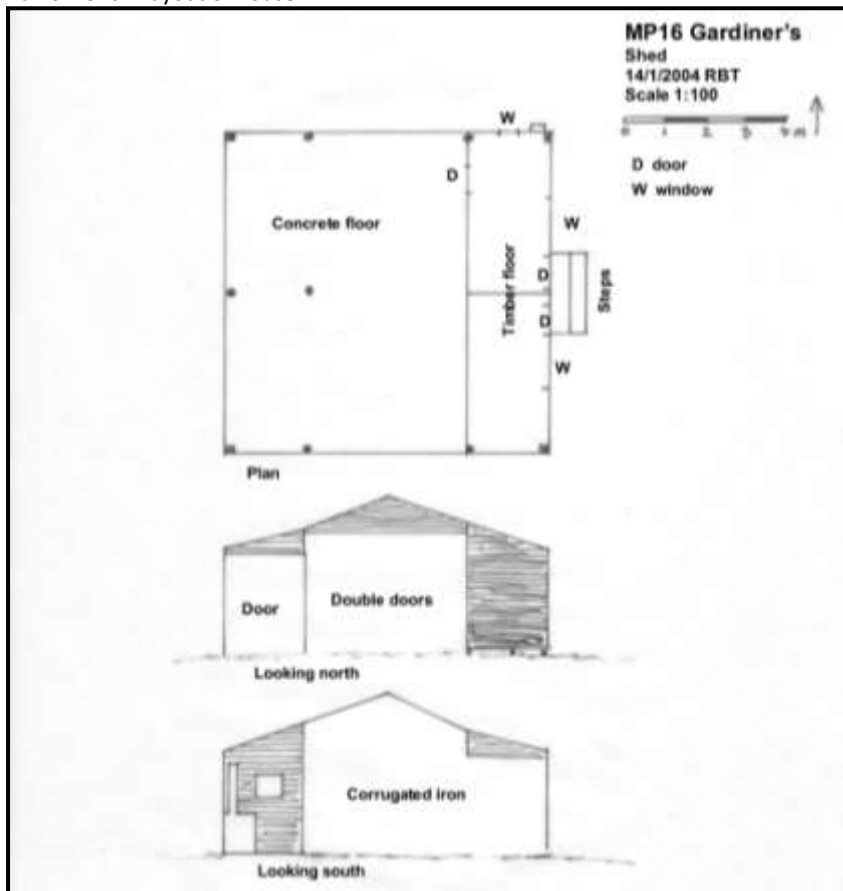
Plate 121: Google Earth view showing position of MP16 within the landscape.



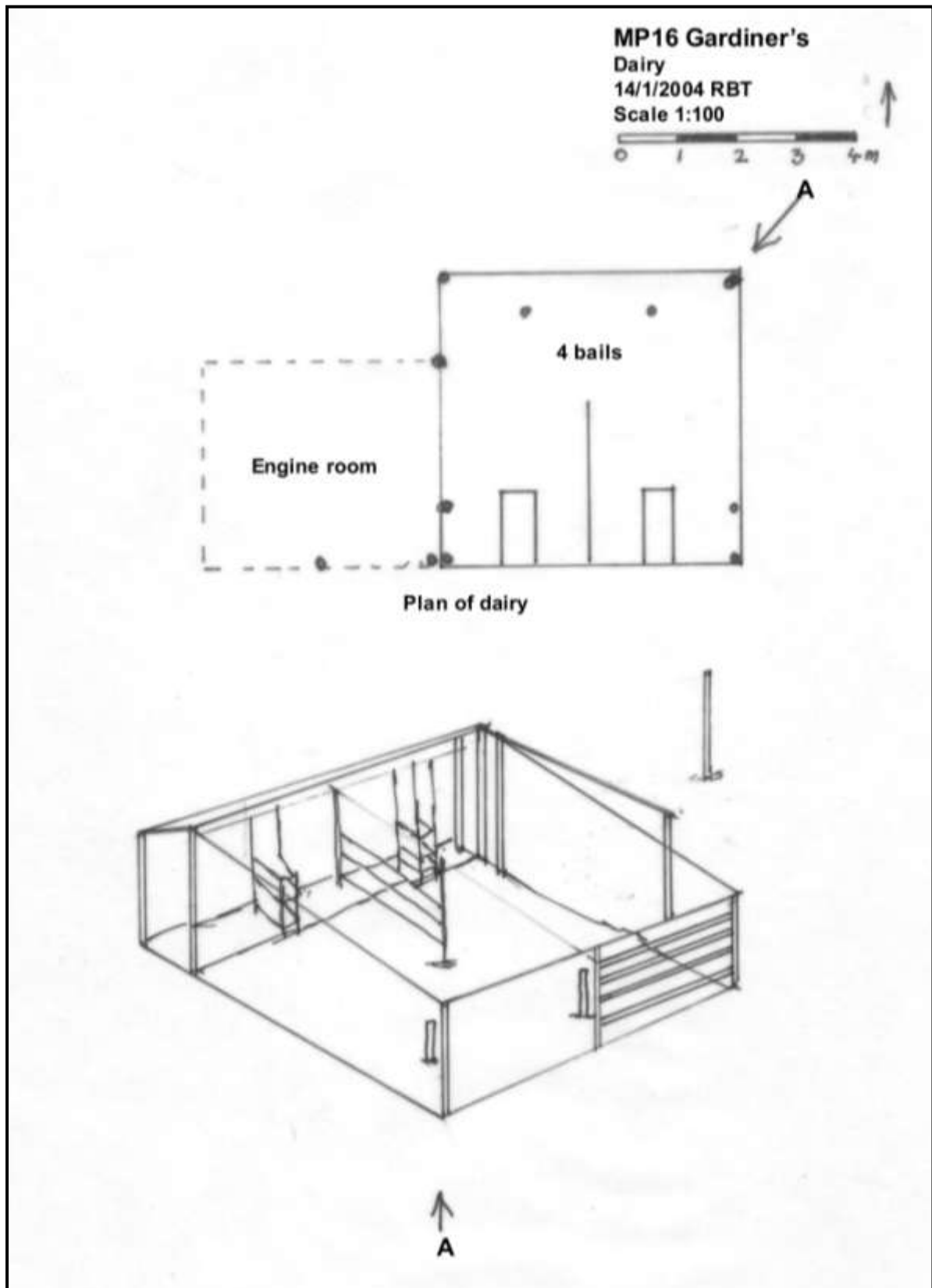
Plan 61: Drawing showing relationship of each feature on the site.



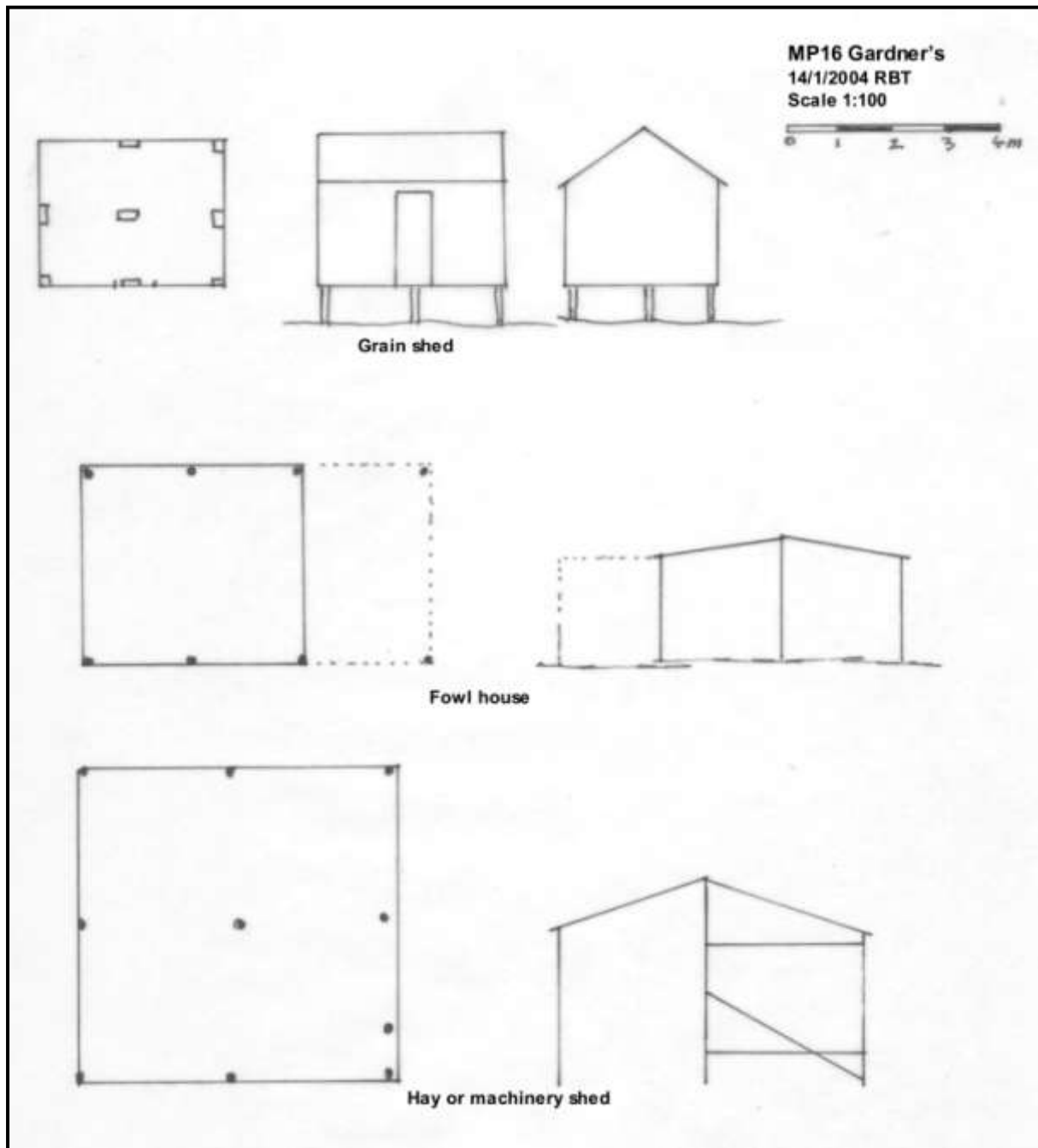
Plan 62: Show layout of house.



Plan 63: Shows layout and elevations of shed. This was possibly the original house.



Plan 64: Plan and view of dairy.



Plan 65: Plans and elevations of other buildings on the site.

PHOTOGRAPHS



Plate 122: P52. View of site looking east. Grain shed on left, shed, mill and house.



Plate 123: P53. View of house and shed looking north.



Plate 124: P54. View of house looking to north west.



Plate 125: P55. View of house looking west.



Plate 126: P70. View stove & sink in kitchen.



Plate 127: P67. Example of Turton Pty Ltd, Maitland, roof tile.



Plate 128: P72. View of fireplace, note picture rail and cornice.



Plate 129: P66. View of shed looking south west.



Plate 130: P69. View of shed looking to northeast.



Plate 131: P59. Internal view of dairy. Note use of round timber, beam to carry milking machinery and bails.



Plate 132: P60. South side of dairy building.



Plate 133: P63. Fowl house looking west. Note beam near scale with mortises.



Plate 134: P64. Grain shed.



Plate 135: P62. Hay or machinery shed.



Plate 136: P58. Early enamel bath.



Plate 137: P57. Horse drawn earth scoop.



Plate 138: P61. Seed drill

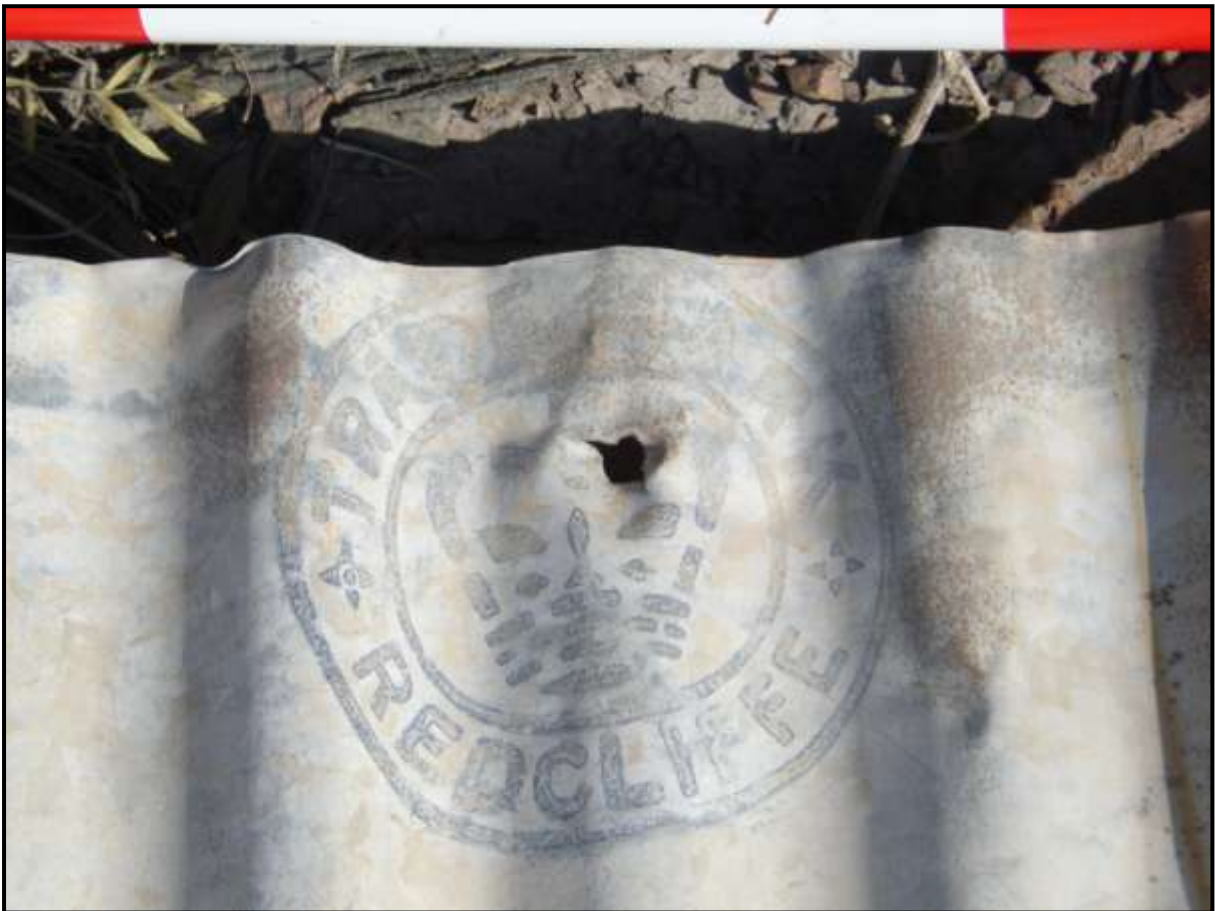
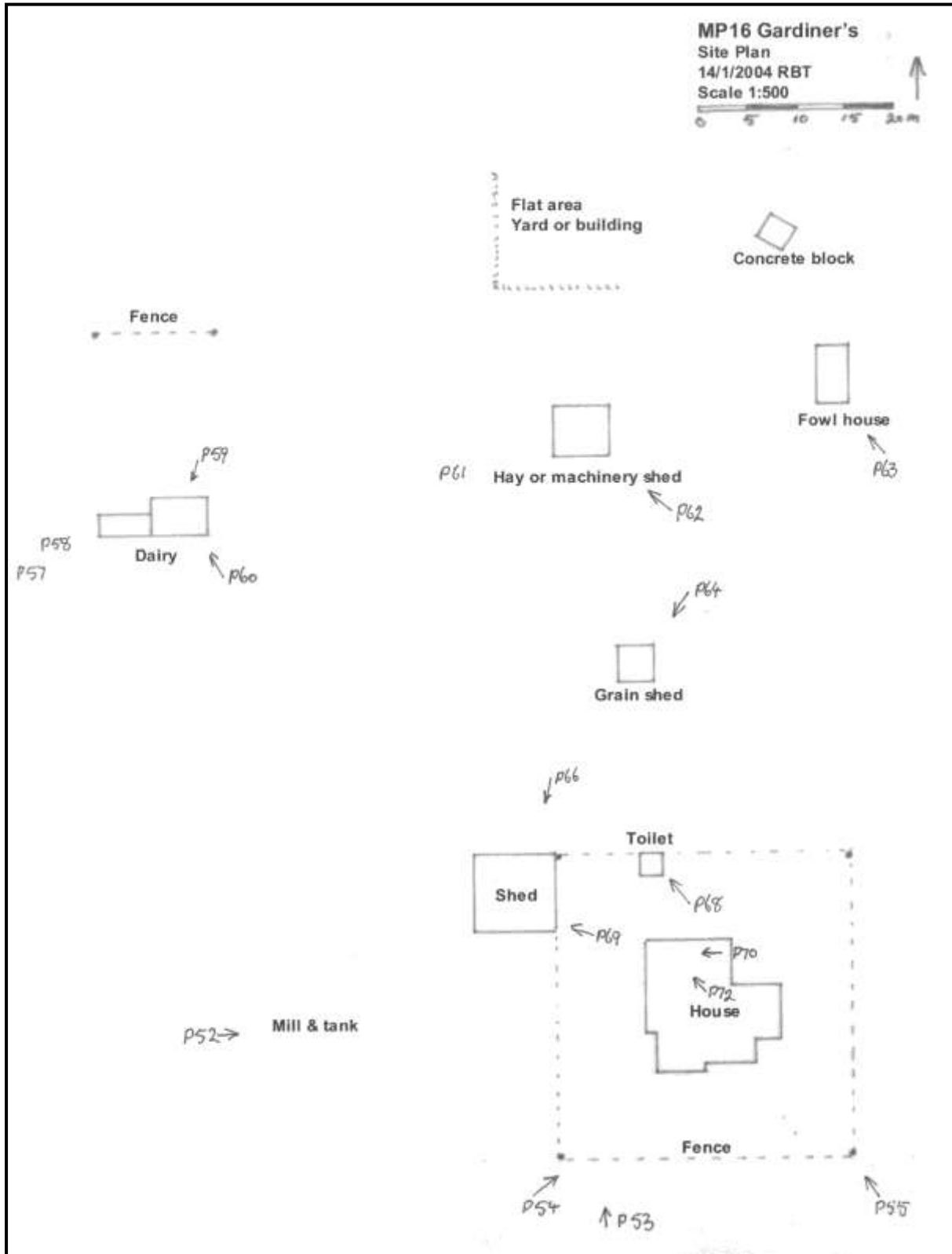


Plate 139: P71. Branded sheet of galvanised iron.



Plate 140: Remains of the toilet. Note thick boards used for walls.



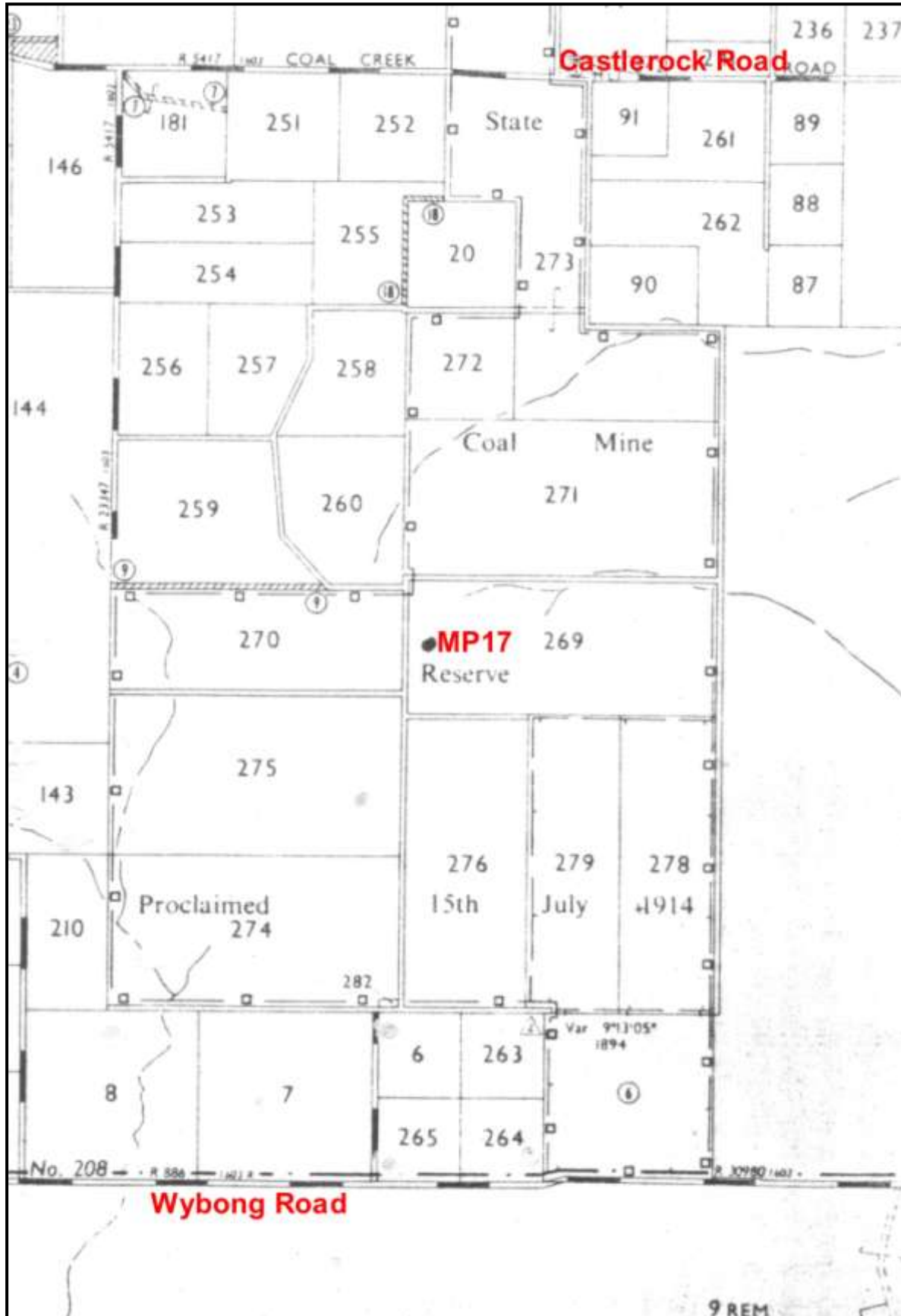
Plan 66: Plan of site showing position and direction of photographer when each photograph was taken

THEMES APPLICABLE TO THE SITE Pastoralism Accommodation
HERITAGE CRITERIA APPLICABLE Criterion (a) The site shows evidence of significant human activity in the development of a small farm into a dairy on dry land. Site shows the development of buildings from the early 1900s to 1990s. Criterion (f) The site demonstrates a process that is in danger of being lost i.e. small family operated dairy.
LEVEL OF SIGNIFICANCE: Moderate
TYPE OF SIGNIFICANCE: Local
ARCHAEOLOGICAL POTENTIAL: No Action
STATEMENT OF SIGNIFICANCE The site retains a 1950s cottage with most of its original features intact, this is unusual, as normally some parts of the structure will be 'modernised.' The site may retain structures from the early 1900s or parts of those buildings, which have been recycled. All structures on the site have been severely compromised by lack of maintenance and termite damage.
SITE MANAGEMENT RECOMMENDATIONS: Demolish when required

Site No.	MP17	Site Name	Clayden's				
Coordinates: 56 H		Easting	296200		Northing	6429721	
Portion	269	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	Yes		Archaeological	Yes	
Architect		Unknown		Builder	Unknown		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">Disposed of by the Crown as a Conditional Lease No. 8 to Alfred Clayden on 10th November 1913.Alfred Clayden appears to inherited Portion 12 from his parents, he held it and Portion 269 up until the 1952 Muswellbrook Shire rate book. It is unknown where he lived.Alfred Clayden died 12th Nov 1955 aged 80 yrs & his wife, Annie on 13th November 1955 aged 83 yrs.²²⁷							
DESCRIPTION OF SITE							
The site contains a house, sheds, well and remains of numerous fences.							
House							
<ul style="list-style-type: none">The house is now a total ruin, all walls and roof have collapsed on each other.It appears that the house was constructed on piers with a sawn timber frame, clad with corrugated iron and lined with pine boards 140mm wide.Some parts of the house may have had slab walls are there are some on the site.Floor joists appear to have been of round timber, adzed flat on one side to take floor boards.Amongst the rubble is a parts of a fuel stove with No. 8 on it, no other brands.There are some bricks in the site with frogs of shoe, diamond and rectangle.There are not enough bricks around for a complete brick chimney so perhaps the stove was set in bricks and the rest was of corrugated iron.Amongst the artefacts at the house is part of a child's bed with woven wire base and timber frame, many horseshoes and parts of horse harness.							
Other buildings							
<ul style="list-style-type: none">There is a concrete slab, 2 x 5m with brick drain. This appears to have had a timber building over it.Another concrete slab, 1 x 2m							
Other features							
<ul style="list-style-type: none">Remains of wellTwo corrugated iron tanks, one near the house on piers. This tank has been lined with concrete to extend its life.Horse drawn single furrow plough.Numerous posts with various mortise configurations.							

²²⁷ Muswellbrook Cemetery Inscriptions, 1986, MUHHS

PLANS & DRAWINGS



Plan 67: Part of the parish Ellis showing the location of MP17 on Portion 269.

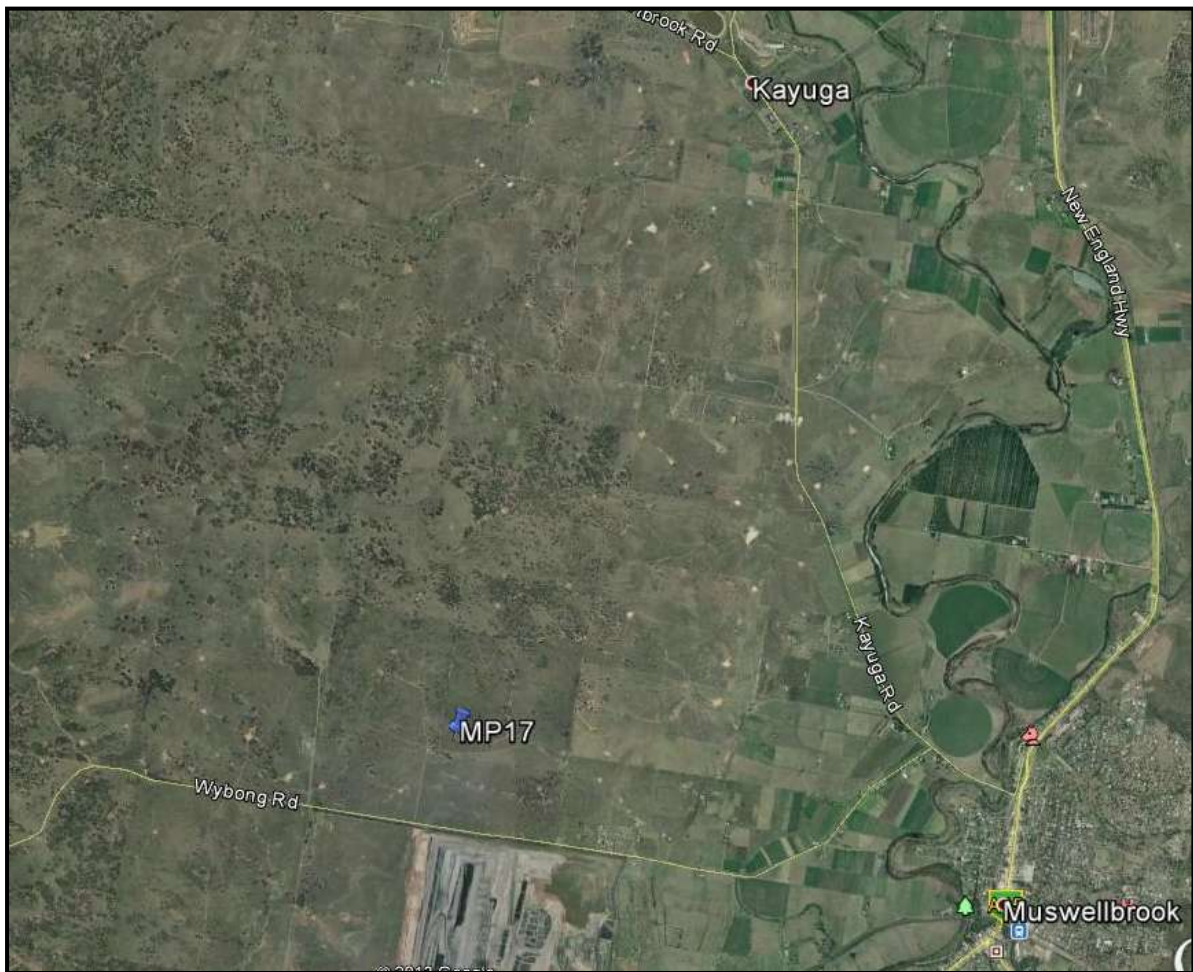
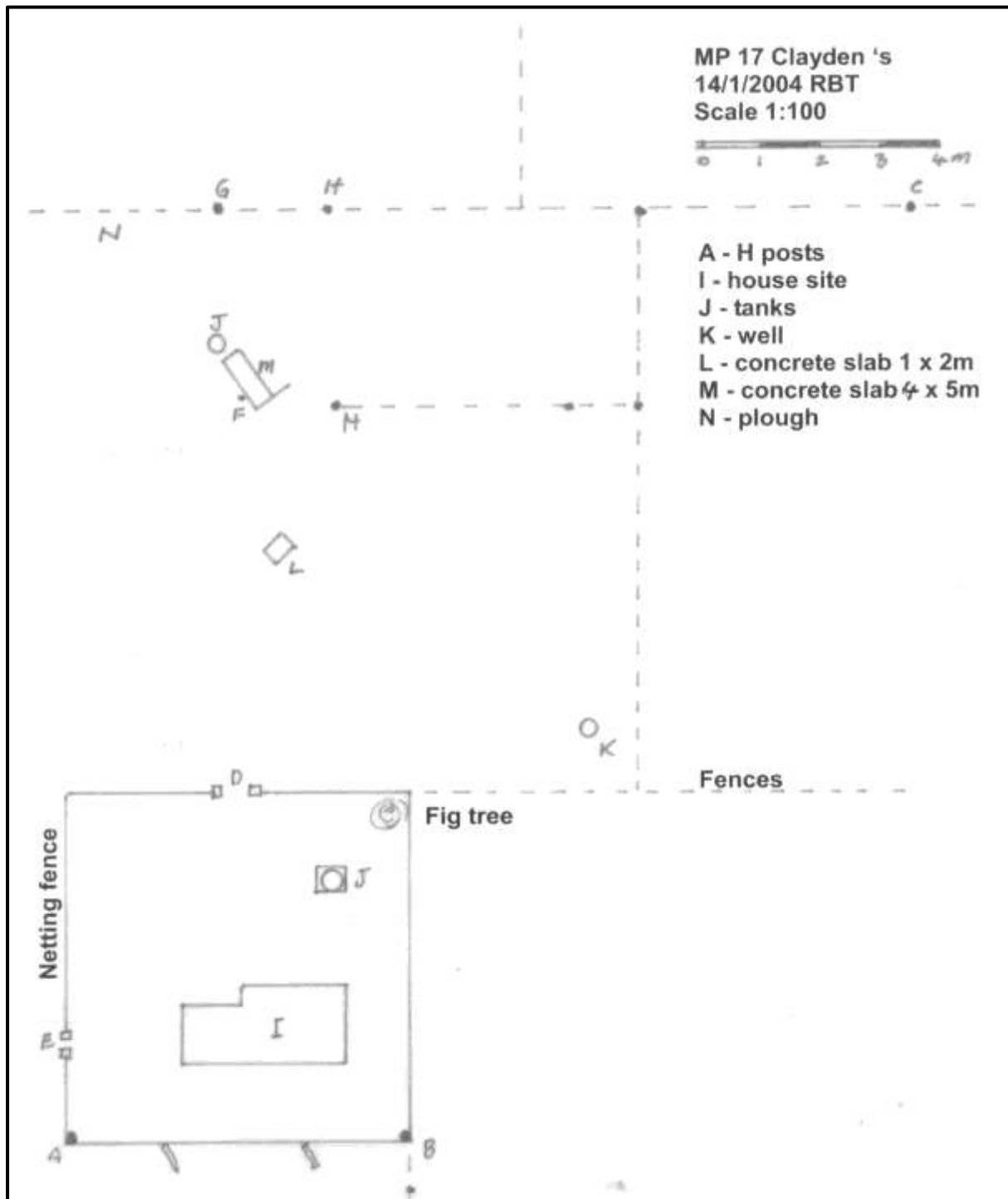


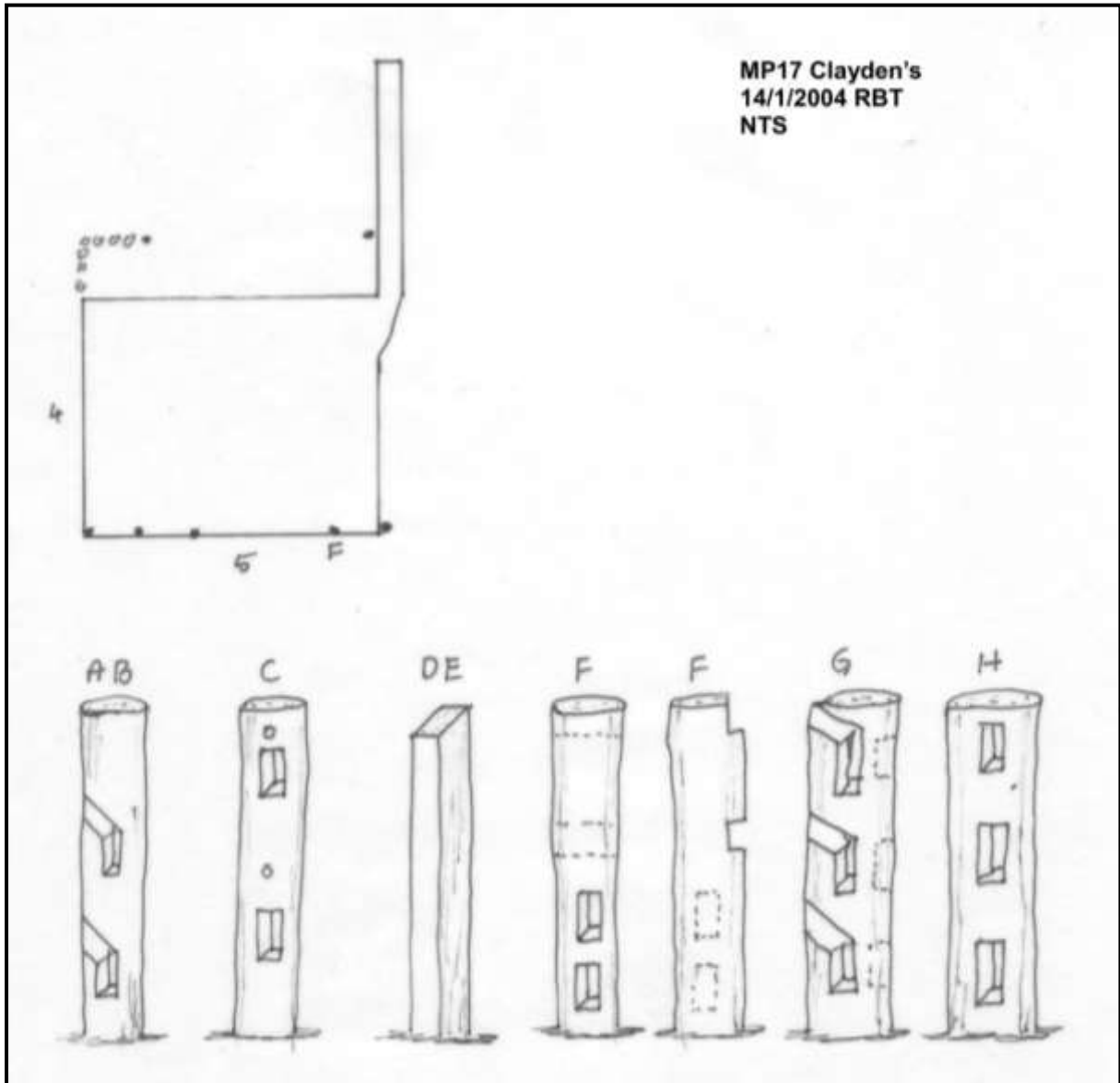
Plate 141: Google Earth view showing location of MP17 in relationship to Kayuga and Muswellbrook.



Plate 142: Google Earth view showing position of MP17 within the landscape.



Plan 68: Drawing showing relationship of each feature on the site.



Plan 69: Drawing showing plan of largest concrete slab & posts on the site.

PHOTOGRAPHS



Plate 143: P34. View to south east over house site.



Plate 144: P35. View to west over hose site, Gateway to yard in background.



Plate 145: P36. Debris at house site.



Plate 146: P41Part of a wall.



Plate 147: P42. Debris at house site.



Plate 148: P43. Debris at house site.



Plate 149: P44. Section of collapsed walls



Plate 150: Plate ??: P45. Debris at house site.



Plate 151: P37. Possible well site.



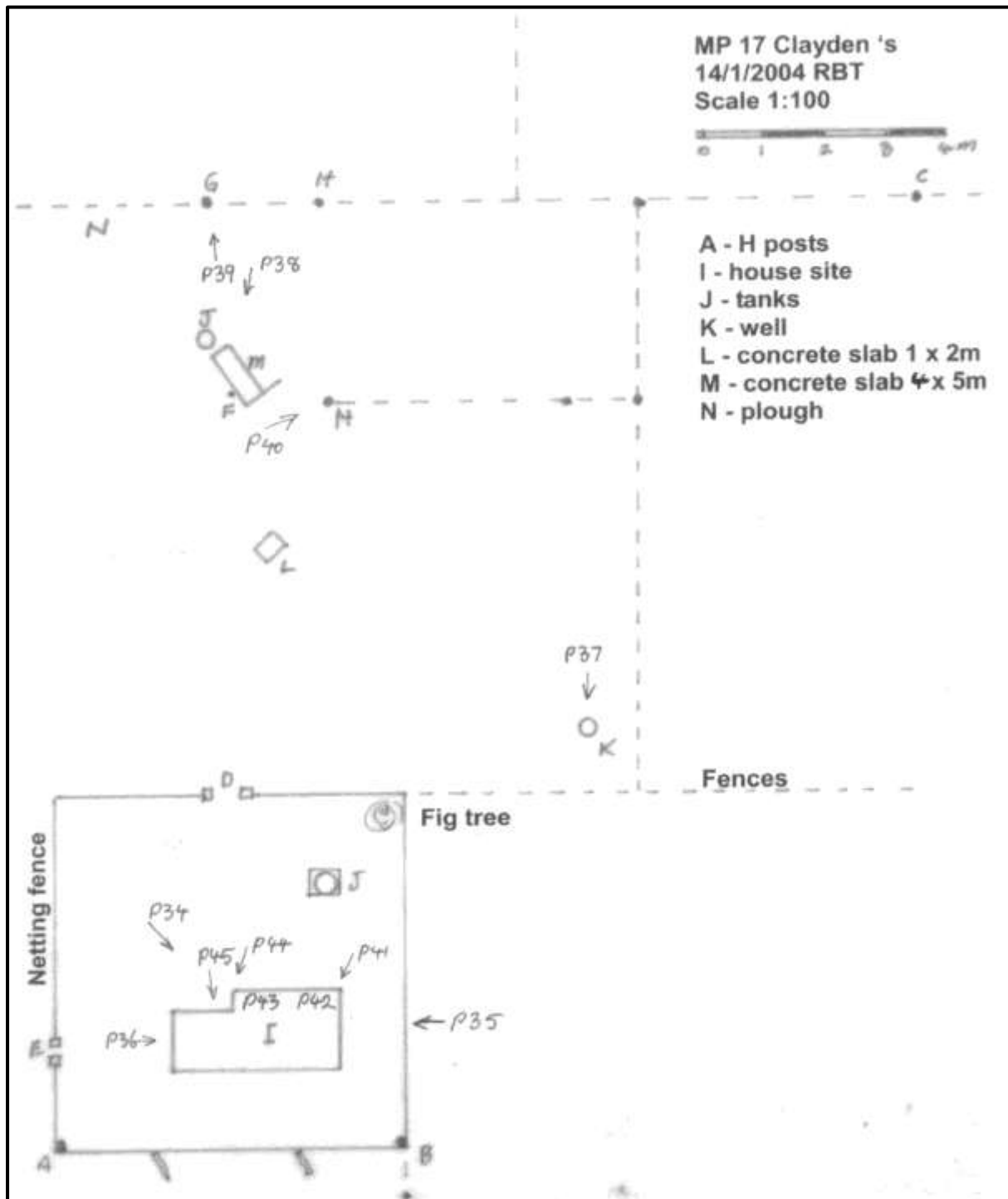
Plate 152: P38. Site of larger concrete block. Some posts of building still standing.



Plate 153: P39. Example of post on site mortised and cut for slip rails.



Plate 154: P40 Example of post on site mortised to take three rails at a corner.



Plan 70: Plan of site showing position and direction of photographer when each photograph was taken.

THEMES APPLICABLE TO THE SITE

Pastoralism
Accommodation

HERITAGE CRITERIA APPLICABLE

Criterion (a)

Shows evidence of significant human activity and associated with the continuity of a historical process i.e. the gradual selection of all land within the parish Ellis and the development of small family run farms and dairies.

Criterion (f)

The site demonstrates techniques in developing a farm on a low budget utilising natural resources. Has the potential to provide evidence of a defunct way of life.

LEVEL OF SIGNIFICANCE: Moderate

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Monitor Test Excavation Full

STATEMENT OF SIGNIFICANCE

The site is significant as the collapse of the house may have preserved construction methods and artefacts associated with the occupants of the house.

SITE MANAGEMENT RECOMMENDATIONS:

The dismantling of the rubble constituting the remains of the house should be undertaken and remains recorded. There may be a need to undertake some limited test excavation to determine the boundaries of the house.

Site No.	MP18 19	Site Name	Scriven's yards and shed				
Coordinates: 56 H		Easting	295920 295890		Northing	6429615 6429790	
Portion	274	Allot.		Sect.		DP	
Statutory Listing: No		Type					
Non-Statutory Listing: No		Type					
Type of Site	Building	Yes			Archaeological	No	
Architect				Builder	Gordon Scriven		
HISTORICAL INFORMATION ON SITE <ul style="list-style-type: none"> Originally Portion 274, a Conditional Lease from the Crown to George L Gordon, saddler of Muswellbrook. Lease taken up 10th November 1913. Executors for the estate of late George Leonard Gordon sold to William Stewart of Kayuga on 6th September 1927 for £372/10/-.²²⁸ William Stewart, farmer, sold to Gordon James Scriven 12th July 1943 for £800, but this price was for Portion 274 (149 acres) and Portion 275 (159 acres 1 rood).²²⁹ Gordon Scriven sold to RTCA. 							
DESCRIPTION OF SITE Site contains two structures: MP 18 Stock yards <ul style="list-style-type: none"> Simple structure of round bush posts and sawn slabs fixed to sides of posts. Contains ramp for loaded stock onto trucks, two small yards and race. MP19 Hay shed <ul style="list-style-type: none"> Constructed of round bush poles and sawn timber for rafters. Clad with corrugated iron, some of which is recycled from earlier buildings. Small building erected on one side. 							

²²⁸ Muswellbrook Shire Council, Notice of Transfer of Land 6/9/1927

²²⁹ Muswellbrook Shire Council, Notice of Transfer of Land 31/8/1943

PLANS & DRAWINGS



Plan 71: Part of the parish Ellis showing the location of MP18 & 19 on Portion 274

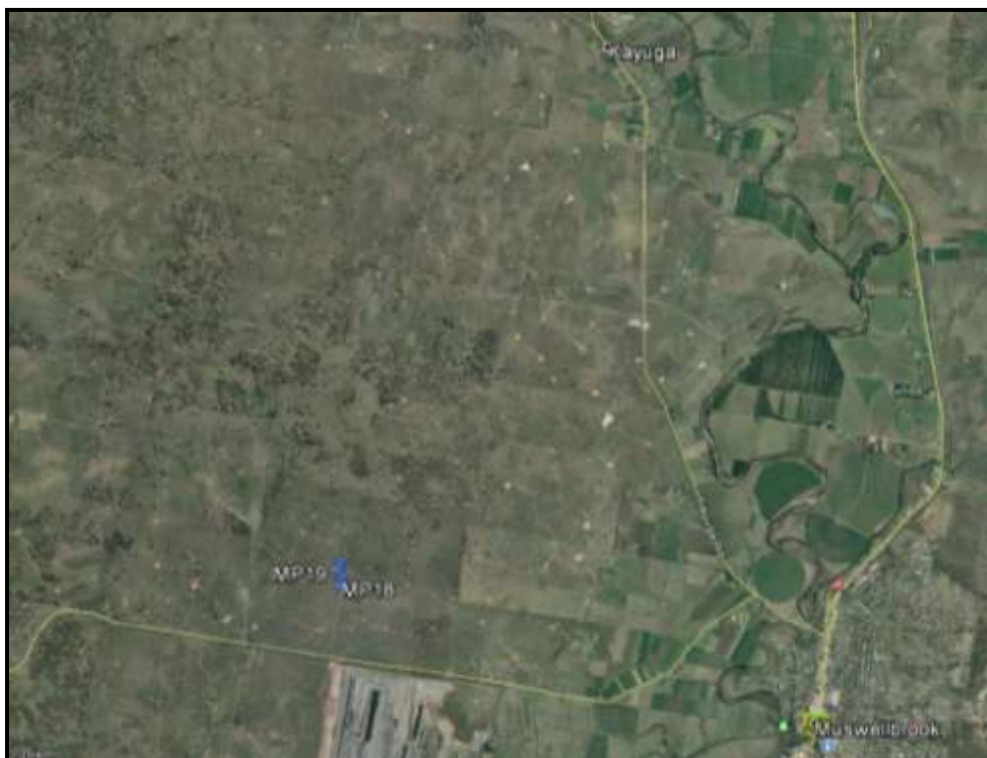
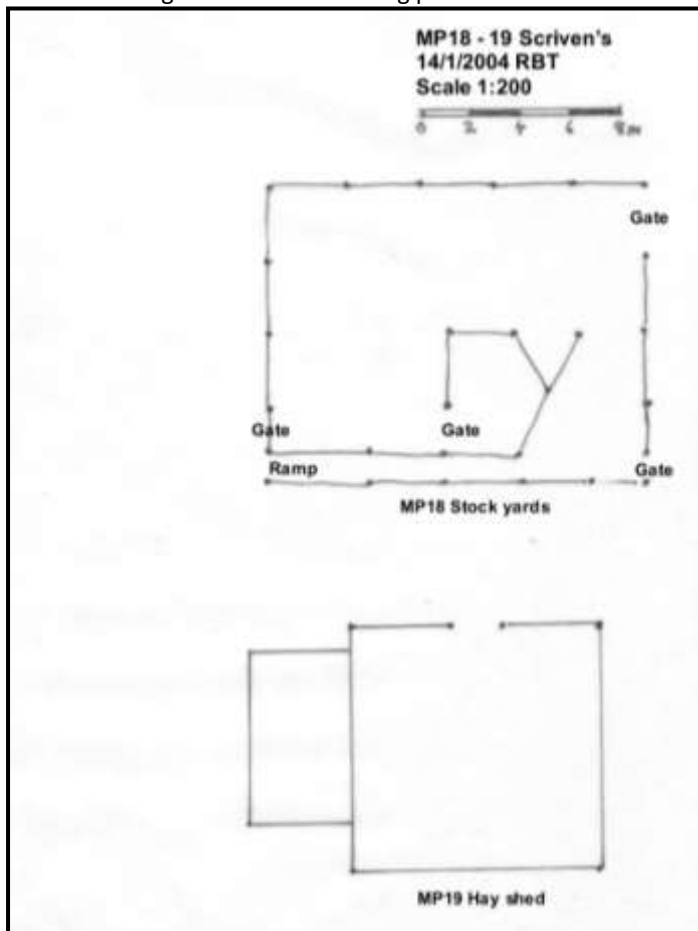


Plate 155: Google Earth view showing location of MP18 & 19 in relationship to Kayuga and Muswellbrook.



Plate 156: Google Earth view showing position of MP18 & 19 within the landscape



Plan 72: Drawing showing layout of yards and shed.

PHOTOGRAPHS



Plate 157: P46. View of stock yards looking south east. MP02 Skippen's in background.



Plate 158: P47. View of hay shed looking south east. Stock yards behind shed and MP02 Skippen's in background.

THEMES APPLICABLE TO THE SITE

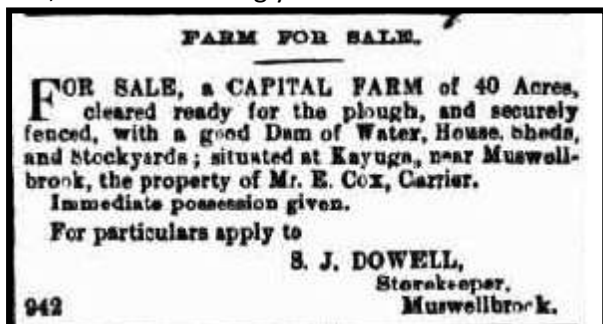
Pastoralism

HERITAGE CRITERIA APPLICABLE Criterion (a) Shows evidence of human activity.
LEVEL OF SIGNIFICANCE: Little
TYPE OF SIGNIFICANCE: Local
ARCHAEOLOGICAL POTENTIAL: No Action
STATEMENT OF SIGNIFICANCE The sites shows the design and methods of construction for a small set of stock yards and hay shed. Available or recycled material has been used where possible.
SITE MANAGEMENT RECOMMENDATIONS: Demolish when required

Site No.	MP20	Site Name	Kayuga Coal Mine				
Coordinates: 56H		Easting	297762		Northing	6433789	
Portion	92	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	No		Archaeological	Yes	
Architect		Unknown		Builder	Unknown		

HISTORICAL INFORMATION ON SITE

- This site looks at the ownership of the land and the development of a coalmine on the same area.
- 1867. Mr Edgar of Kayuga has opened a coalmine on the Negoa Estate about 12 miles from Muswellbrook. The seam is five feet thick and is being used by Muswellbrook blacksmiths.²³⁰ The exact location of this mine is unknown.
- Portion 92 was a sale by The Crown to Elijah Cox, date unknown.
- On 8th February 1877, E Cox of Kayuga offered his farm for sale. It is not know if the land sold, but the following year he declared he held no land.²³¹



- 1878. The following year it was reported that Elijah Cox, carrier, was insolvent, cause of insolvency was due to the death of 12 of his horses and he was unable to work as a carrier. He had debts of £94/14/3 and assets of £4/10/-.²³³ S J Dowell, storekeeper of Muswellbrook was one of the creditors of Elijah Cox, he submitted an account of the money owed which showed that in March 1877 Elijah Cox had purchased nails, iron (50 sheets), 48' guttering, 24' capping, gal screws, wallpaper, tacks and hinges with screws. It would appear Elijah Cox was erecting a building or extending an existing one. The purchase of wall paper is evidence it was for a domestic building. It was not until August 1877 that the account showed flour, tea, sugar, soap, starch, mustard and seeds.²³⁴ Cox claimed that the building material was for a house owned by his son and any property that people thought he owed was actually his son's. Would appear that he may have been hiding some assets.
- On 15th February 1886 Elijah Cox obtained freehold to his land, he had paid the Crown £50.²³⁵
- 1891. Elijah Cox, senior. An old and generally esteemed resident of Kayuga, died yesterday from heart disease, aggravated by a severe attack of influenza, from which he had been suffering for about a fortnight. The deceased, who had attained the age of sixty-seven years,

²³⁰ *Maitland Mercury* 9th November 1867

²³¹ State Records, Insolvency File No. 14034

²³² *Maitland Mercury* 8th Feb 1877

²³³ *Maitland Mercury* 27th April 1878

²³⁴ State Records, Insolvency File No. 14034

²³⁵ LPMA Vol. 779 Fol. 192

was one of the most industrious farmers in the village of Kayuga. Much sympathy is felt for his widow and six sons & daughters in their bereavement.²³⁶ He left an estate valued at £285/5/- which included land of 52 acres with house and garden of 100 fruit trees.²³⁷

- 1892. On 22nd March 1892, Mr W Weiss notified having started a coalmine at Kayuga on the late Mr E Cox's property. Three men employed and everything in good condition.²³⁸

Output & Employment in NSW Coal Industry

1892 – 1903 Kayuga, Portion 92, owner 1903-4 – Henry Hyronymous

Year	Tons Produced	Value £	Men Down	Men Top
1892	611	283	2	3
1893	607	266	1	2
1894	522	148	1	2
1895	602	175	1	2
1896	630	196	2	3
1897	690	198	1	2
1900	703	219	1	2
1901	758	237	1	2
1902	634	195	1	2
1903	539	169	1	2

- 1894. Notice that I, Mary Ann Cox of Kayuga, is the sole owner of the mine being worked by Weis Bros.²³⁹
- 1898. Kayuga coal mine, 850 tons mined, one male underground and one above ground.²⁴⁰
- 1899. Kayuga coal mine, 815 tons mined, one male underground and one above. H Hyronymous, owner, operating with a permit, mining upper series, shaft 16' in area, 66' deep (downcast). Shaft 11' area 58' deep (upcast). Ventilation natural in winter, small fire in summer.²⁴¹
- On 9th April 1901 Mary Ann Cox, widow of Elijah transferred the property to their son, Arthur James Cox.²⁴²
- 1910. Small fire in the mine, but it was quickly put out.²⁴³
- 1903. Kayuga coal mine reopened after being closed due to fire.²⁴⁴
- On 8th August 1906 Arthur James Cox leased the property to the Kayuga Coal Mining Co.²⁴⁵
- 1907. Kayuga coal mine, five men employed underground and four men above. Ventilation by furnace. Manager J Baker.²⁴⁶
- 1908. Kayuga coal mine, three men underground and two above. George C Blunt notified Department that A J Cox had been appointed manager and that the owners were Messrs Blunt & Co.²⁴⁷
- 1909. Kayuga coal mine, four men underground and two men above. Manager A J Cox, owner, Blunt & Co.²⁴⁸

²³⁶ *Maitland Mercury* 26th November 1891

²³⁷ State Records. Deceased estate file 20/40

²³⁸ Department of Mines, Annual Report 1892

²³⁹ *Maitland Mercury* 19th March 1894

²⁴⁰ Department of Mines, Annual Report 1898

²⁴¹ Department of Mines, Annual Report 1899

²⁴² LPMA Vol. 779 Fol. 192

²⁴³ *Muswellbrook Chronicle* 3rd March 1900

²⁴⁴ *Muswellbrook Chronicle* 23rd February 1903

²⁴⁵ LPMA Vol. 779 Fol. 192

²⁴⁶ Department of Mines, Annual Report 1907

²⁴⁷ Department of Mines, Annual Report 1908

- 1910. Kayuga coal mine, three men underground and one man above. Ventilation by furnace. 12th April, Cox notified Department of the start of a new shaft 8' x 4'.²⁴⁹
- 1911. Kayuga coal mine, Two men underground and one above. Natural ventilation and from 18th May, Herbert Fibbins, manager.²⁵⁰
- 1913. Kayuga coal mine, Natural ventilation, owner Kayuga Coal Co. Agent G C Blunt, manager H Fibbins.²⁵¹
- 1913. Edward Higgins, Parkinson advertised for sale by auction on 14th January, Portion 92 and 241 of 52 acres one rood. There was a cottage, hay shed and stables on the property. The property also contained the Kayuga Coal Pit in full working order with steel rails in the pit, up-to-date points and three shafts, 60 feet to coal with a 11' seam. No. 1 working shaft, 4' x 4' 65' deep; No. 2 air shaft 4' x 3' 65' deep and No. 3 shaft 8' x 4' 109' deep, new and thoroughly secure.²⁵²
- On 10th January 1914 it was announced that the sale had been cancelled.
- The Kayuga Coal Mining Co. held the lease until 28th January 1914 when it was surrendered.²⁵³
- The mine was re-advertised for sale on 18th February 1914. On 6th June 1914, the *Muswellbrook Chronicle* reported that the rails in the mine had been taken out and sold.
- 1922. J E Cane, Assistant Government Geologist inspected the Kayuga pit in 1908, he found a 12' seam being worked for local requirements.²⁵⁴
- 1923. Report that the Kayuga Coal mine, which was last worked about 16 years ago had been reopened to produce 50 tons. BHP is testing the coal to see if it is suitable for coke. Five men are at work on the site.²⁵⁵
- 1923. Kayuga coal mine, eight men employed underground and five above.²⁵⁶
- 1928. Kayuga coal mine, three men employed underground and two above.²⁵⁷
- 1929. Kayuga coal mine, five men employed underground and three men above. Operations suspended.²⁵⁸
- 1929. Arthur James Cox, miner of Muswellbrook, son of the late Elijah and Mary Ann Cox sold Portion 92 and 241 Parish Ellis to William Donald Quantrill, labourer of Kayuga for £500. The area was 52 acres 1 rood.²⁵⁹
- 1930. Report that work had resumed under new management. Mr O'Brien is the new owner who also has an interest in the Ravensworth Colliery.²⁶⁰
- 1940. *Muswellbrook Chronicle* of 7th June 1940 reported the death of Arthur James Cox of Muswellbrook. The late Mr Cox was 69 years old. He was a son of the late Mr & Mrs Elijah Cox. Prior to the deceased taking up residence in Muswellbrook about 20 years ago, he was employed at the Kayuga Coal mine of which he was one of the owners. He had established an orchard at Kayuga and carried on as an orchardist for several years.
- 1945. For sale by auction on 17th February 1945 a/c Mr W D Quantrill 52 acres 1 rood being Portions 92 and 241 in Parish Ellis. Well fenced and watered by dam.²⁶¹

²⁴⁸ Department of Mines, Annual Report 1909

²⁴⁹ Department of Mines, Annual Report 1910

²⁵⁰ Department of Mines, Annual Report 1911

²⁵¹ Department of Mines, Annual Report 1913

²⁵² *Muswellbrook Chronicle* 20th December 1913

²⁵³ LPMA Vol. 779 Fol. 192

²⁵⁴ Annual report, Department of Mines, 1922, p.96

²⁵⁵ *Muswellbrook Chronicle* 13th February 1923

²⁵⁶ Department of Mines, Annual Report 1923

²⁵⁷ Department of Mines, Annual Report 1928

²⁵⁸ Department of Mines, Annual Report 1929

²⁵⁹ Muswellbrook Shire Council: Notice of Transfer of Land. 28th January 1929

²⁶⁰ *Muswellbrook Chronicle* 11th Feb 1930

²⁶¹ *Muswellbrook Chronicle* 9th February 1945

- 1945. William Donald Quantrill, farmer of Kayuga sold Portion 92 and 241 to Leslie Richard Brotherton, farmer of Kayuga for £300.²⁶² Only improvements listed were fencing so all buildings and fruit trees on the land had been removed.
- Leslie Richard Brotherton held the land until 19th January 1954 when it was sold to William Alphonses Houlahan, grazier of Muswellbrook. Houlahan only held it for a couple of years and sold to Ronald Nepreure Wilkins on 24th January 1955. He did hold it for long and sold to Alan Malcolm Watt on 20th April 1956.²⁶³
- On 27th June 1958, Patrick Joseph Lonergan purchased Portion 92 and 241 from Alan Malcolm Watt.²⁶⁴
- Wayne & Pat Watts of Warrawee believe Brotherton sold to Watt, it then went to Pat Lonergan and was inherited by Wayne & Pat.²⁶⁵

DESCRIPTION OF SITE

The site contains very few standing features. The site is divided by a gully running roughly south to north. On the east side of the gully going from south to north the following were noted:

- Dam on gully
- Several posts that are mortised for rails
- Remains of a fireplace and broken bricks
- Post, block of concrete and piles of ash
- Depression – may be collapsed shaft
- Number of posts to the west of the depression near another open shaft
- Areas of coal fines

On the west side of the gully going from south to north:

- Post near the gully, this lines up with standing and fallen posts to the west and east
- Approximately 140 metres west of the gully is another depression – possible shaft
- Open timber-lined shaft. Remains of shaft with iron wheels
- Coal fines
- Dam and old trough
- Number of pepper trees on both sides of the gully

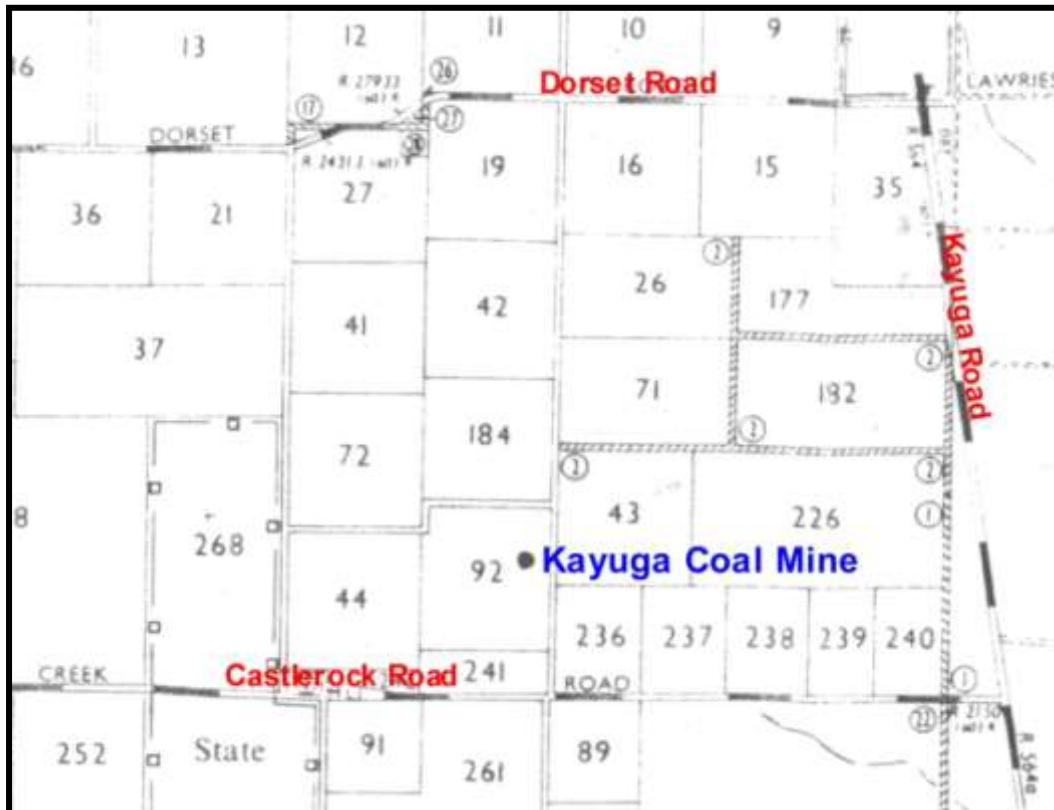
²⁶² Muswellbrook Shire Council: Notice of Transfer of Land. 13th April 1945

²⁶³ LPMA Vol. 779 Fol. 192

²⁶⁴ LPMA Vol. 7566 Fol. 207

²⁶⁵ R. Tickle, 2004, Mount Pleasant Oral History Project, pp. 100-108

PLANS & DRAWINGS



Plan 73. Part of the parish Ellis showing the location of MP20 on Portion 92.

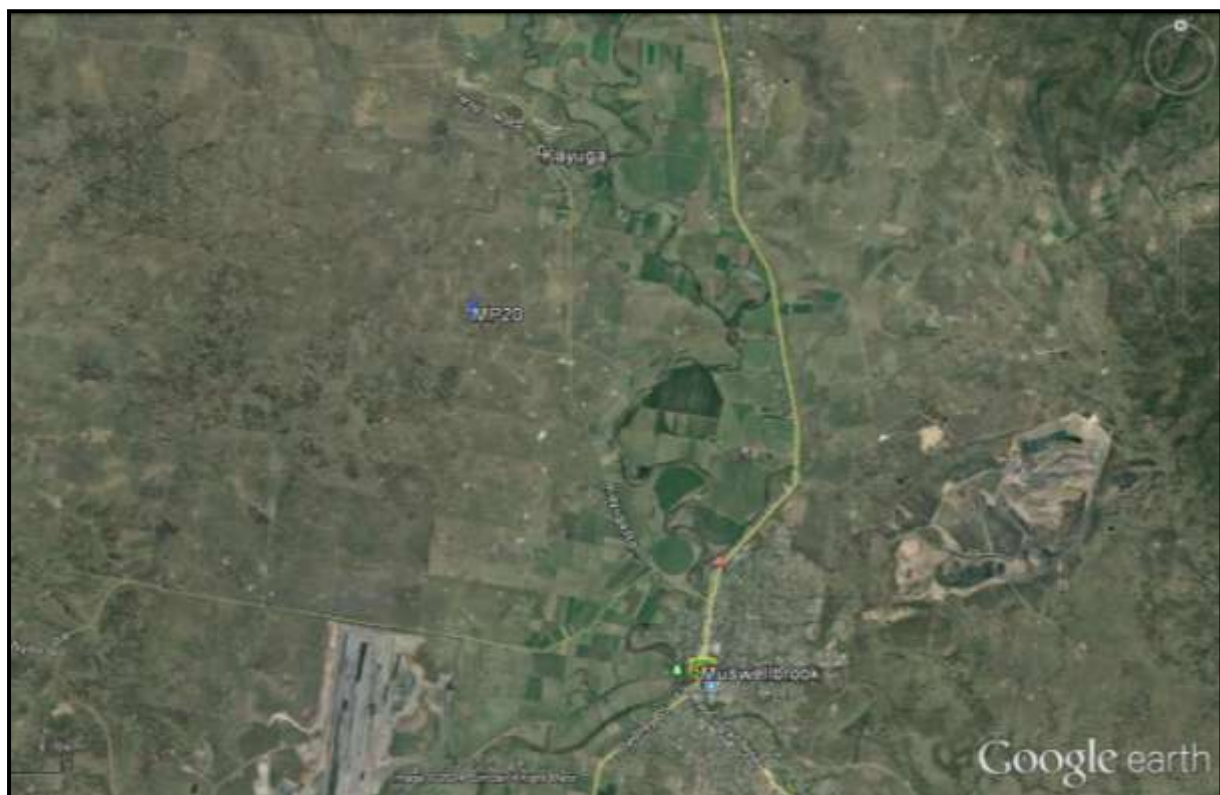


Plate 159. Google Earth view showing location of MP20 in relationship to Kayuga and Muswellbrook

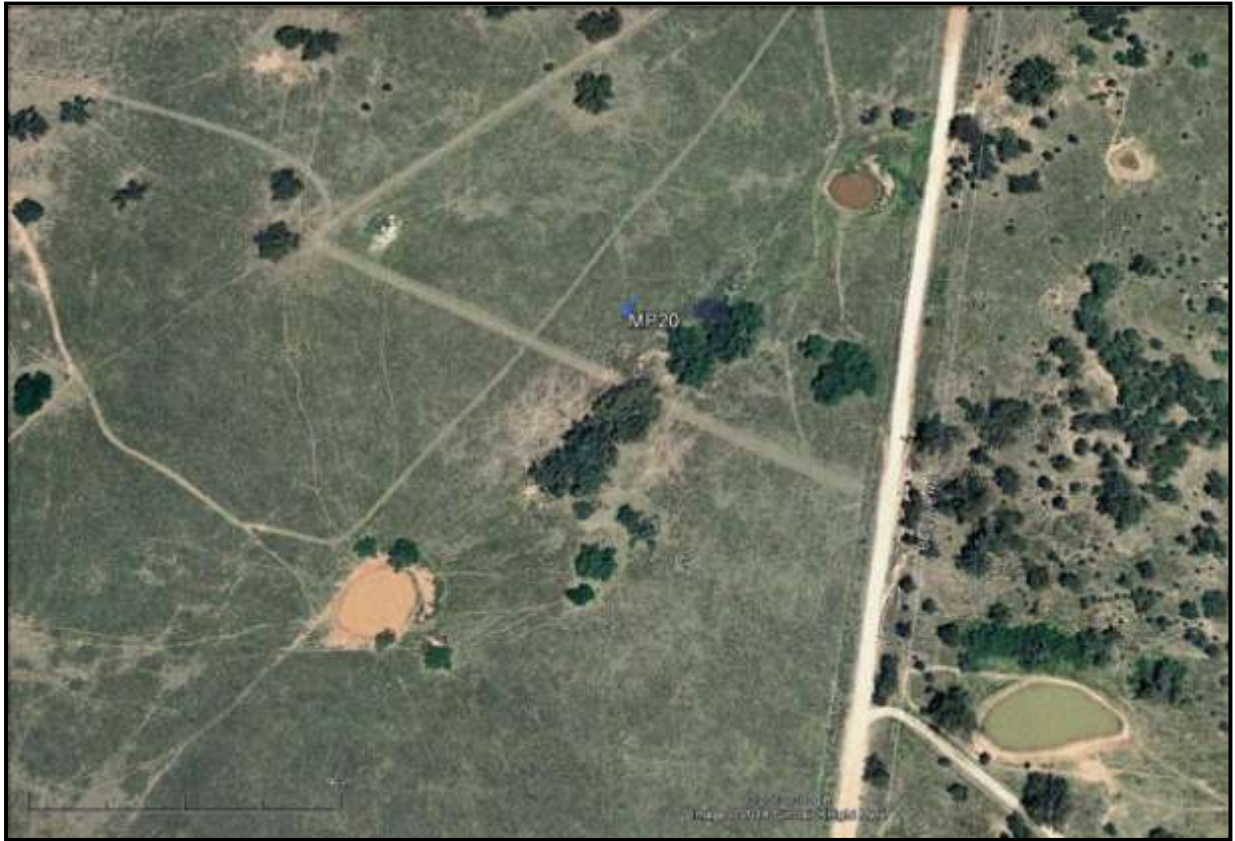
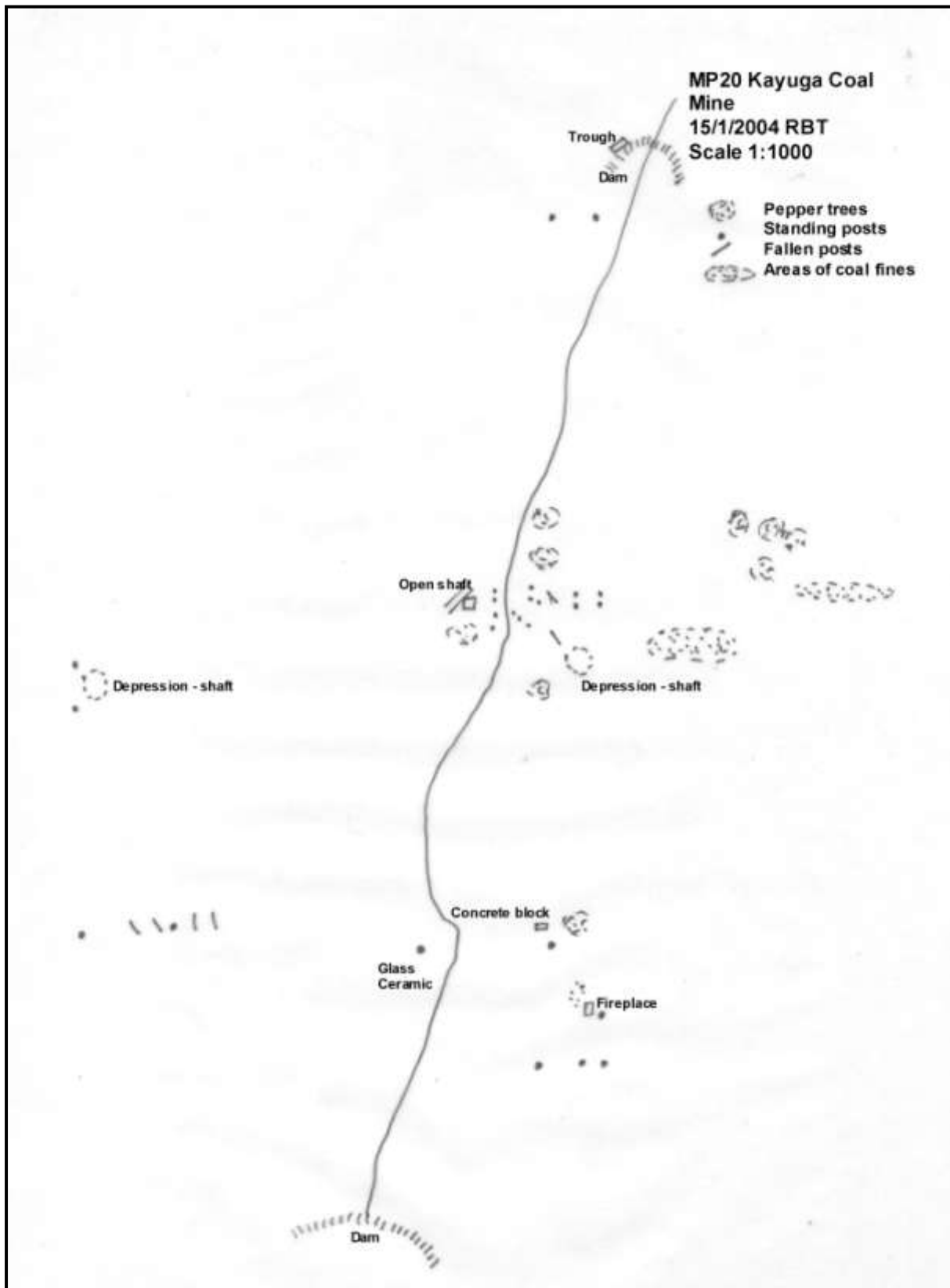
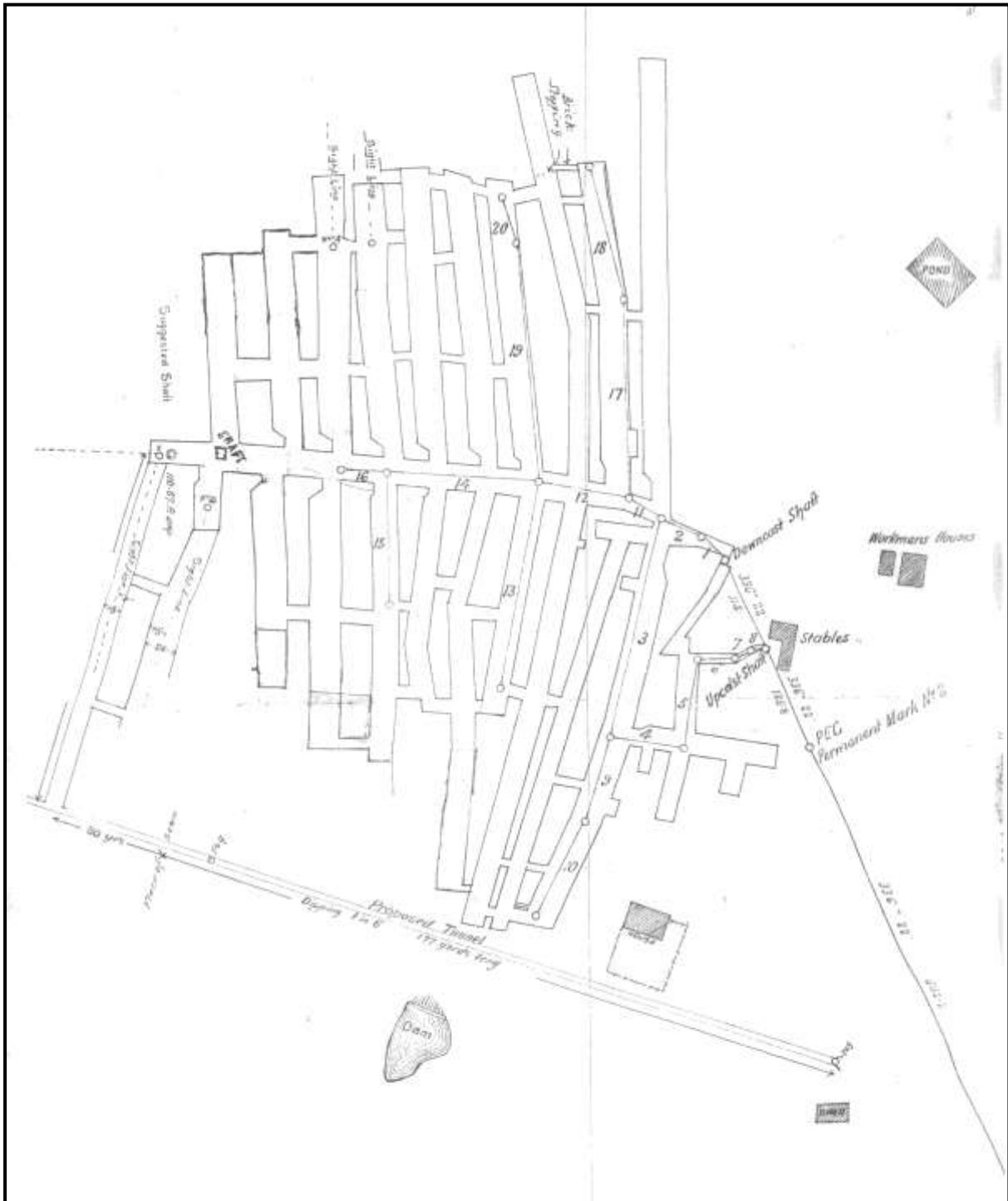


Plate 160. Google Earth View showing position of MP20 within the landscape



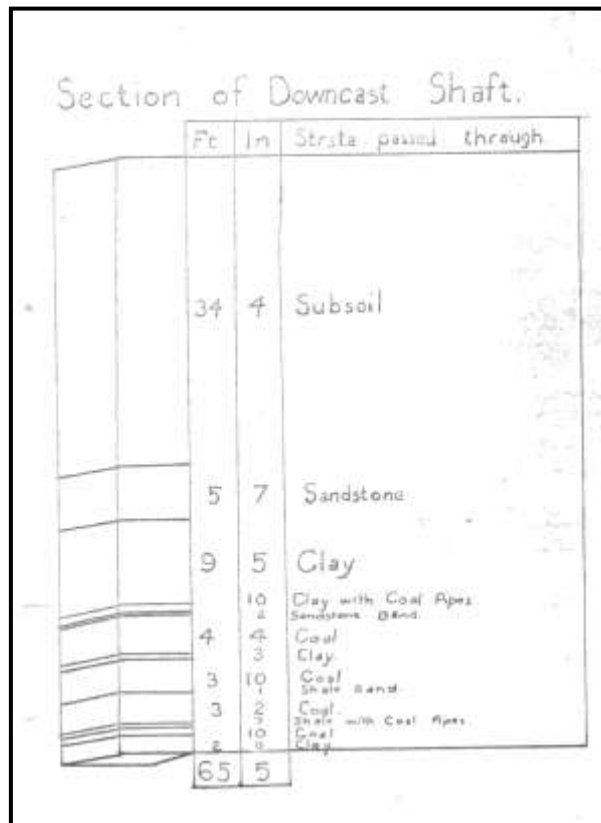
Plan 74. Drawing showing location of surface features within the area.



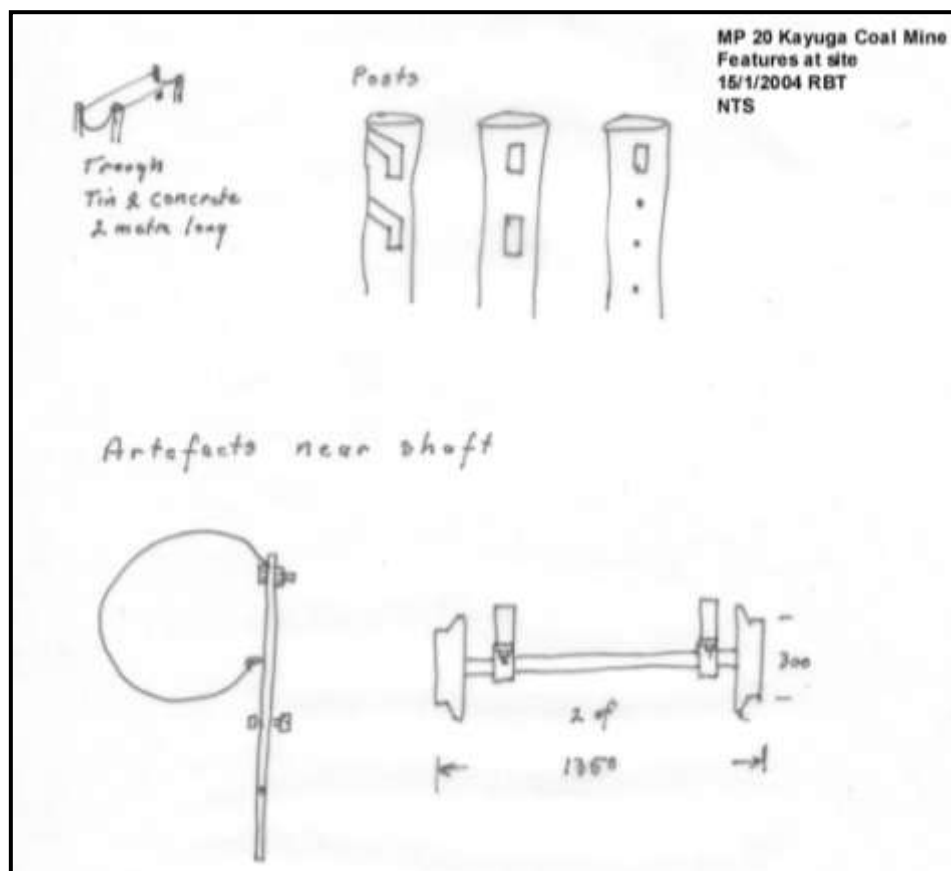
Plan 75. Plan of Kayuga Coal Mine in 1907. Original held by NSW Department of Mines.

Notation on plan states that it is a true copy of the mine abandoned 26th November 1907. W Humble 20th April 1919.

A second plan held by the Department of Mines shows the mine up to March 1930. Up shaft on above plan now the down shaft of 55 feet. Down shaft now winding shaft of 65 feet. Shaft to west now furnace shaft of 109 feet. Mine workings had expanded to the south of above.



Plan 76: Section of strata in downcast shaft, Kayuga Coal Mine, 1907. NSW Department of Mines.



Plan 77. Sketch of some of the features at the site

PHOTOGRAPHS



Plate 161. P01. View of open shaft. Two axles from skip at shaft.



Plate 162. P02. Looking west towards open shaft. Coal fines and remains of a structure in foreground.



Plate 163. P03. View of depressed area that may have been the site of a shaft.



Plate 164. P04. View of mortised posts, concrete block behind posts.



Plate 165 . P05. Remains of yards and base of chimney

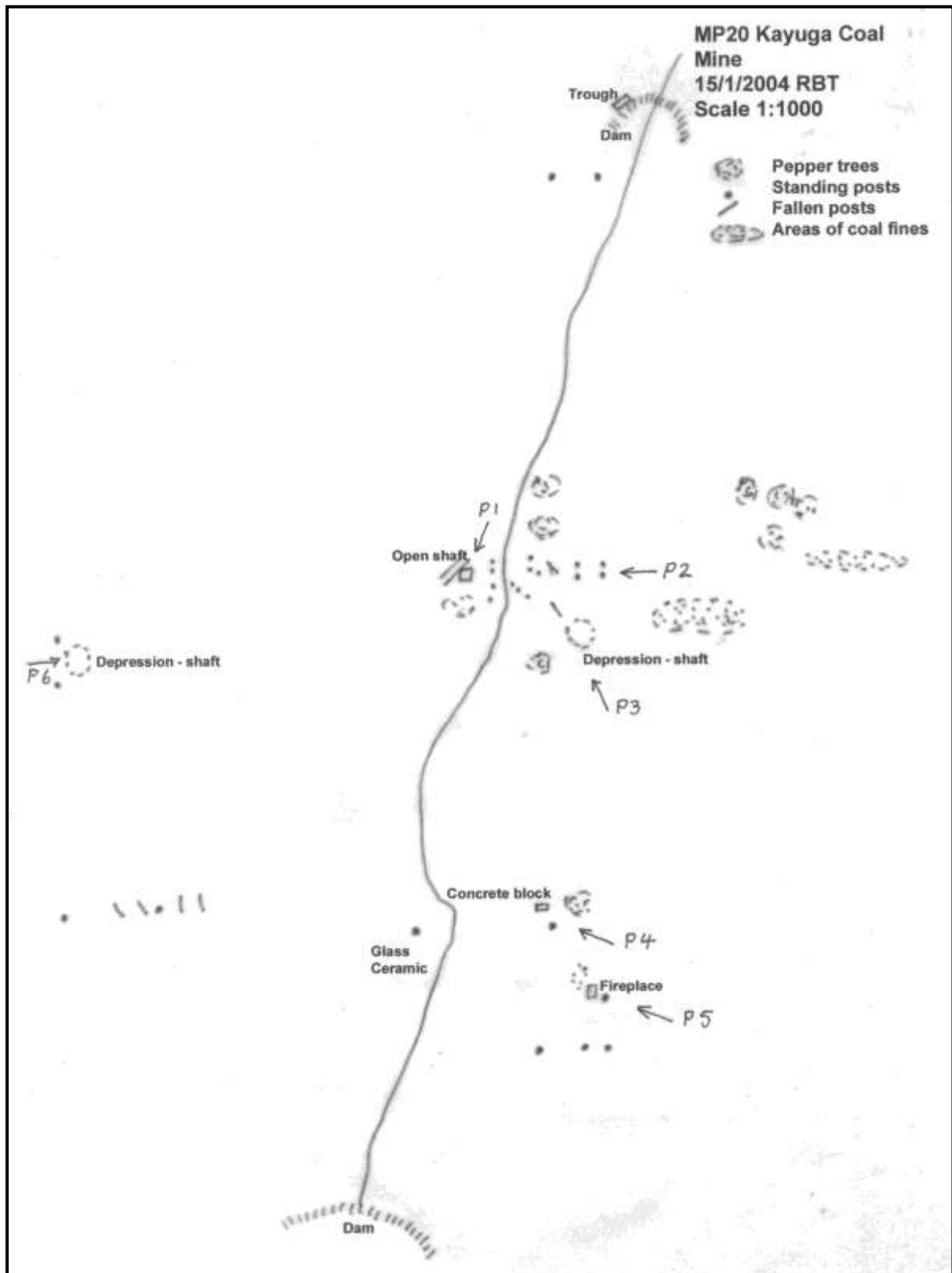


Plate 166. P06. Site of another depression that may have been a shaft. View to east.



Plate 167. Kayuga Coal Mine 1921. Samples being taken by BHP. L to R, Alf Devine, Frank Roser, Herb Fibbins, Fred Smith, Bob Tucker, Mac Bridge and Harry Passfield. Seated ? Jordan.²⁶⁶

²⁶⁶ *Muswellbrook Chronicle* 8th March 1963 – Early Coal Mining Ventures



Plan 78: Plan of site showing position and direction of photographer when each photograph was taken.

THEMES APPLICABLE TO THE SITE

Pastoralism
Farming
Mining

HERITAGE CRITERIA APPLICABLE**Criterion (a)**

The site shows evidence of significant human activity associated with very early coal mining in the Upper Hunter Valley.

Criterion (e)

The site has potential to yield new or further substantial scientific and/or archaeological information on how the surface activities were managed on a small primitive coalmine.

Criterion (f)

It has the potential to provide information on a human activity that is in danger of being lost. It is the last remains of a small coalmine in the Upper Hunter.

LEVEL OF SIGNIFICANCE: High

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Test Excavation Full Excavation

STATEMENT OF SIGNIFICANCE

The site may contain evidence of early farming practice by Elijah Cox as a carrier and orchardist. The site is exceptional as it retains considerable surface evidence of a small-scale coalmine that could date to the 1860s.

SITE MANAGEMENT RECOMMENDATIONS:

Test excavation to determine extent and location of features on 1919 mine map. Those features are the house, stables and workmen's house. This could lead to a full excavation of some features.

building are almost complete, which will make it much more convenient for the teacher. There was no mention of what the additions were.

- In 1906, the shingle roof was replaced with corrugated iron. Around this time the back rooms of the residence was extended eight feet, new veranda fitted, washhouse erected and the playground was levelled.
- In 1909 and 1911 tenders were called for a veranda plus alterations and additions to the school. It is not known if these were carried out.²⁷⁵
- In 1929, a new school building was erected back in Kayuga village, but a residence was not built so the old residence continued in use for four years. After that, the teacher resided in Muswellbrook.
- 16th September 1930 the Education Department reported it could see no need for a new residence close to the new school and it had no funds to repair the old residence.²⁷⁶
- 1938, Education Department called tenders for the purchase and removal of the old school residence. It is not known if it was sold then or who purchased it.²⁷⁷
- On 17th April 1969, the land was transferred from The Council of Education back to Crown lands.²⁷⁸

DESCRIPTION OF SITE

There is very little remaining on this site to determine the position of the school and residence.

- The present road is not on the original alignment. The old road made a sharp turn in front of the school and the formation is still clearly visible. This can be used to define the northern limit of the school grounds.
- Feature H, which are a set of gate posts appear to be in the school grounds but originally were the entrance to Portion 12 belonging to William Clayton. Post G was original part of the fence for this portion.
- There are a couple of posts that may define the school yard including two that have been squared. They have been the entrance off old Dorset Road.
- There are a number of depression in the area and guesses have been made for their function.
- A in the south east corner is a circular depression that may have been a well or a pit toilet.
- C may have been the site of the weather shed.
- D is of sufficient size to have been a tennis court.
- E consists of two depressions side by side, they may have been pit toilets.
- I is a concrete drain that runs across the grounds to a small pit, this has an outlet of earthenware pipe running to the north. The concrete drain is approximately 20 metres long.
- Just north of the drain is a stone base 1.8 x 1.3 metres that may have been the base of a chimney. There are a number of bricks lying around in this area.
- J is the underground tank that has been filled with rubbish. It is constructed of brick with at least three different frogs. This indicates that the bricks may have been recycled.
- West of the above feature there is an area of broken glass and ceramic.
- The iron grate of a stove was noted on the east side of the grounds.
- Trees in the area consist of pepper tree , iron bark and silky oak.

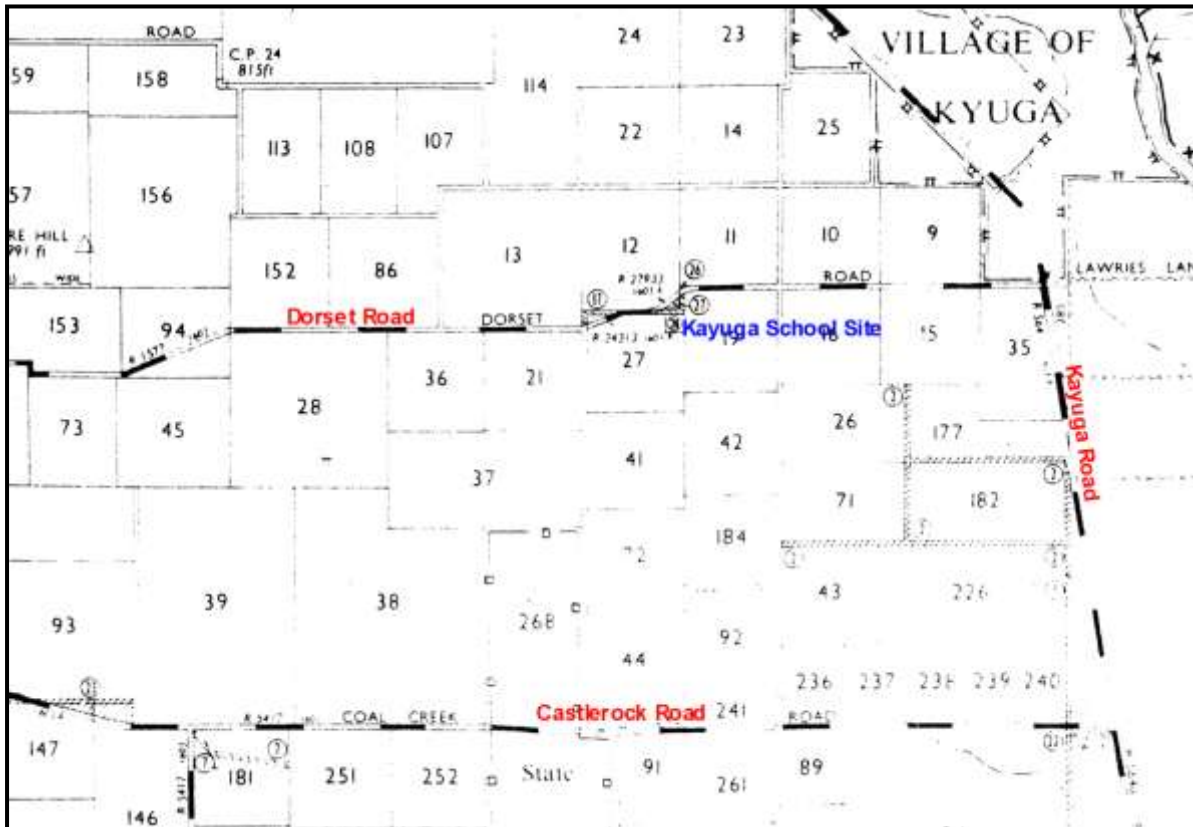
²⁷⁵ *Muswellbrook Chronicle* 6th March 1906 and 11th October 1911

²⁷⁶ *Muswellbrook Chronicle* 16th September 1930

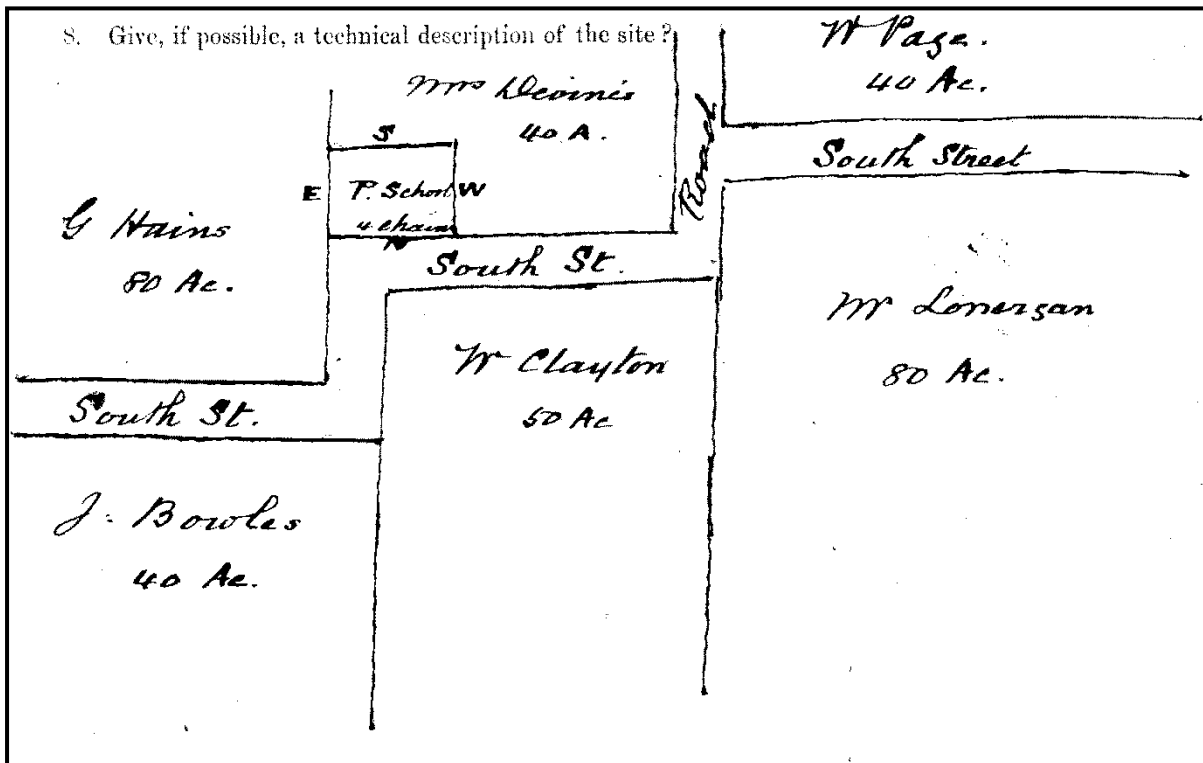
²⁷⁷ *Muswellbrook Chronicle* 15th February 1938.

²⁷⁸ LPMA Vol. 326 Fol. 79

PLANS & DRAWINGS



Plan 79: Part of the parish Ellis showing the location of MP21 on Portion 27



Plan 80: Sketch plan showing location of proposed school site on Portion 27. Draw by J Jones, Inspector of School, 7th June 1877. He has drawn the plan with south to the top and named Dorset Road as South Street. Plan clearly shows right angle turns in the road.

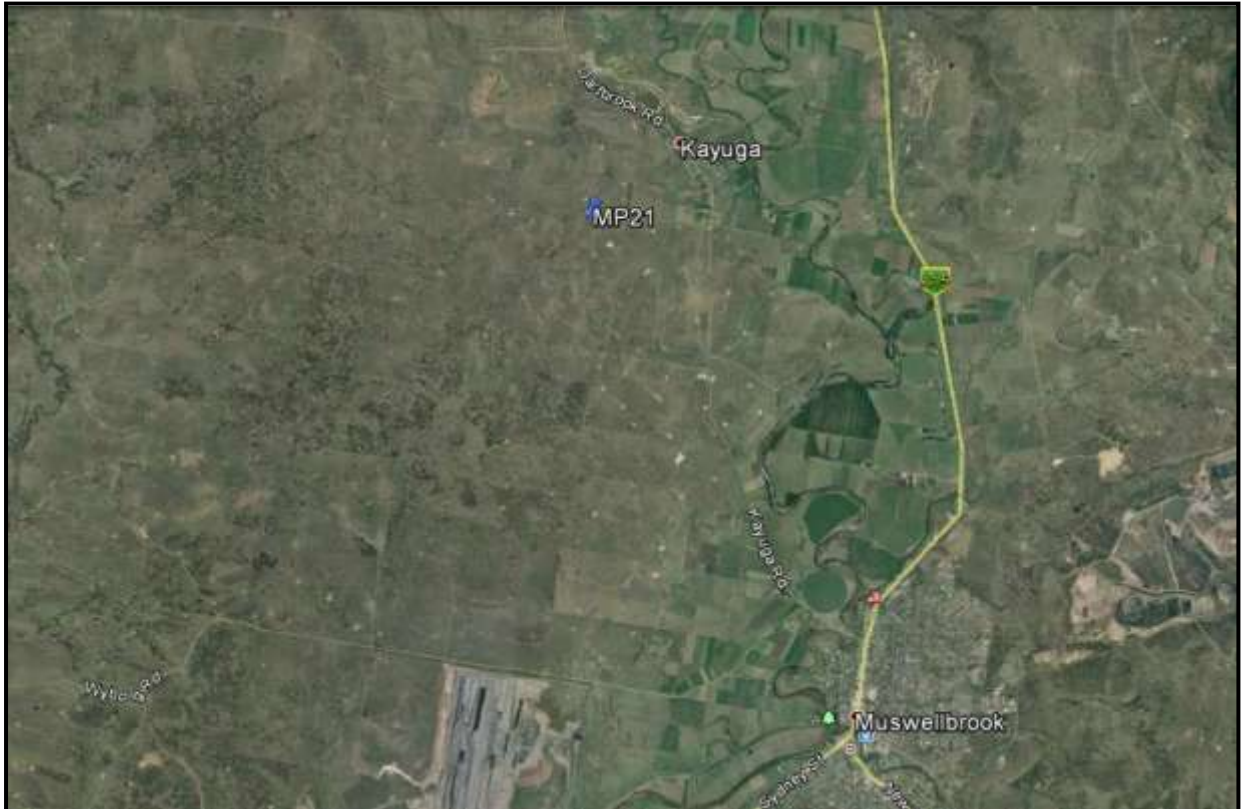
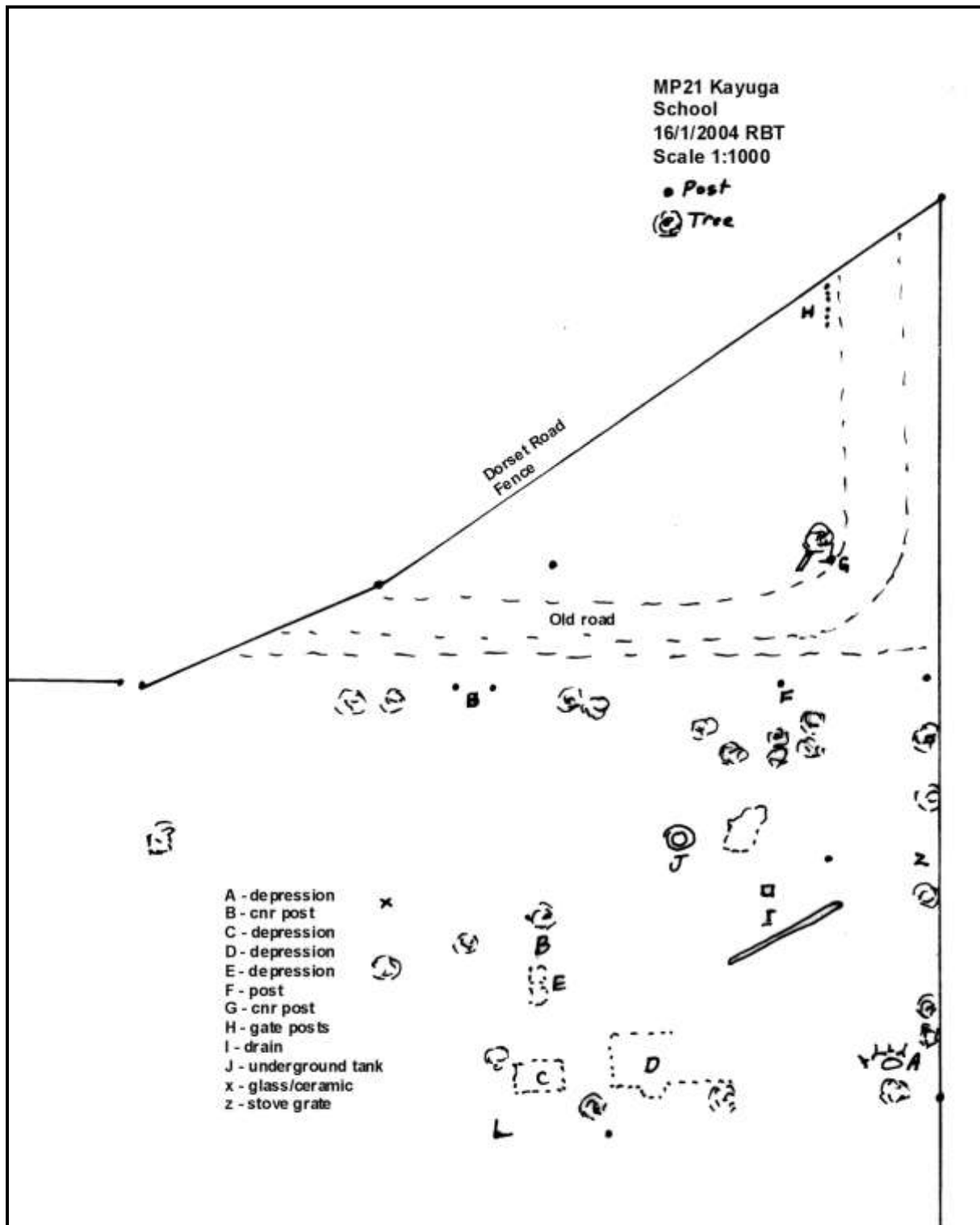


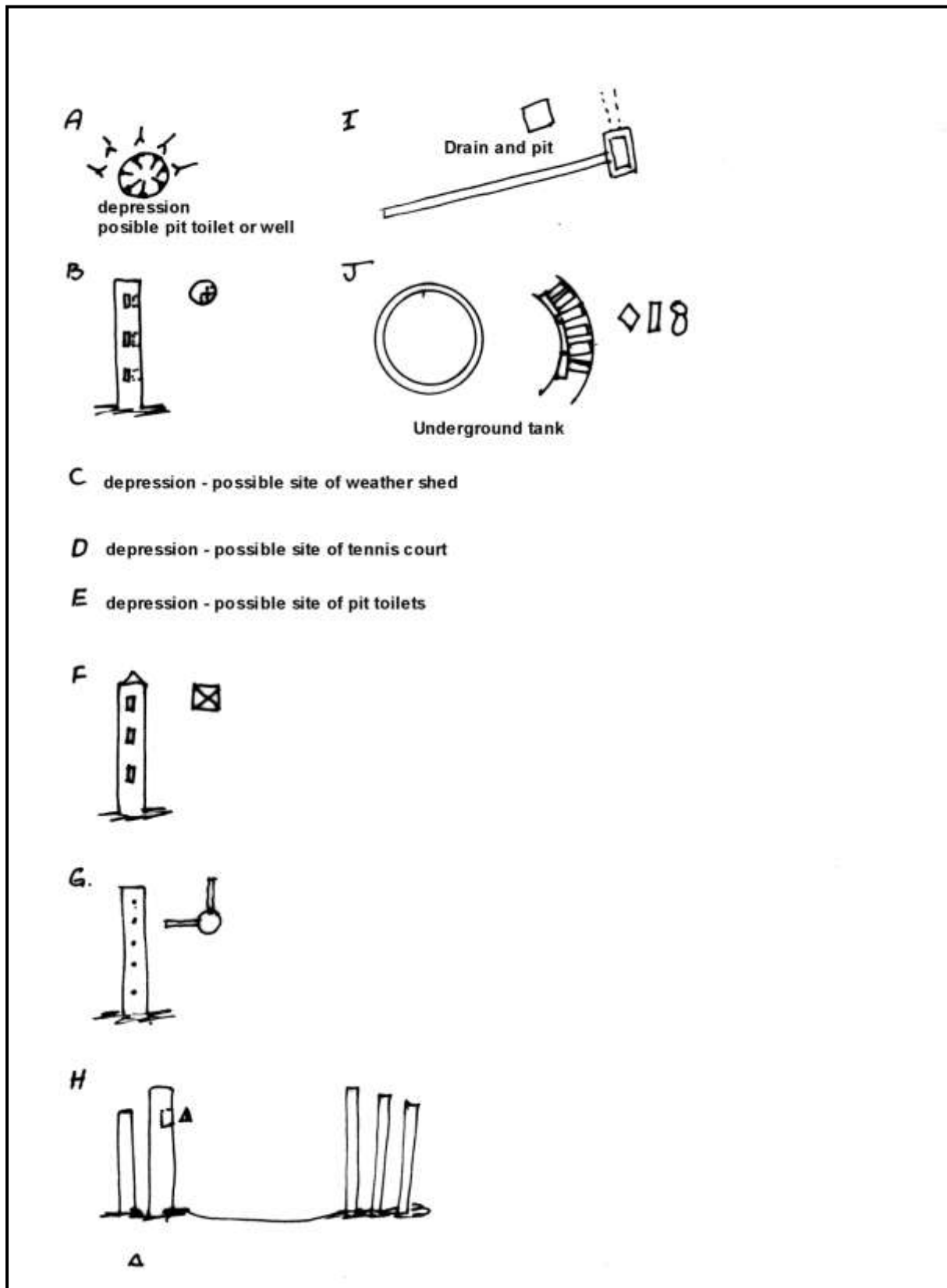
Plate 168: Google Earth view showing location of MP21 in relationship to Kayuga and Muswellbrook.



Plate 169: Google Earth view showing position of MP21 within the landscape.



Plan 81: Drawing showing location of surface feature within the area.



Plan 82: Detail of surface features within the area.

PHOTOGRAPHS



Plate 170: Kayuga Public School and residence. Date unknown.



Plate 171: Kayuga Public School – 1910. Mr J Morrissey, teacher.



Plate 172: P1. View west showing drain and sump.



Plate 173: P2. Open part of drain



Plate 174: P3. End of drain



Plate 175: P4. Possible base of chimney



Plate 176: P5. View of chimney base & bricks



Plate 177: P6. Underground brick tank.



Plate 178: P7. Possible area of pit toilets.



Plate 179: P8. Area of depression



Plate 180: P9. Area of depression, possible tennis court.



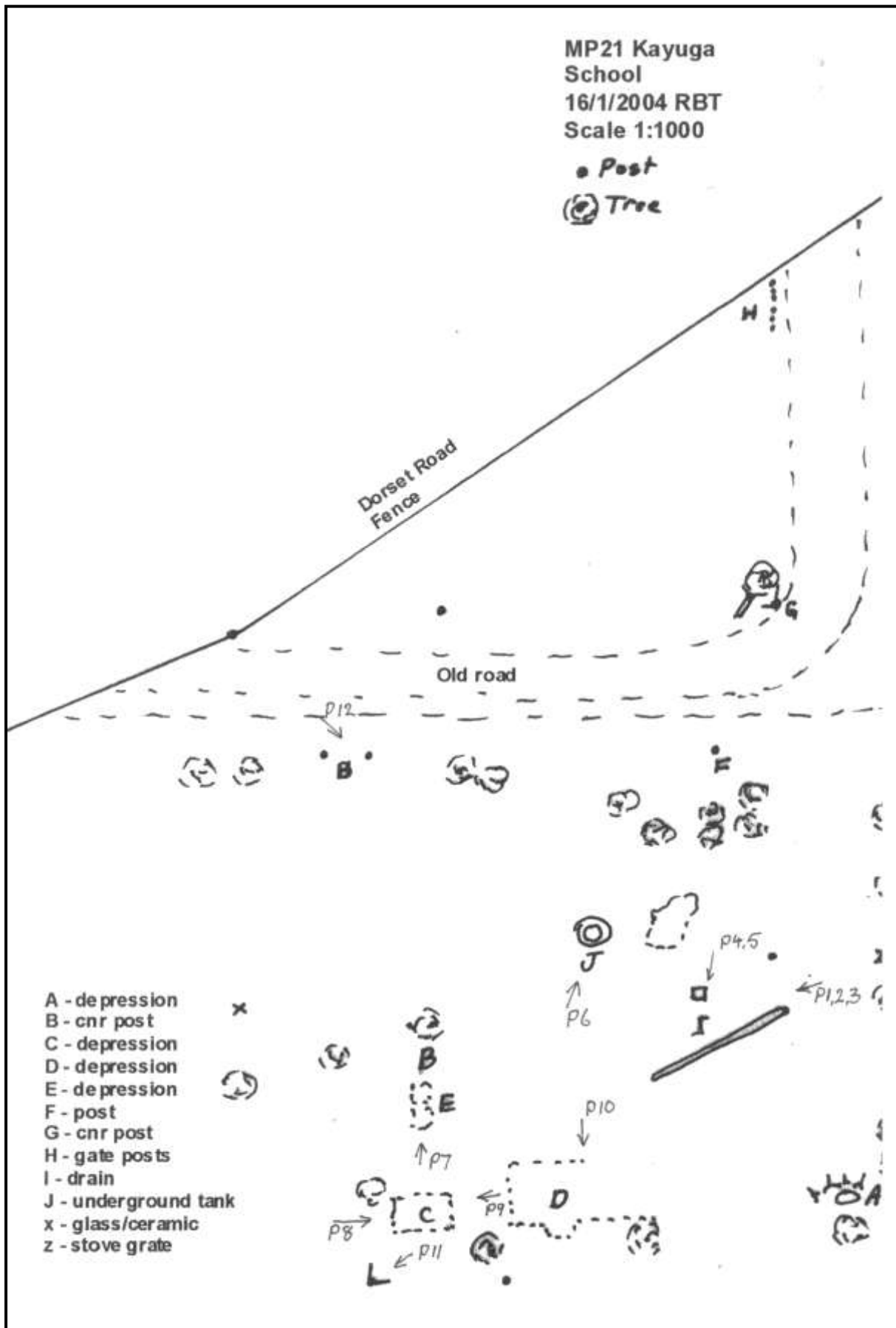
Plate 181: P10. Area of depression.



Plate 182: P11. Corner post for three rail fence.



Plate 183: P12. Post mortised for three rails, one post rotted off, may have been gateway to schoolyard from road.



Plan 83: Plan of site showing position and direction of photographer when each photograph was taken.

THEMES APPLICABLE TO THE SITE Education
HERITAGE CRITERIA APPLICABLE Criterion (a) The site is associated with significant human activity being the site of the Kayuga Public School for over fifty years. Criterion (b) The site has potential to show evidence of significant human occupation being the residence of the school teacher associated with the Public School. Criterion (d) It is important for its association with an identifiable group i.e. the small-scale farmers and settlers of the area. Criterion (e) The site has potential to provide evidence of past human cultures that is unavailable elsewhere. Small country schools with residence for the teacher no longer exist in this area. Criterion (f) The site shows rare evidence of significant human activity that was important to the community.
LEVEL OF SIGNIFICANCE: High
TYPE OF SIGNIFICANCE: Local
ARCHAEOLOGICAL POTENTIAL: Test Excavation Full Excavation In situ conservation
STATEMENT OF SIGNIFICANCE Intact archaeological sites of small country schools are becoming rare, especially one that operated on the same location for so long. Site is also unusual in that accommodation was provided for the teacher.
SITE MANAGEMENT RECOMMENDATIONS: If there is a possibility that the site will not be disturbed by mining then it should be preserved undisturbed i.e. in situ conservation. If the site will be disturbed then test excavating should be conducted to determine the extent of the site and if warranted followed by full excavation.

Site No.	MP22	Site Name	Smith's Clear Farm				
Coordinates: 56 H		Easting	297106		Northing	6434520	
Portion	44	Allot.		Sect.		DP	
Statutory Listing: No			Type	Homestead			
Non-Statutory Listing: Yes No			Type				
Type of Site		Building	Yes		Archaeological		
Architect		Unknown		Builder	Unknown		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">Portion 44 was taken up as a conditional purchase in 1870 by Elijah Cox.²⁷⁹Cox sold to Charles Smith on 14th March 1877, Smith also purchased Portions 237, 238, 239, 240 and 242²⁸⁰On 1st November 1881, he purchased part of the Ascot Estate.²⁸¹Charles Smith died 20th November 1898 aged 64. He had been a drover.²⁸²Charles Smith died intestate, Clear Farm passed to his widow, Jane Smith.²⁸³On 11th September 1923, Jane Smith sold 126ac 7 perches to her daughter Miss Hannah Gem Smith for £988/2/6. This consisted of Portion 44, 238, 239, 240, 242 and 29ac 1 rood and 7 perches of the Rosebrook subdivision.²⁸⁴Fanny Smith and Mary Brotherton, sisters of Hannah Gem Smith had agreed that she should have their share.²⁸⁵Hannah Gem Smith purchased Portion 268 of 81 acres from George Robert Gall on 3rd February 1926 for £243.On 15th August 1950 Portion 44 along with 238, 239, 240 and 242 were transferred to Errol Erling Ireland.²⁸⁶He sold Portion 42 and 44 to James Roy Wilkins on 26th Oct 1954.²⁸⁷Ireland sold to Alan Malcolm Watt, 20th April 1956. Watt sold to Patrick Joseph Lonergan 27th June 1958 and it was transferred to Wayne & Pat Watts on 7th November 1985.²⁸⁸Hannah Gem Smith died 30th November 1965 and is buried in the Muswellbrook Cemetery.Wayne & Pat lived at Clear Farm when first married.							
DESCRIPTION OF SITE							
The site contains a homestead and a number of outbuildings.							
<ul style="list-style-type: none">The homestead has been modified considerably since erected.Originally, it most likely consisted of a living area of four rooms surrounded by verandas with a kitchen block at the north west corner of the living area.It is not known when the original section was erected, most likely soon after Charles Smith purchased the land.The house has been extended to the north utilising corrugated iron, part of this was used as a laundry.The house sits on round posts (piers) with a sawn hardwood frame. Bearers are 140 x 60mm and joists are 90 x 85mm. Wall studs are 100 x 70mm, clad with wedge shaped hardwood							

²⁷⁹ State Records CP Register 7/2729

²⁸⁰ CP1870/3094

²⁸¹ Deposited deed 33586, Charles Smith

²⁸² C of E Muswellbrook Burial Register

²⁸³ *Muswellbrook Chronicle* 17th December 1898

²⁸⁴ Muswellbrook Shire: Notice of transfer of ratable land

²⁸⁵ LPMA Vol. 2120 Fol. 81

²⁸⁶ LPMA Vol. 3554 Fol. 189

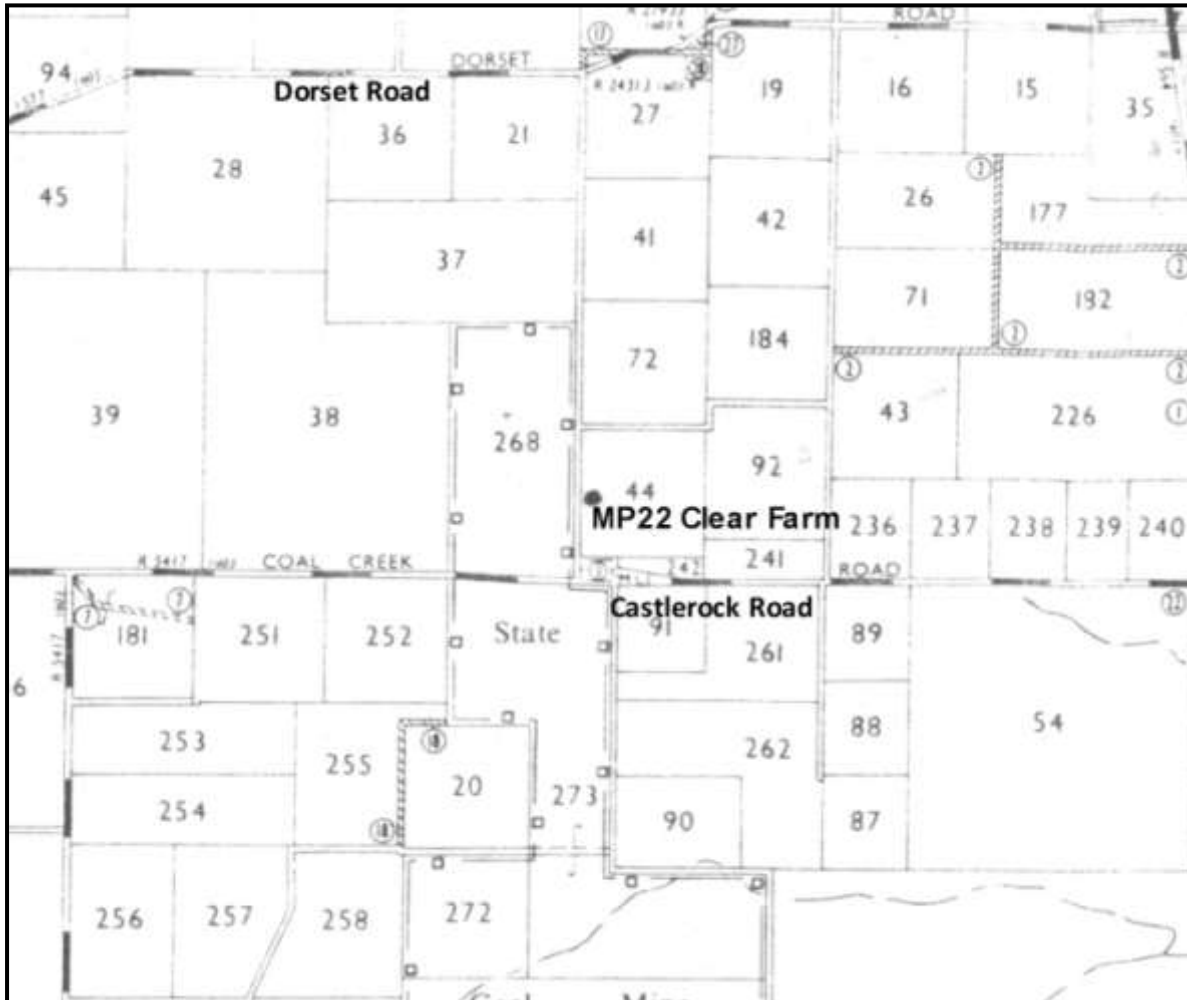
²⁸⁷ LPMA Vol. 6250 Fol 228

²⁸⁸ LPMA Vol. 6250 Fol 228

weatherboards.

- Ceiling height in main section is 3.1m and the kitchen is 2.7m.
- All rooms are lined with timber boards. Ceiling in original living area are Wunderlich sheet metal. (Wunderlich did not become common until after 1900 so perhaps there is timber lining under the Wunderlich).
- The north east corner of the veranda was closed in to create a bathroom and toilet.
- The area between the kitchen and living area has been closed in to create further rooms.
- There is a small shed to the south, which was the dairy. It has a small veranda on the east side. The building is constructed on a sawn timber frame clad with corrugated iron. It has a concrete floor. Has been painted or white washed inside. It has one window constructed of timber.
- Another small shed of slabs to the west.
- Two other sheds to the north, which are of much later construction.

PLANS & DRAWINGS



Plan 84: Part of the parish Ellis showing the location of MP22 on Portion 44.



Plan 85: Portions marked green indicate land owned by Hannah Gem Smith near Portion 44.

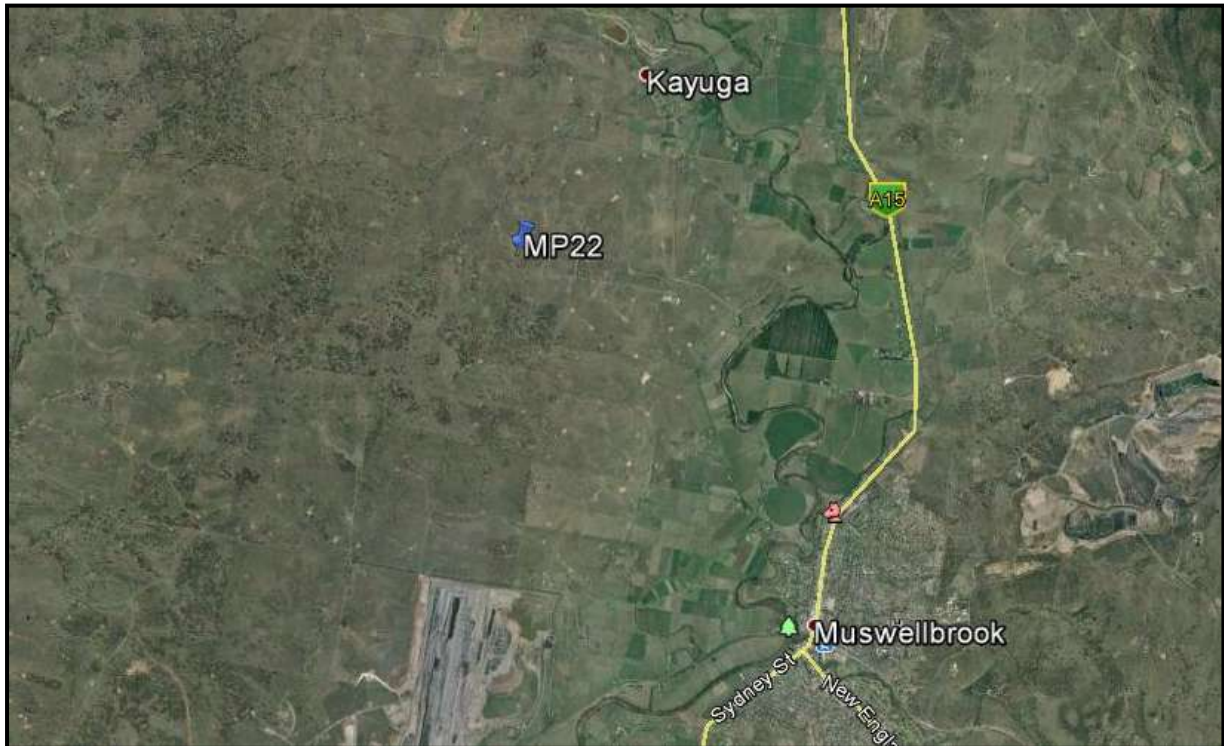
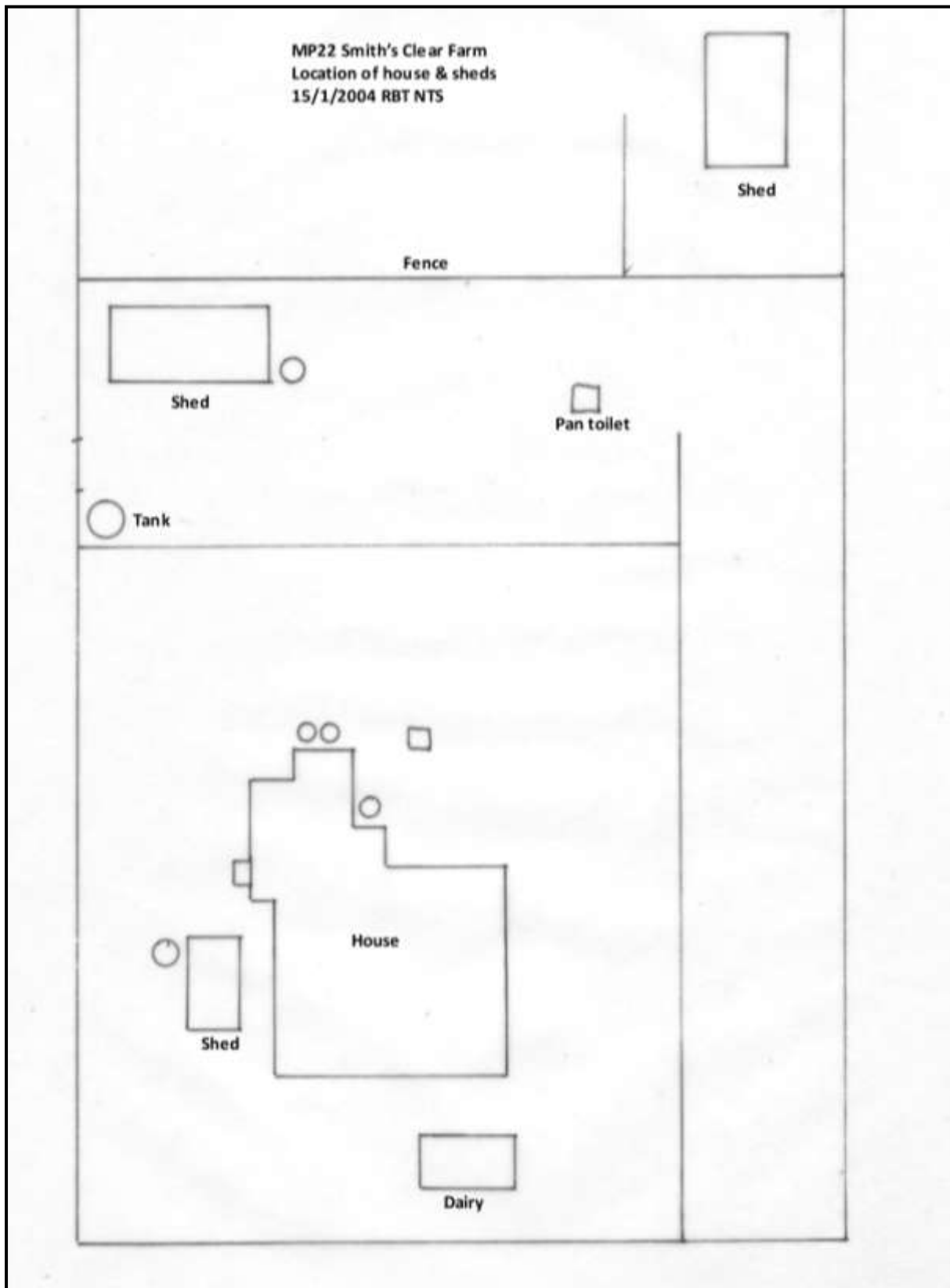


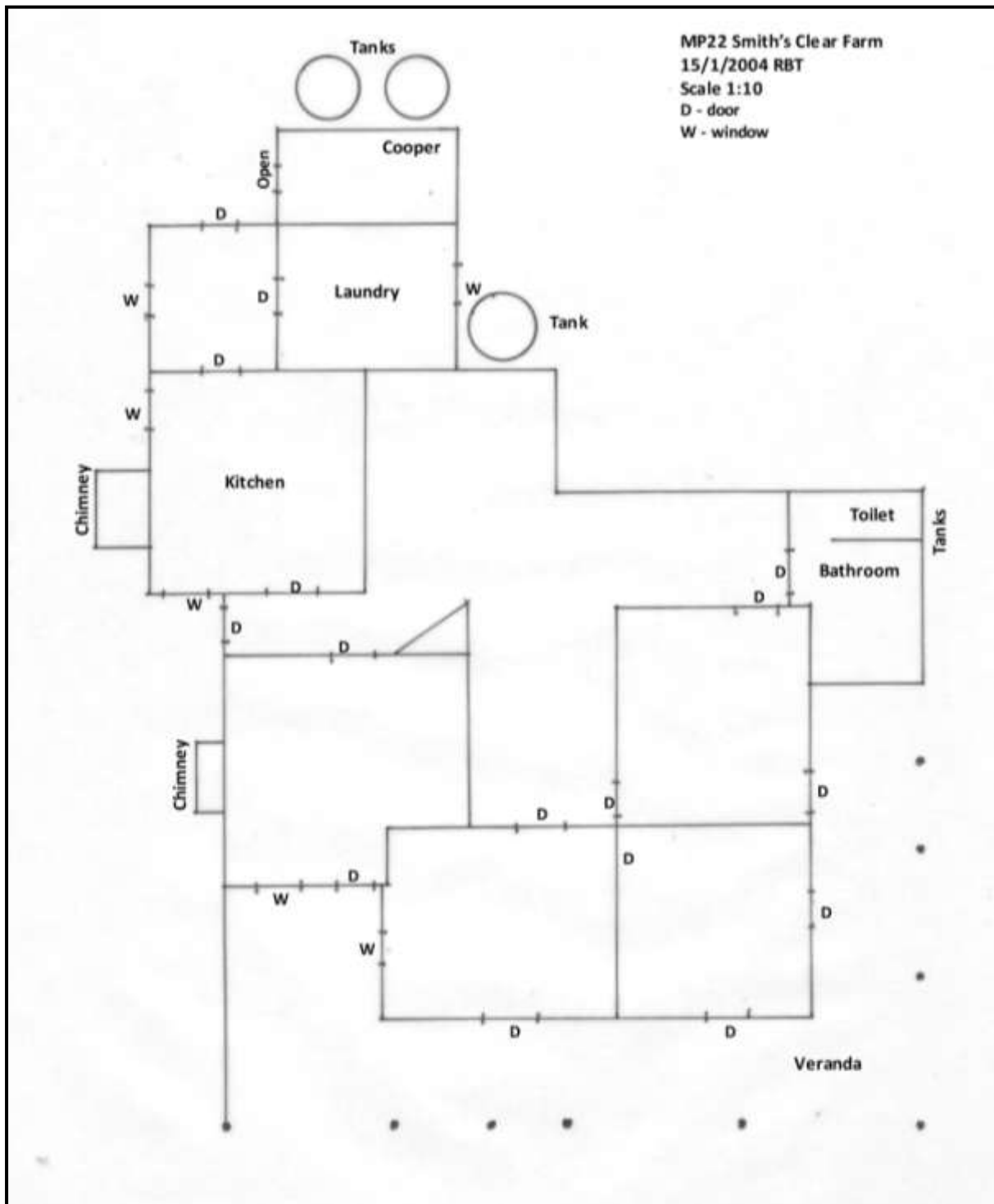
Plate 184: Google Earth view showing location of MP22 in relationship to Kayuga and Muswellbrook.



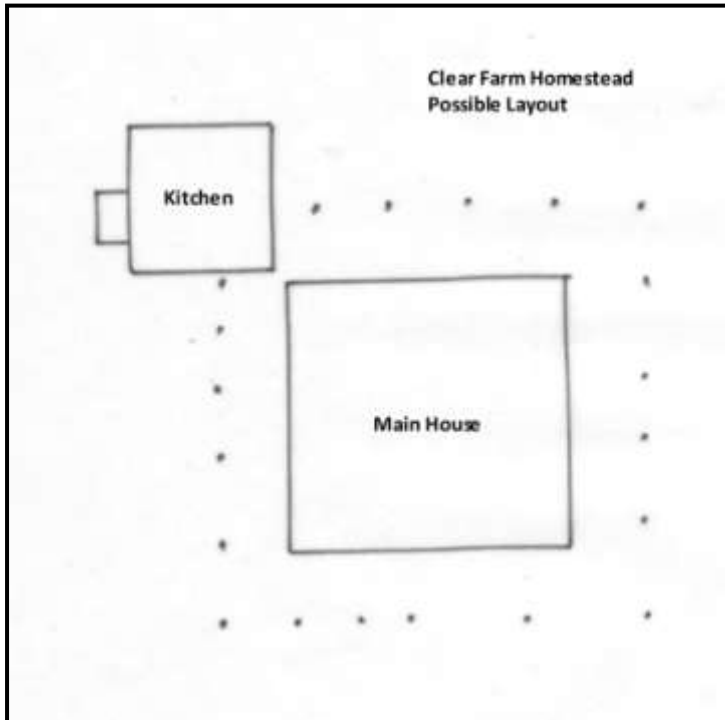
Plate 185: Google Earth view showing position of MP22 within the landscape.



Plan 86: Drawing showing location of feature within the area.



Plan 87: Plan of the house in its final form.



Plan 88: Possible layout for building when first erected.

PHOTOGRAPHS



Plate 186: P1. View of north west corner of house. Note block for mounting milk separator.



Plate 187: P 2. View showing east side of house.



Plate 188: P3. View of south east side of house. Dairy building on left.



Plate 189: P4. View of south side of the house.



Plate 190: P8. Slab shed to west of house.



Plate 191: P5. View of dairy building.



Plate 192: P6. Window in dairy. Trace of paint on walls.



Plate 193: P7. Early bath water heater.

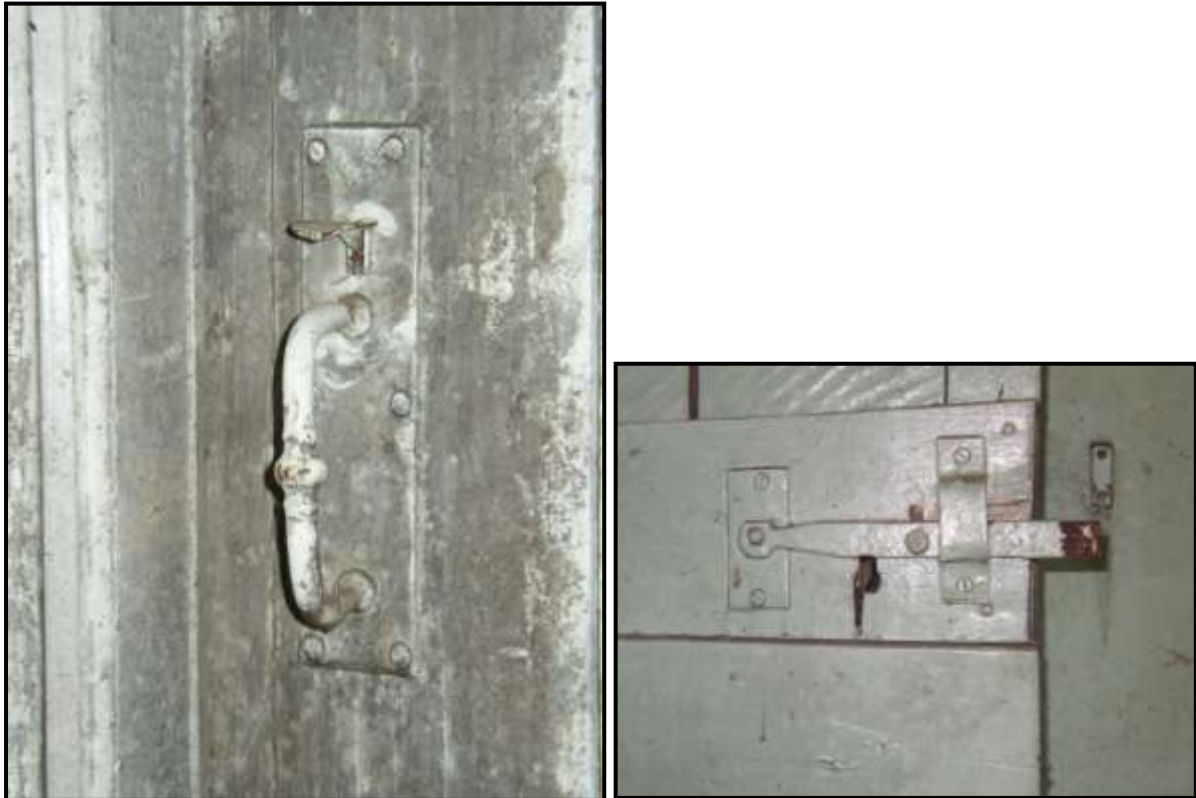
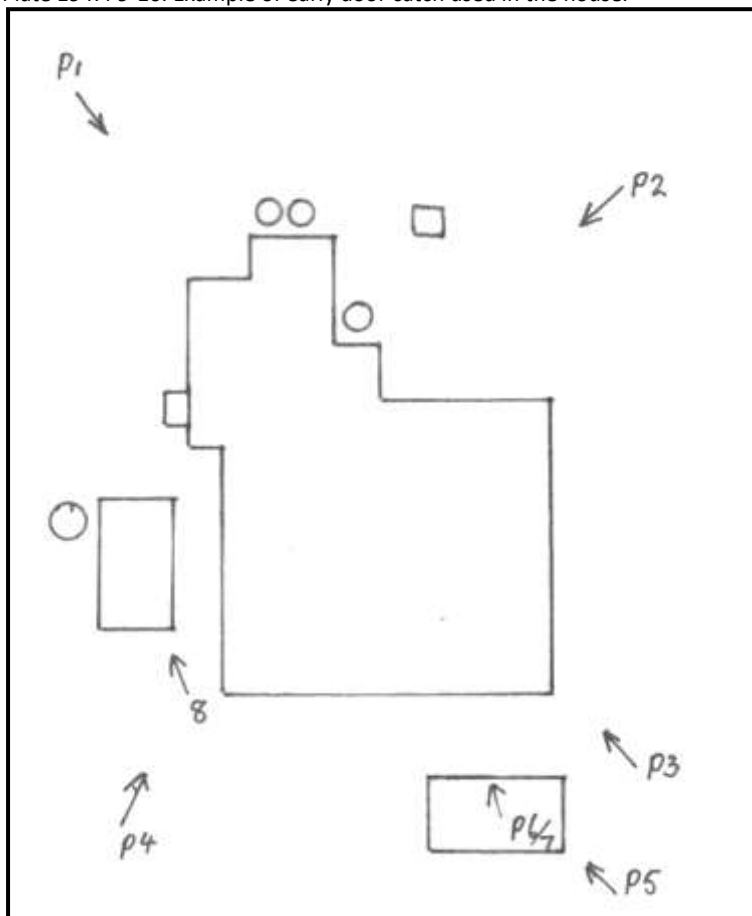


Plate 194: P9-10. Example of early door catch used in the house.



Plan 89: Plan of site showing position photographs were taken from with direction.

THEMES APPLICABLE TO THE SITE

Pastoralism

Farming

HERITAGE CRITERIA APPLICABLE**Criterion (a)**

The site is associated with significant activity that occurred after the introduction of the Robertson Land Act 1861.

Criterion (e)

The site has the potential to yield substantial scientific information about building methods and material for the period when it was erected.

LEVEL OF SIGNIFICANCE: Moderate

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Monitor

STATEMENT OF SIGNIFICANCE

The building is significant as an example of building style and methods that is no longer practiced.

SITE MANAGEMENT RECOMMENDATIONS:

The building is in very poor condition due to extensive damage by termites. It would not be possible to restore or relocate the building. When required the building should be demolished. The demolition should be monitored to extract further information on building methods and material.

Site No.	MP23	Site Name	Devine's				
Coordinates: 56 H		Easting	297512		Northing	6434211	
Portion	27	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	No		Archaeological	Yes	
Architect		Unknown		Builder	Unknown		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">On 20th September 1866, George Devine jnr (also known as George Michael Devine) purchased Portion 27 (40 acres) from the Crown for £40. Deeds issued 5th Sept 1878.²⁸⁹ George Michael was only 16 when this purchase took place. His parents owned several small parcels of land within the village of Kayuga, but it appears that they erected a house on Portion 27.Over the next few years, George jnr purchased Portion 41 and 72, both of 40 acres each.George snr died 21st June 1871 and in his will (which was not registered) he left his estate of 3 acres 2 roods and 22.5 perches being allotments 1, 2 and 7 Section 10 in Kayuga village to his ten children with his wife retaining a life interest.²⁹⁰ He held no interest in Portion 27 though he may have lived there, as the allotments in Kayuga had no buildings on them.It would appear that Charlotte Devine lived at Portion 27 until her death. The <i>Muswellbrook Chronicle</i> carried the following report: The late Mrs Devine, whose death we recorded last week, had resided at Kayuga about 42 years. Her husband died 41 years ago, leaving her with a large family to bring up, the youngest of whom was born six days after his father's death. During her long residence in the district, Mrs Devine gained the respect of all who knew her. Three years ago, she was afflicted with paralysis and lost the use of one arm and all her left side, and could only get about in an invalid's chair. The last few weeks she rapidly sank, but was only confined to her bed for a week. Deceased left a family of seven sons and three daughters, all of whom were present at her bedside when the end came. The eldest son is 64 years and the youngest 41 years.²⁹¹During her life and later the Devine's ran a small store from this house.George jnr may have conducted a dairy from this property as he played a large role in the development of the Kayuga Creamery.George jnr retained the land until his death in 1932. Mr George Devine, a highly respected resident of Kayuga, died at Brentwood Hospital yesterday, at the age of 82 years. Deceased had resided for over 60 years at Kayuga where he followed farming pursuits, and until some years ago, conducted a business as a storekeeper in a small way. For over 30 years, he was one of the trustees of the Kayuga Recreation Ground, and was secretary and later director for many years of the Kayuga Creamery, when that business was in operation. He was a keen lover of sport, and in his early days was a prominent member of the local cricket club. For many years he acted as Kayuga correspondent for the '<i>Chronicle</i>'. Three brothers and one sister, viz., Messrs Charles and Ernest Devine (Muswellbrook) and Mr Oliver Devine (Boggabri), and Mrs Cracknell (Kayuga) survive deceased.²⁹²In June 1932 the property was valued for death duties, the improvements were described as old slab cottage of five rooms and kitchen along with two sheds, a dam and fencing – total £115.²⁹³							

²⁸⁹ LPMA Vol. 314 Fol.83

²⁹⁰ George Michael Devine, State Records DEF 20/1676

²⁹¹ *Muswellbrook Chronicle* 15th June 1912

²⁹² *Muswellbrook Chronicle* 17th June 1932

²⁹³ George Michael Devine, State Records DEF 20/1676

KAYUGA PROPERTY.

For Auction at Muswellbrook.

FRIDAY, 28th. OCTOBER.

AT 2.30 P.M.

EDWARD HIGGENS, PARKINSON
 & CO. have received instructions from Executors in Estate Late **George Michael Devine** to sell by Public Auction at THEIR OFFICES on above date, that desirable little Property near Kayuga, being **Portions 27, 41 & 72, Parish of Ellis, County of Brisbane**, comprising 116 Acres, 2 Roods Freehold. The Improvements consist of Cottage of 5 Rooms and Kitchen, Sheds and Dam. Terms: 25 per cent. on signing of Contract, balance on completion.

INSPECTION CAN BE ARRANGED ON APPLICATION TO AUCTIONEERS.

R. G. D. FitzGerald & Co.,
 Muswellbrook.
 Solicitors to Estate.

294

-
- On 25th November 1932, the *Muswellbrook Chronicle* reported that Patrick Vincent Casey had purchased the property at auction. The Notice of Transfer of Land indicates he paid £996/1/6 for the property.
- Later, on 30th March 1966 the property was transferred to Bridget Mary Lonergan and then on 19th August 1985 to Wayne & Pat Watts.²⁹⁵

DESCRIPTION OF SITE

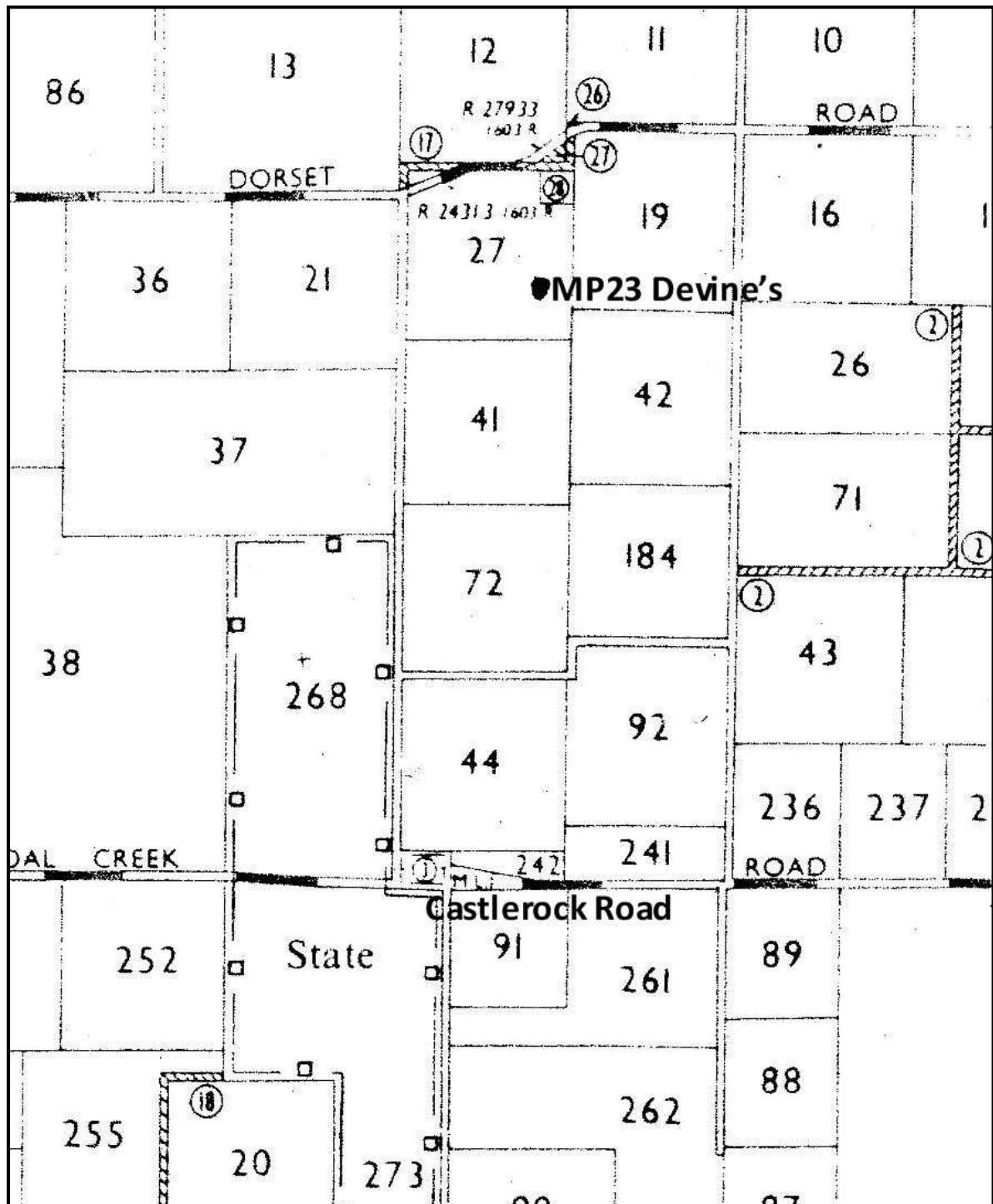
There is very little left to understand how the site functioned.

- The most noticeable feature is the underground tank; it is constructed of brick and plastered on the inside. It is 2.7 metres in diameter and 3 metres deep.
- There are five depressions. Two may be the site of pit toilets.
- There is one raised area, possible site of a tennis court or the site of a building with dirt floor.
- Two piles of bricks and stones, which may have been the base of chimneys.
- Scatter over the site is the remains of a cast iron stove, parts of a plough, glass, camp oven, parts of iron bed frames.
- The stove is marked 'D Sim Maker Morpeth. Australian Range.
- Number of posts and rails that could have been parts of yards and or sheds.
- Area 4 on Plan may have been a shed, one post standing at 2.4 metres high with sections cut out for rails. Area 5 may also have been a small shed on piers.
- Area 6 may have been a shed while area 7 may have been stockyards.
- Mature pepper trees and old pomegranates.
- There appears to be the remains of a track/road through the site.
- Pat Watts believes twin children from the Cracknell family were buried to the west of the house.

PLANS & DRAWINGS

²⁹⁴ *Muswellbrook Chronicle* 14th October 1932

²⁹⁵ LPMA Vol. 1136 Folio 82



Plan 90: Part of the parish Ellis showing the location of MP23 on Portion 27. Portions 72 and 41 were also owned by George Devine.

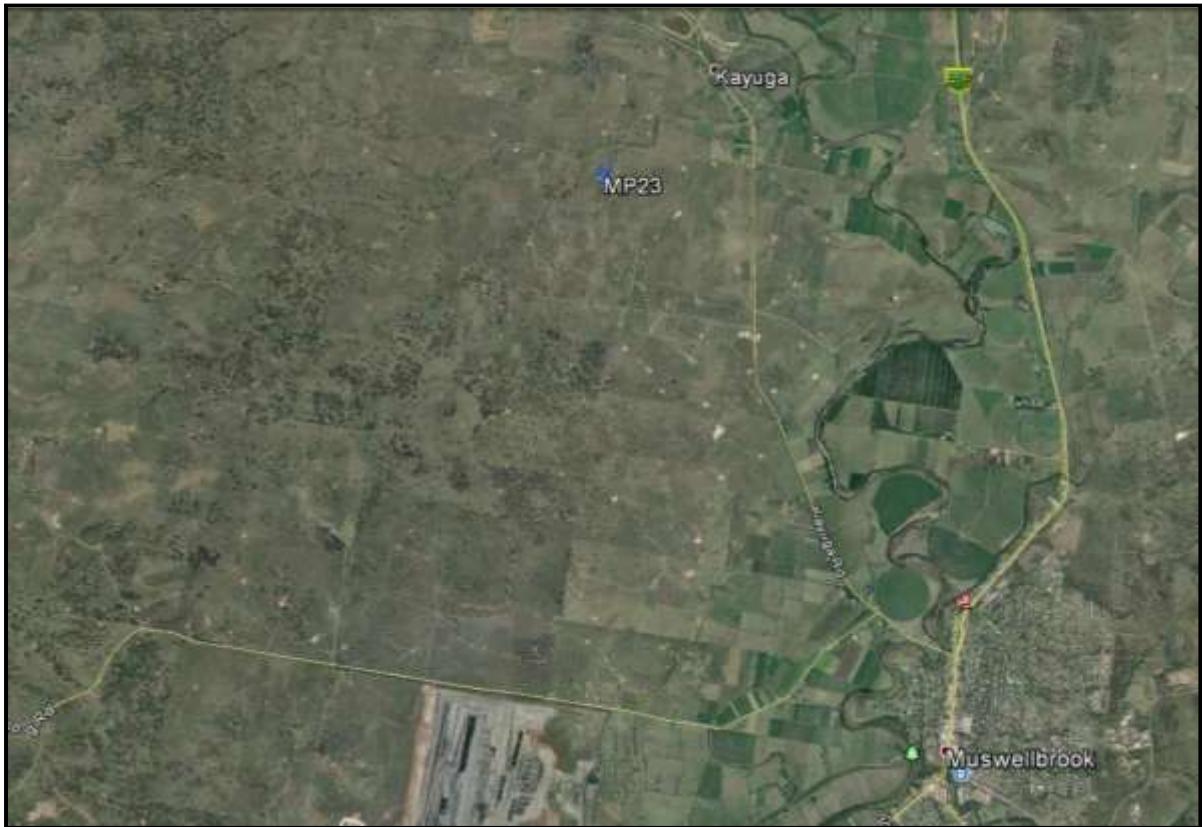
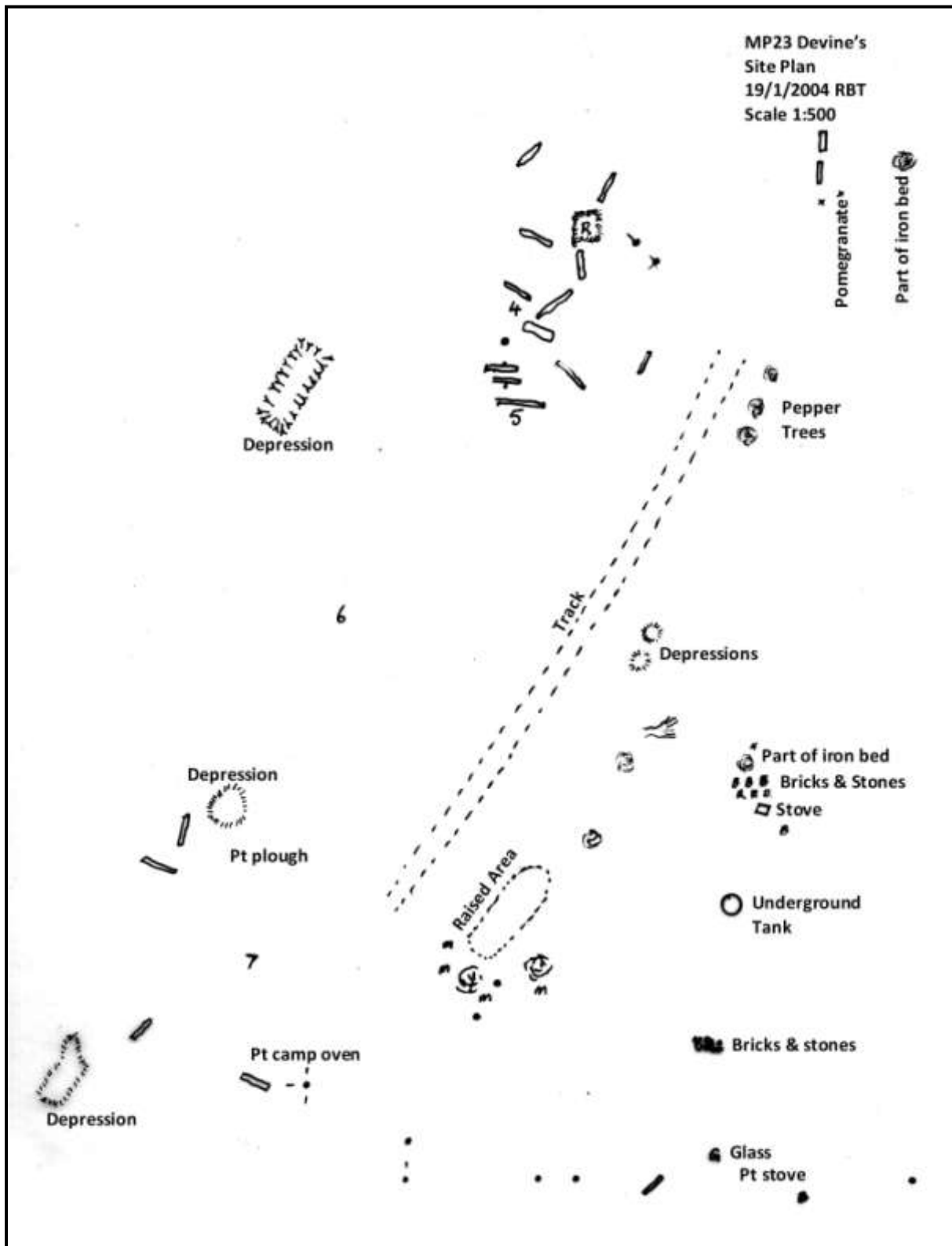


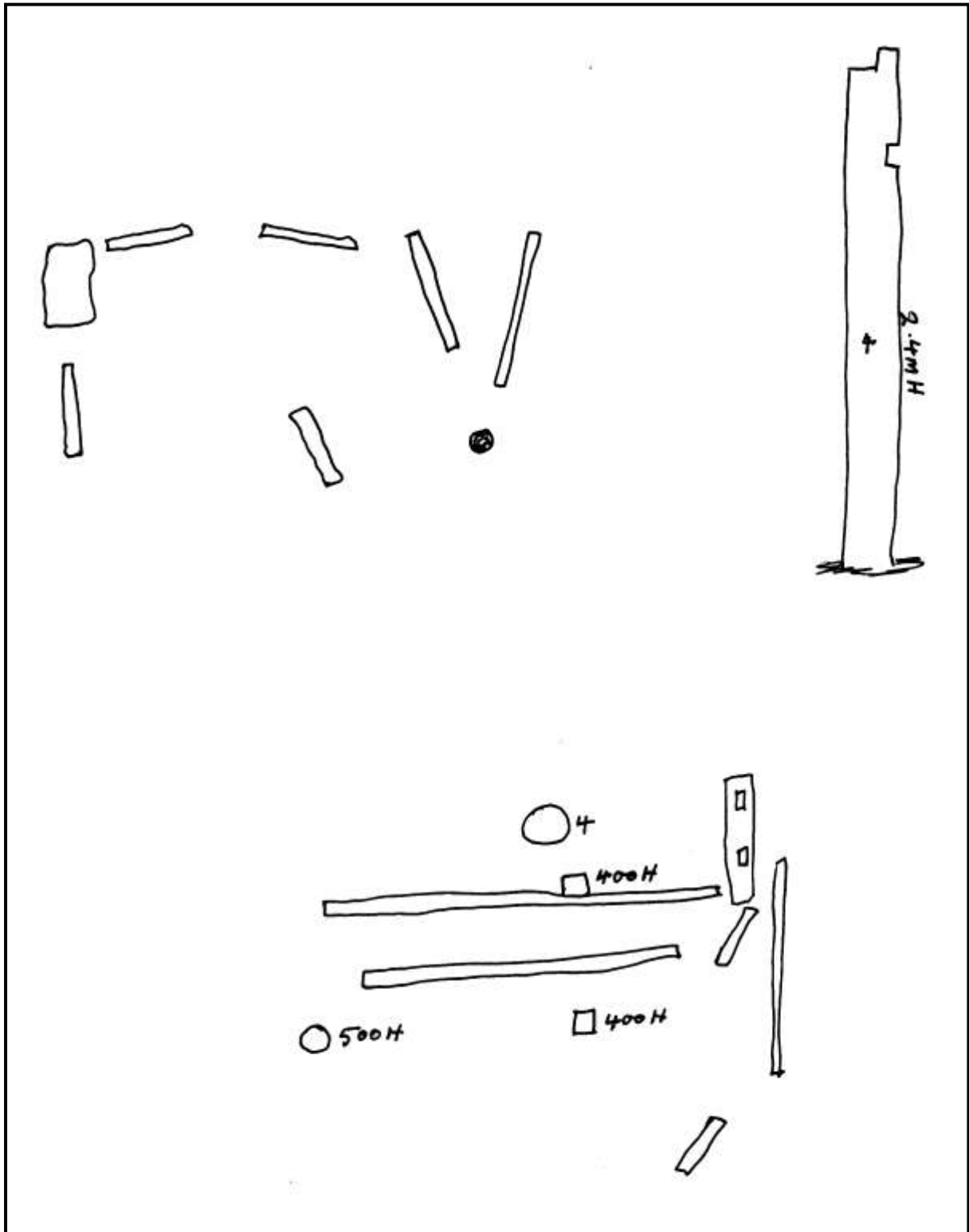
Plate 195: Google Earth view showing the location of MP23 in relationship to Kayuga and Muswellbrook



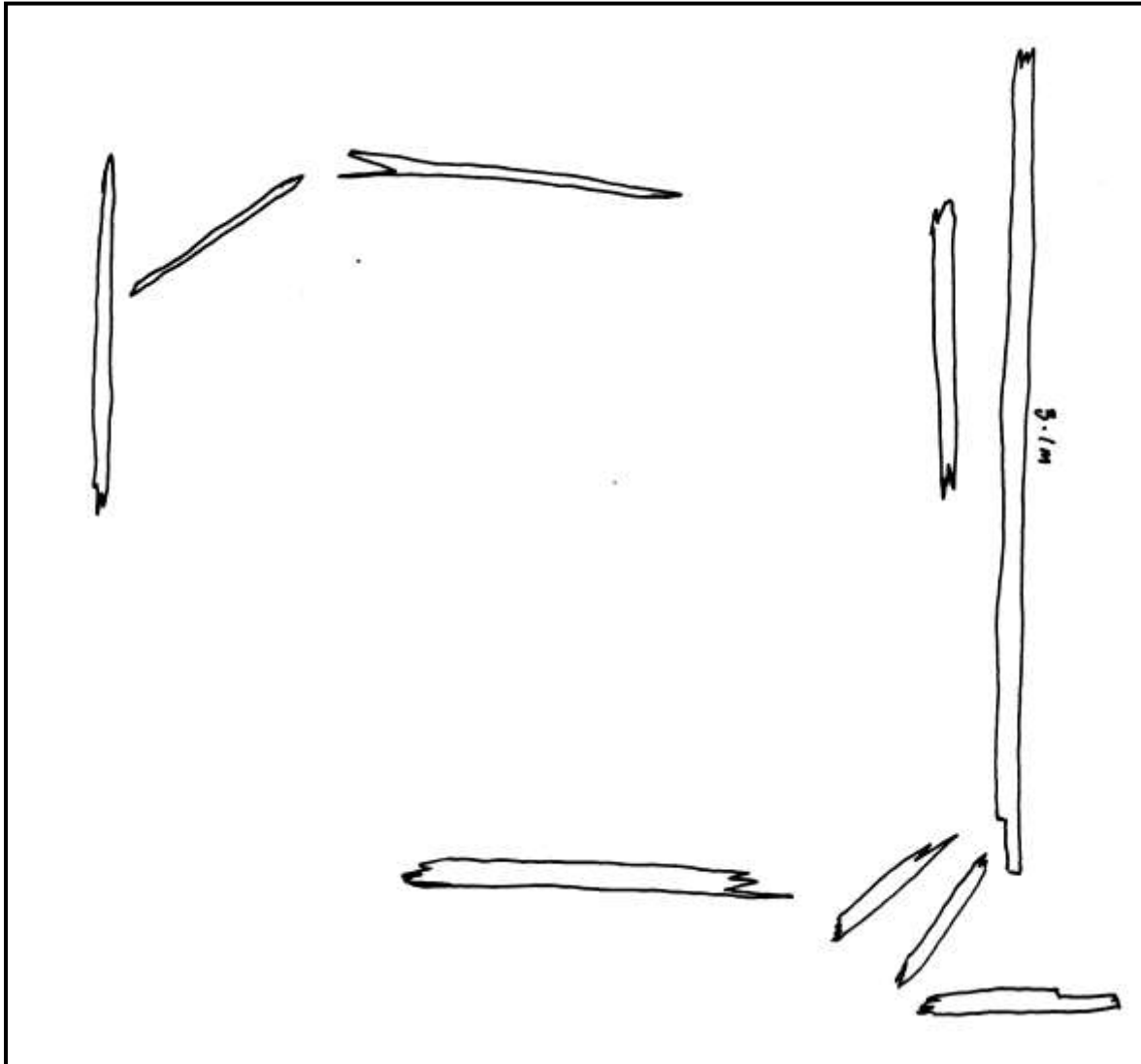
Plate 196: Google Earth view showing position of MP23 within the landscape.



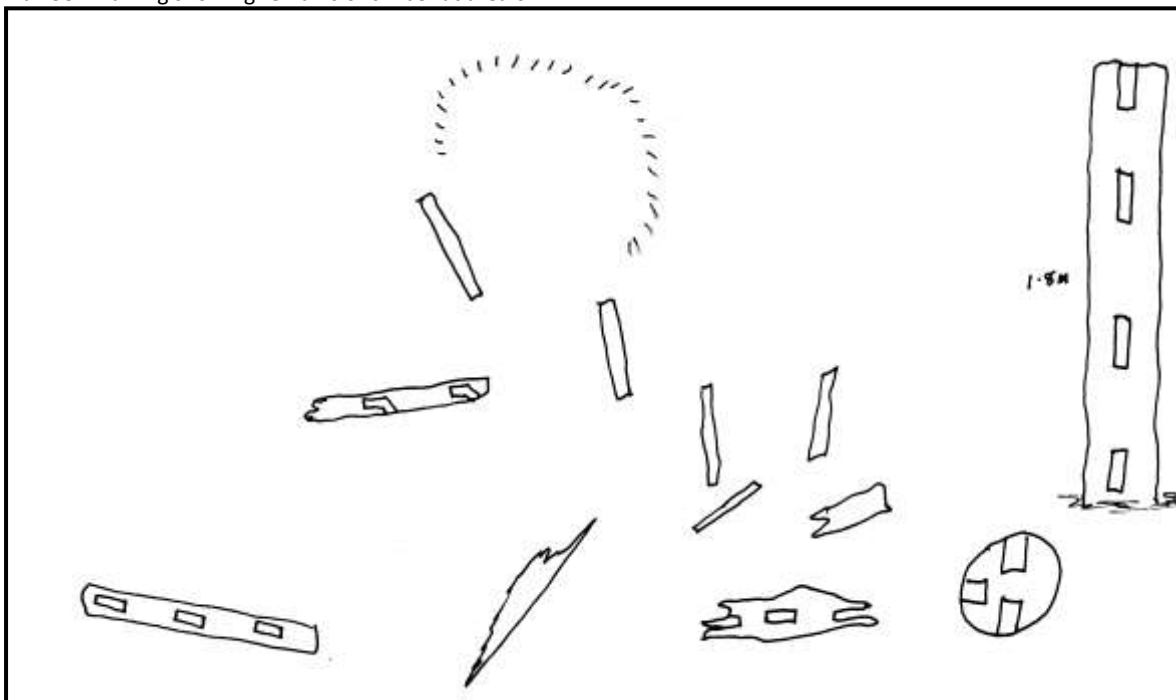
Plan 91: Drawing showing location of features within the area.



Plan 92: Drawing of timber at area 4 and 5. Four is on the bottom and post marked 4 is the only one standing



Plan 93: Drawing showing remains of timber at area 6



Plan 94: Drawing showing the remains of timber at area 7.

PHOTOGRAPHS



Plate 197: Painting of Devine's house in the 1920s. Painting by Mr E V Campbell, teacher at Kayuga School.



Plate 198: P1.View of the house site in 2004.



Plate 199: P2. Looking west, two pomegranate trees visible.



Plate 200: P3. View of mortised post. This is a corner post for two rails.



Plate 201: P4. Area of possible road or track.



Plate 202: P5. Depression and remains of structures.



Plate 203: P6. Area of stone. May have been dairy or cow bails.



Plate 204: P7. Area 4. Possible shed.



Plate 205: P8. Area of depressions.



Plate 206: P9. Area of depressions.



Plate 207: P10. Corner post for 2 and 3 rail fence.



Plate 208: P11. Part of a camp oven.



Plate 209: P12.Corner post for four rail stock yard



Plate 210: P13. Post and raised area. Raised area could be a tennis court or the area of a building with dirt floor.



Plate 211: P14. Remains of underground tank.



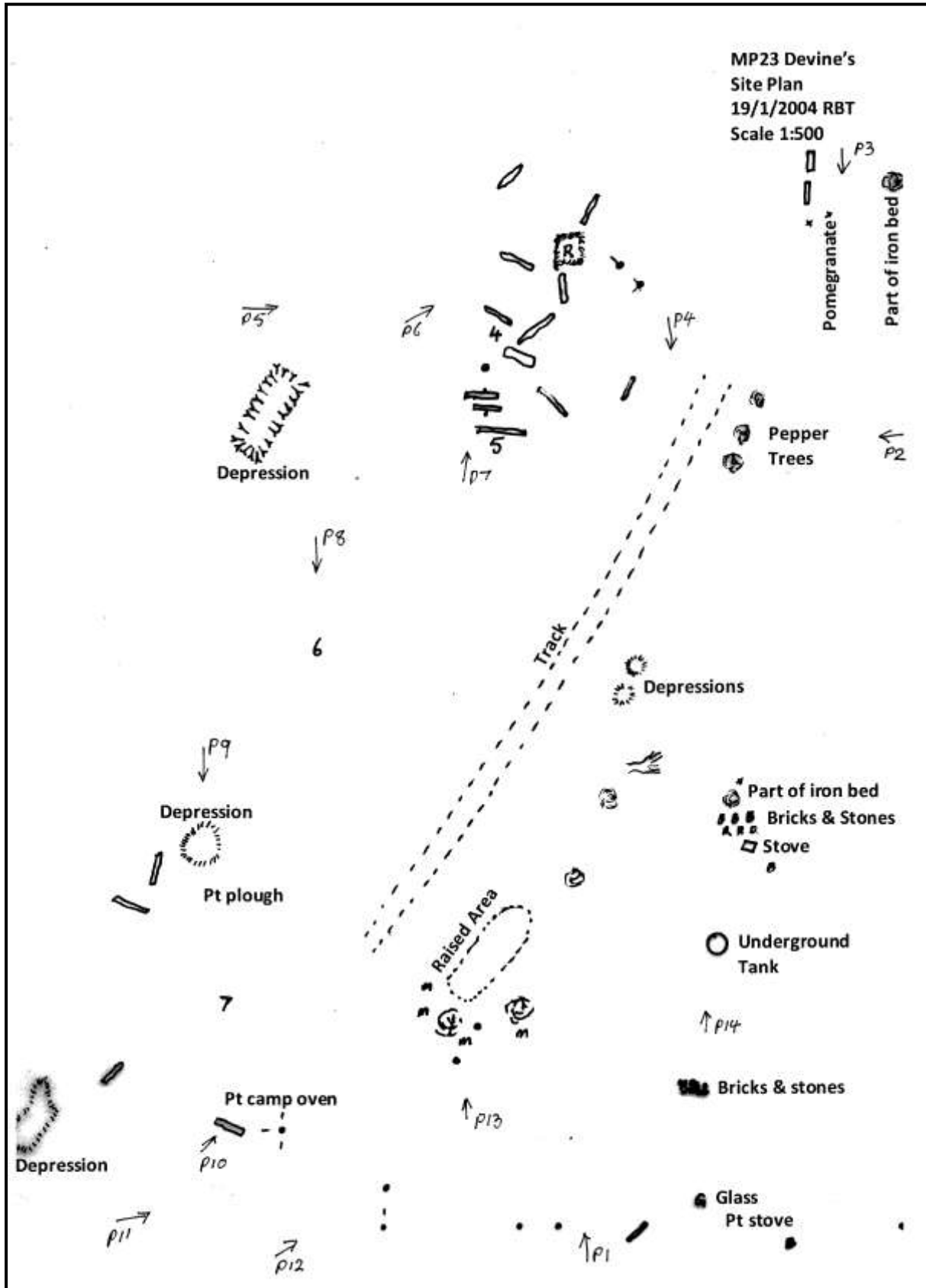
Plate 212: P15. View of stove. Grate appears to be designed for burning coal.



Plate 213: P16. Another view of stove.



Plate 212: P17 & 18. Samples of bricks found at the site.



Plan 95: Plan of site showing position and direction photographer when each photograph was taken.

THEMES APPLICABLE TO THE SITE

Pastoralism
Farming
Commercial - shop

HERITAGE CRITERIA APPLICABLE**Criterion (a)**

The site shows evidence of significant human activity, possibly from 1860s to 1930s.

Criterion (b)

The site is associated with a group of people (Devine family) who lived on the site for over 60 years and played a major role in the development of the district.

Criterion (e)

The site has high potential to yield new or further substantial archaeological information.

LEVEL OF SIGNIFICANCE: High

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Test Excavation Full Excavation

STATEMENT OF SIGNIFICANCE

It is rare to locate an archaeological site dating from the 1860s that has not been disturbed. Evidence indicates it was a slab building. The site has huge potential to reveal life style and building methods of a small scale farm under the conditional purchase system.

SITE MANAGEMENT RECOMMENDATIONS:

Site: Test excavation to locate the house and sheds followed by full excavation of the area.

Burial: Requires further investigation.

Site No.	MP24	Site Name	Kayuga Creamery				
Coordinates: 56 H		Easting	297276		6434518		
Portion	27	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	No		Archaeological	Yes	
Architect		Unknown		Builder	Unknown		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">On 20th September 1866, George Devine jnr (also known as George Michael Devine) purchased Portion 27 from the Crown for £40. Deeds issued 5th Sept 1878.²⁹⁶Robert Gall, secretary for the Kayuga Co-operative Creamery called tenders for the erection of buildings, the advertisement does not specify the type of buildings.²⁹⁷Work must have been rapid as the <i>Maitland Mercury</i>, 7th November 1893, reported that the Kayuga Creamery was sending their cream by goods train to Darling Harbour.On 2nd August 1894, George Devine jnr sold the Kayuga Co-operative Creamery Company one acre & two roods, which was located in the north west corner of Portion 27.²⁹⁸By February 1895, the Creamery was advertising for a person to work and manage a butter factory. The applicant must understand Babcock tester, refrigeration and small ice-making plant. Comfortable cottage and water available, contact F Abberton, managing director.²⁹⁹The Creamery mortgaged the land with Charles Hobart Cox, grazier and Charles Tucker, farmer on 16th August 1895.³⁰⁰In October, Harold M Mackenzie visited the Creamery and wrote a long report for the <i>Maitland Mercury</i>. Creamery managed by Mr Calman. The Creamery had 600-gallon vat for receiving milk, Alpha separator that could handle 250 gallons per hour, 6ph engine by Waugh & Josephson of Sydney with steam boiler. Buttermilk & waste is sold back to farmers as pig feed for 1 1/2d per 10 gallons or to Messrs Clark & Co., butchers at 10/5 per 1000 gallons. There are 26 farmers within a radius of three miles of the Creamery who are supplying 130 to 280 gallons per day depending on the season. The Creamery sells its butter locally.³⁰¹In April 1896, the <i>Maitland Mercury</i> reported that the supply of milk had been satisfactory and the farmers were pleased with the progress made under the management of the lessee, Mr A Gibson of Ayrdale.³⁰²In 1896, the Kayuga Creamery was trading under the name – Ayrshire Creamery. It was reported in the <i>Maitland Mercury</i> that the Creamery paid 10 shillings and half penny per lb for butterfat, which was one of the highest for a factory in NSW.³⁰³1897 – AGM report on Kayuga Creamery. Formed on 29th April 1893 by Francis Abberton and late Robert Gall. Was the first creamery to be formed in the Muswellbrook district. At first, the Creamery was run by managers, but a decision was made to lease the operation to Mr A Gibson. During 1896, a substantial reduction was made to the overdraft. The retiring directors were G Devine and James Lonergan. G L Lynch and G Devine were elected. G Devine filled the position of secretary.³⁰⁴							

²⁹⁶ LPMA Vol. 314 Fol.83

²⁹⁷ *Maitland Mercury* 21st January 1893

²⁹⁸ LPMA Vol.1136 Fol.8

²⁹⁹ *Maitland Mercury* 23rd February 1895

³⁰⁰ LPMA Vol.1136 Fol.8 No. 43036

³⁰¹ *Maitland Mercury* 19th October 1895.

³⁰² *Maitland Mercury* 13th April 1896.

³⁰³ *Maitland Mercury* 20th June 1896

³⁰⁴ *Maitland Mercury* 11th January 1897

- August 1897 – half yearly meeting, present F Abberton (managing director), W McNeill, J Lynch, C Tucker, M Casey, H Devine and G Devine (secretary), £26/8/3 profit for half year.³⁰⁵
- January 1898 – report of AGM. Since October 1897, the Creamery had produced 2086lb of butter, which sold at an average of 8 1/2d per lb. The following were elected as directors; F Abberton, W McNeill, G Devine (secretary), L Lynch (managing director), C Tucker, M Casey (treasurer) and S Coombes.³⁰⁶ The report in the *Muswellbrook Chronicle* gave further information. The Creamery only had a credit balance of £6/18/8, had terminated the lease of G Gibson, and were managing the plant their self. The meeting was very poorly attended and the members favoured sending their cream to the Millgrove factory in Muswellbrook. The Kayuga Creamery was only treating an average of 86 gallons per day.³⁰⁷
- On 9th September 1898, Alex Gibson, auctioneer of Muswellbrook advertised in the *Muswellbrook Chronicle*, he would auction the plant of the Kayuga Creamery including boiler, engine, separators, pumps, tanks, main building of iron 60' x 40' with lean-to of 20' x 14' and the land of 1 ½ acres on which was new 4 room cottage.
- The above sale was to have taken place on 14th September, but he advertised again on 14th December that the sale would be held on 23rd December.³⁰⁸
- In March 1899, the Chronicle reported that the Kayuga Creamery was no more that a concrete floor and some posts.³⁰⁹
- Land sold to Charles Isaac Guy, horse breaker of Kayuga, on 3rd February 1899.³¹⁰
- Charles Isaac Guy sold land to David Small, labourer of Kayuga on 6th December 1906.³¹¹
- Though the land was sold in 1906, the Notice of Transfer was not provided to Muswellbrook Shire Council until 23rd April 1923. The Transfer states the price was £70 and there was a four-room cottage on the land. David Small was listed as miner of Muswellbrook.
- Most of the land was resumed for straightening of Dorset Road in 1960.³¹²

DESCRIPTION OF SITE

There are very few features left on the site that can be attributed to the Kayuga Co-operative Creamery, which was in operation from 1893 to 1898. The road deviation of the 1960s most likely destroyed any evidence that remained after the 1898 sale and clearance. The four-room cottage may have remained longer.

- Timber lined well (full of rubbish) on south side of Dorset Road.
- Earth bank with timber posts at one end on south side of Dorset Road.
- Two blocks of concrete and pile of bricks on north side of Dorset Road.

³⁰⁵ *Maitland Mercury* 9th August 1897

³⁰⁶ *Maitland Mercury* 17th January 1898.

³⁰⁷ *Muswellbrook Chronicle* 19th January 1898

³⁰⁸ *Muswellbrook Chronicle* 14th December 1898

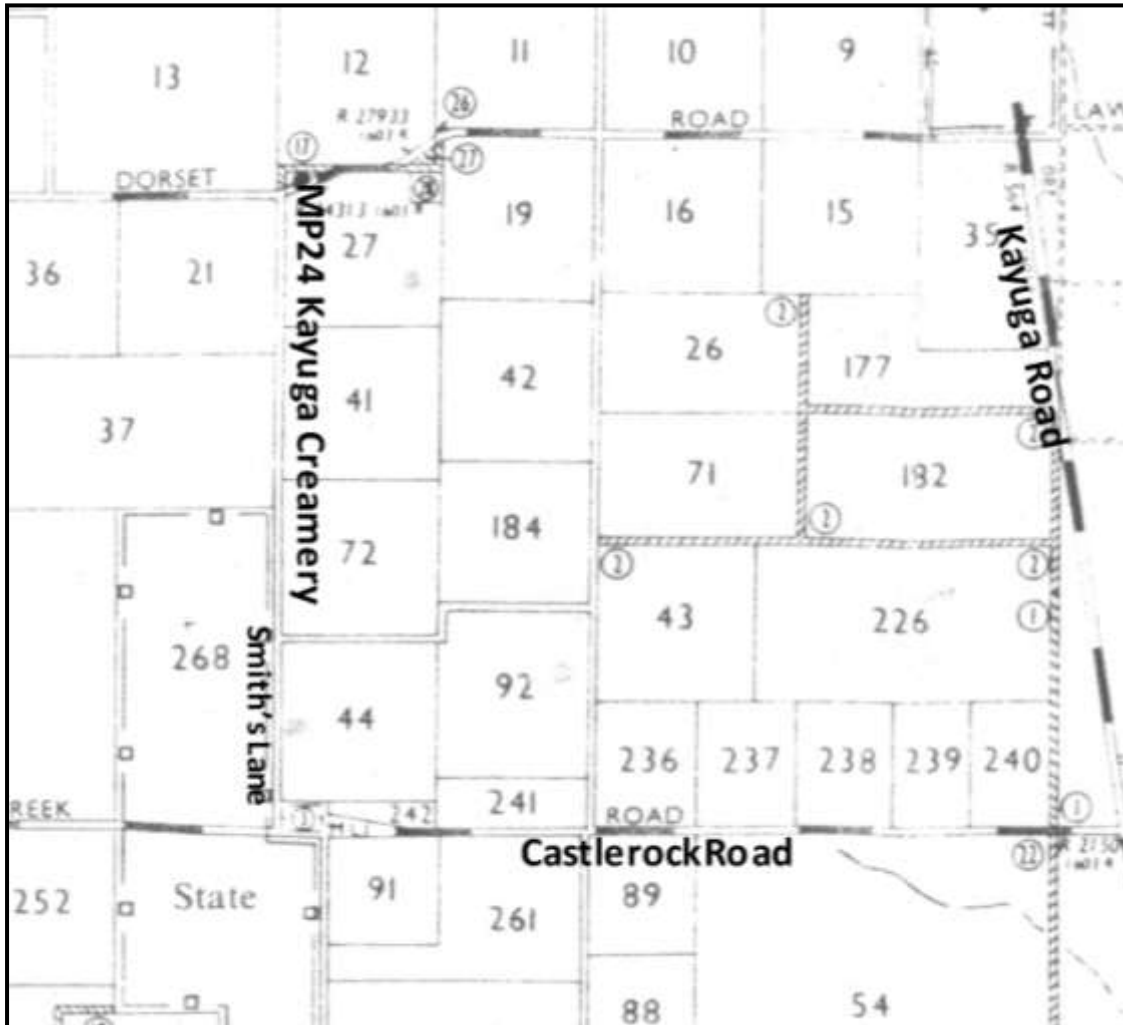
³⁰⁹ *Muswellbrook Chronicle* 18th March 1899

³¹⁰ LPMA Vol.1136 Fol.8 No. 257494

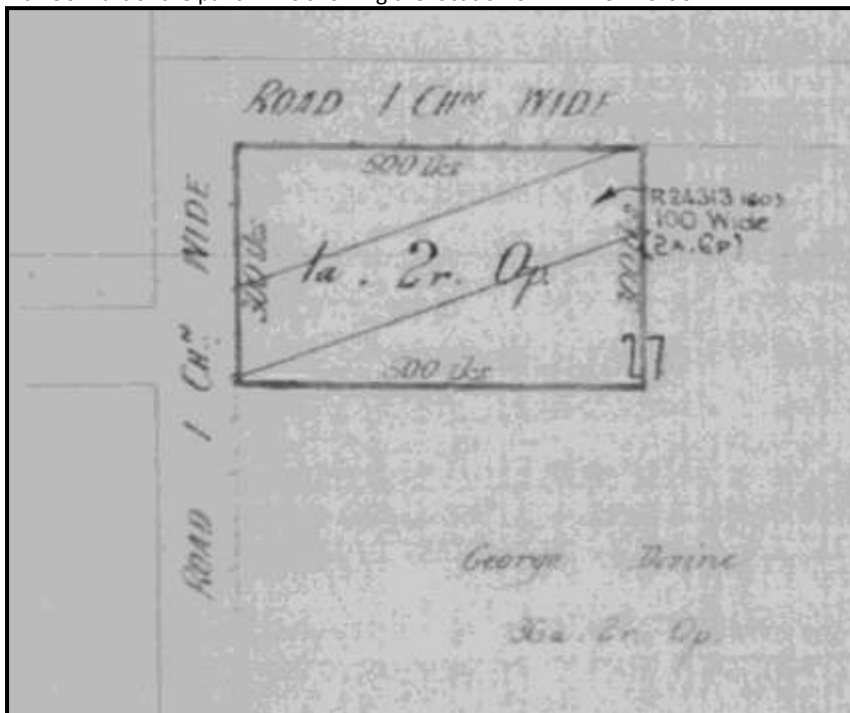
³¹¹ LPMA Vol.1136 Fol.8 No. 448353

³¹² Government Gazette 9th December 1960 Plan R24313

PLANS & DRAWINGS



Plan 96: Part of the parish Ellis showing the location of MP24 on Portion 27.



Plan 97: Plan of land held by Kayuga Co-operative Creamery. Diagonal section is land resumed for road deviation.

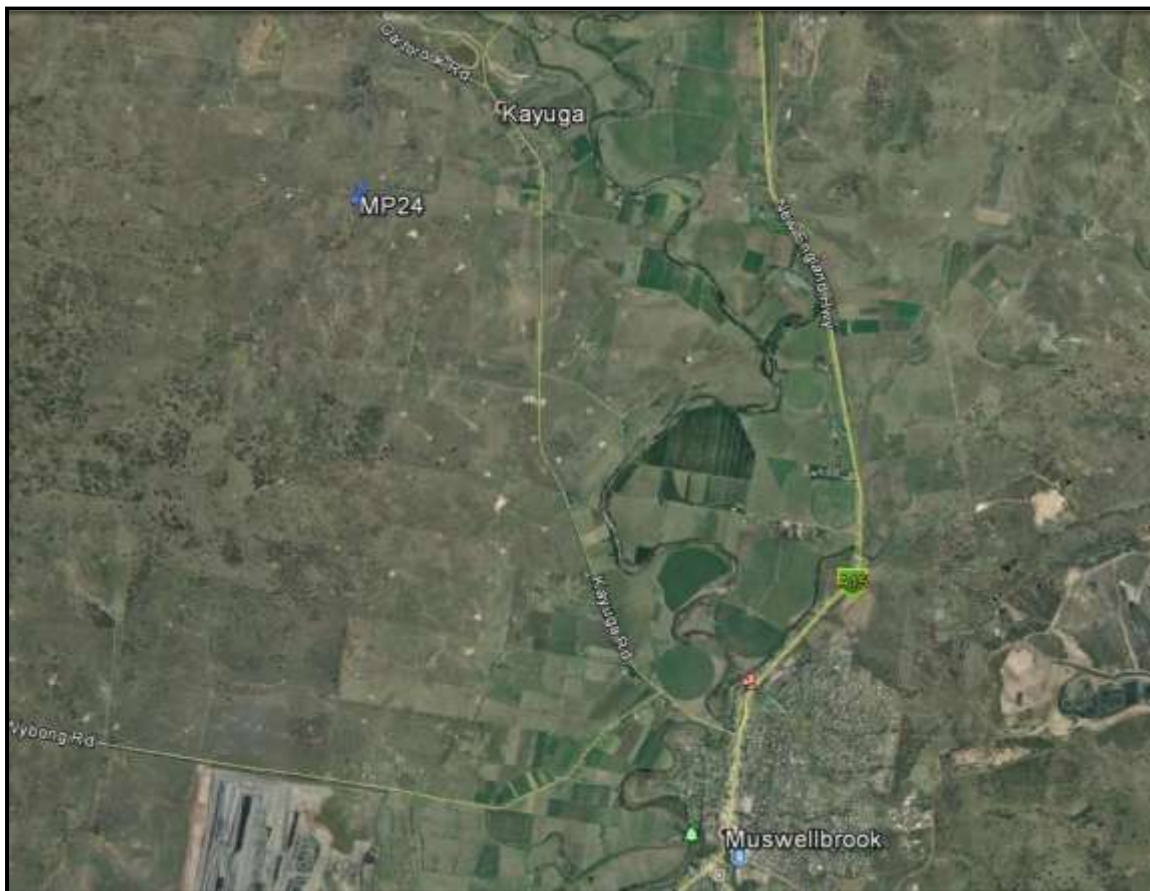
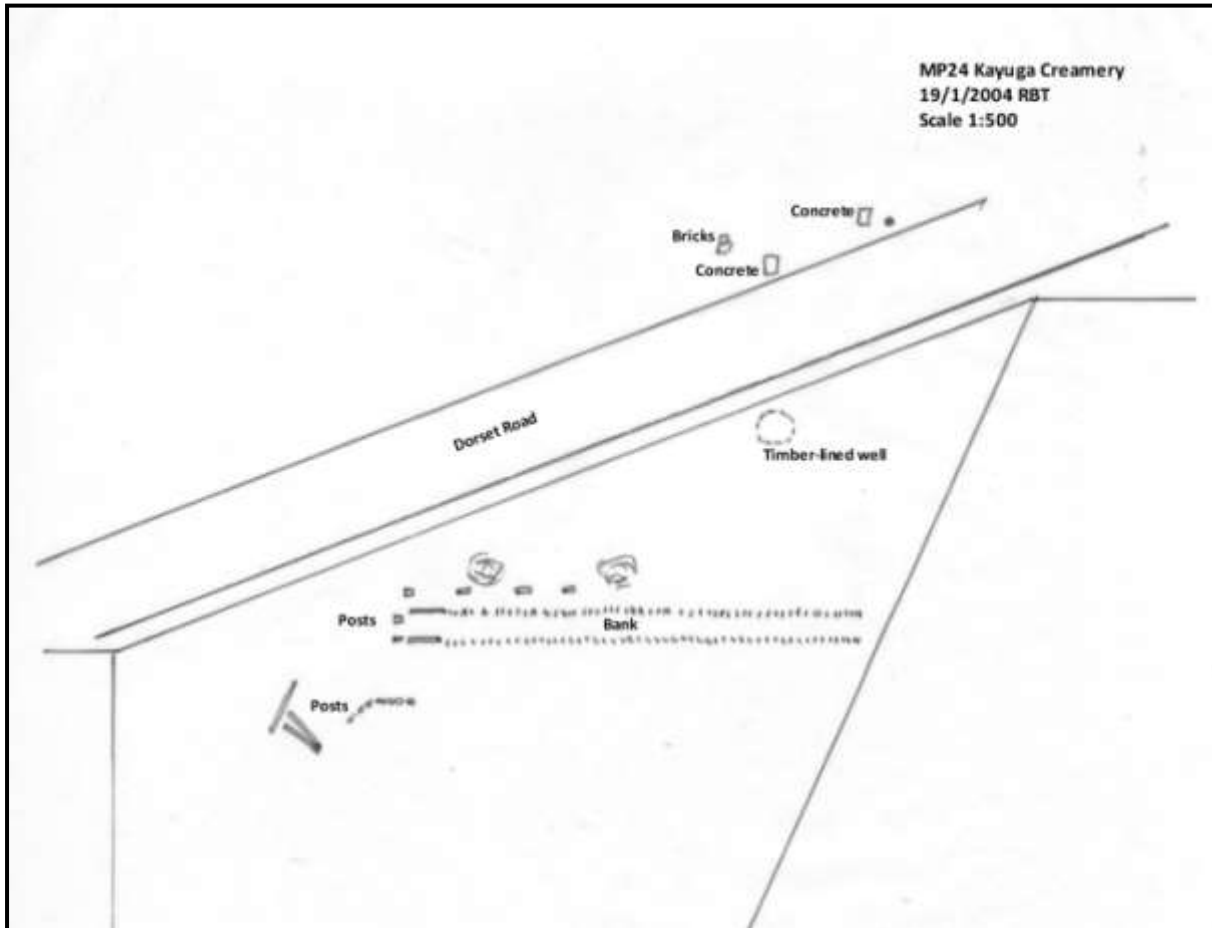


Plate 214: Google Earth view showing the location of MP24 in relationship to Kayuga and Muswellbrook.



Plan 215: Google Earth view showing position of MP24 within the landscape. Present Dorset Road goes through site.



Plan 98: Drawing showing location of remaining features at site MP24.

PHOTOGRAPHS



Plate 216: Remains of timber-lined well.

THEMES APPLICABLE TO THE SITE Pastoralism Industry
HERITAGE CRITERIA APPLICABLE Criterion (c) The site had potential to provide evidence of technical achievement.
LEVEL OF SIGNIFICANCE: Little
TYPE OF SIGNIFICANCE: Local
ARCHAEOLOGICAL POTENTIAL: No Action
STATEMENT OF SIGNIFICANCE The area is important, as it was the place where the first creamery operated within the Muswellbrook district and where dairying on a modest scale started. Most evidence for the Creamery and butter factory was removed after the 1898 sale. The remainder of the site was compromised by the Dorset Road deviation in the 1960s.
SITE MANAGEMENT RECOMMENDATIONS: Noted and recorded. No further action required.

Site No.	MP25	Site Name	Gall's Farm				
Coordinates: 56 H		Easting	296611		Northing	6434481	
Portion	36	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building				Archaeological	Yes
Architect		Unknown		Builder	unknown		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">The portion was a purchase from the Crown by Mary Ann Horne on 21st November 1867.³¹³ Surveyor John Neil sent in his plan and letter to the Surveyor General on 20th August 1868.³¹⁴Her husband, Charles Ambrose Horne died 9th February 1877 aged 45 years, farmer of Kayuga.³¹⁵Mary Ann Horne died the following year; 26th February 1878 aged 60, widow of farmer of Kayuga.³¹⁶James Hutchison, auctioneer of Muswellbrook, advertised he would auction the estate of the late Mary Ann Horne on 2nd July 1878. The property consisted of about 200 acres of which 40 acres were freehold the balance being conditional purchase. On the land was a comfortable 4-roomed cottage with shingled roof and veranda, detached kitchen and servant's room, stockyards, milking bails, neat flower garden, number of choice fruit trees. 20 acres of wheat. Property is secured by substantial fence and is divided into paddocks. Included in the sale were 17 head dairy cattle, 10 head horses, dray & harness, spring cart & harness, hay press, ploughs, harrows, farming implements & poultry. The property sold, but it appears the purchaser could not complete the sale.³¹⁷On 22nd February 1879, James Hutchison advertised the property would go to public auction on 19th March 1879 on account of the estate of the late Mary Ann Horne without reserve and at the risk of the former purchaser. The property was now 213 acres, which fits in with being Portions 36, 37, 86 and 152. The description of the property was the same as the earlier sale, but with no stock or implements.On 14th November 1879, Abraham Clark of Muswellbrook was the purchaser.³¹⁸The portion was now 39 acres as the executors (James Hutchison and Rev W E White) of the estate of Mary Ann Horne had subdivided one acre off. This one acre is still registered in their name and is shown as DP905281. Rev W E White may have considered erecting the Anglican Church on this block, but it was not suitable due to a large gully running through it.On 14th April 1880, Abraham Clark, butcher of Muswellbrook sold Portion 35 of 39 acres to Henry Dell, grazier of Muswellbrook.³¹⁹Henry Dell kept the land until 15th March 1886 when he sold to Robert Gall, farmer of Kayuga.³²⁰Robert Gall arrived in Sydney in 1857³²¹ and settled in the Shoalhaven area where their first two children were born. They shifted to Dartbrook in 1860 where Robert took over the management of Dartbrook. It was reported that after the purchase above he continued to add to the property reaching 723 acres by 1888³²²							

³¹³ LPMA Vol.424 Fol. 186

³¹⁴ LPMA Crown Plan 671-1511

³¹⁵ Burial register, C of E, Muswellbrook

³¹⁶ Burial register, C of E, Muswellbrook

³¹⁷ *Maitland Mercury* 8th June 1878

³¹⁸ LPMA Vol. 485 Fol. 9

³¹⁹ LPMA Vol. 485 Fol. 9 Transmission 40046

³²⁰ LPMA Vol. 485 Fol. 9 Transmission 106966

³²¹ State Records Shipping Records Reel 2138

³²² John Turner, *Who's Who in the Hunter Valley in 1888*

- The estate was made up of Portions 28, 36, 37, 45, 86, 94, 152 and 202.³²³
- In 1896, the Maitland Mercury reported that Robert Gall had died at his residence, Kayuga after a length illness. He had been an active member of the Farmers' Union. Left a wife and large family.³²⁴
- It would appear that his wife took an active role in managing the property after the death of her husband, Robert.³²⁵

OWING to Sheep being too weak to be disturbed, HUNTING or POSSUM SHOOTING in any of my paddocks will NOT BE PERMITTED after this date.
JANE GALL.
June 16th, 1902.

A VERY old resident of Kayuga, Mrs Gall, senr., mother of Messrs. Thomas and George Gall, of Kayuga, died on Friday afternoon. The deceased, who lost her husband and a son a few years ago, latterly seemed to lose all interest in life. She leaves a grown up family, all of whom are married, and a large circle of friends to mourn their loss.

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³²³ Parish map, Ellis 22nd Jan 1925

³²⁴ Maitland Mercury 2nd January 1896

³²⁵ Muswellbrook Chronicle 18th June 1902

³²⁶ Muswellbrook Chronicle 3rd September 1904

THE funeral of the late Mrs Gal (relict of the late Robert Gall), of Kayuga, took place on Sunday afternoon last, when a large number of relatives and friends paid the last sad tribute of respect to the remains of deceased by following them to their last resting place in the local Presbyterian Cemetery, where the service at the grave was read by Rev. Dr. Laing. The late Mrs. Gall, who was 68 years of age, came to this district with her husband more than 40 years ago. For a time they lived on the Dartbrook, but afterwards settled at Kayuga. With courage and endurance she underwent with her husband all the vicissitudes incidental to early colonial life. She was a faithful and loving companion to him, a wise and good mother to her children, and a good friend and neighbour to all. They were industrious, thrifty, provident, and reared a family of four sons and three daughters. They were loved and respected by all who knew them. Some eight or nine years ago Mr. Gall senior died, and soon afterwards the eldest son, James, met with a fatal accident. The double bereavement greatly affected the sorrowing widow and mother, who never ceased to mourn for her lost loved ones. With the exception of one son, Robert, who resides on the Richmond River, all the family were present at the funeral, and much sympathy is felt with them in their great bereavement.

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- The probate notice appears a few days after the death in which it mentions that the property was called Chirnside. Jane Gall appointed John Edwin McIntyre, solicitor and Robert Frazer, baker, both of Muswellbrook as her executors.³²⁸
- In the first rate notices for Muswellbrook Shire in 1907-9 the estate of the late Robert Gall held 407 acres being Portions 45, 94 and 202. Thomas Gall (son) held 100 acres being Portion 28 and George Davidson Gall had 213 acres 1 rood being Portions 36, 37, 86 and 152.
- J Bowles was killed when he fell while deepening a well on the property of George Gall. The well was over 40' deep.³²⁹
- On 15th May 1914, Thomas Gall, labourer of Rozelle, Sydney sold Portion 28 to his brother, George Davidson Gall for £800.³³⁰
- Between 1921 and 1925, the Gall family sold various portions to members of the Lonergan family. George Davidson Gall sold the last of the land including Portion 36 to Bridget Lonergan, wife of John Lonergan of Thorndale, on 17th July 1925 for £7/10/- per acre.
- On 23rd September 1946, Bridget Lonergan transferred Portion 36 to Patrick Joseph Lonergan.³³¹

³²⁷ *Muswellbrook Chronicle* 7th September 1904

³²⁸ *Muswellbrook Chronicle* 10th September 1904

³²⁹ *Muswellbrook Chronicle* 24th January 1906

³³⁰ Muswellbrook Shire, Notice of sale and transfer of ratable land.

³³¹ LPMA Vol. 485 Fol. 9

- The property passed from Lonergans to Wayne and Pat Watts. Wayne and Pat believe the house on Gall's was demolished and the material used to build the shearing shed at Thorndale.³³²

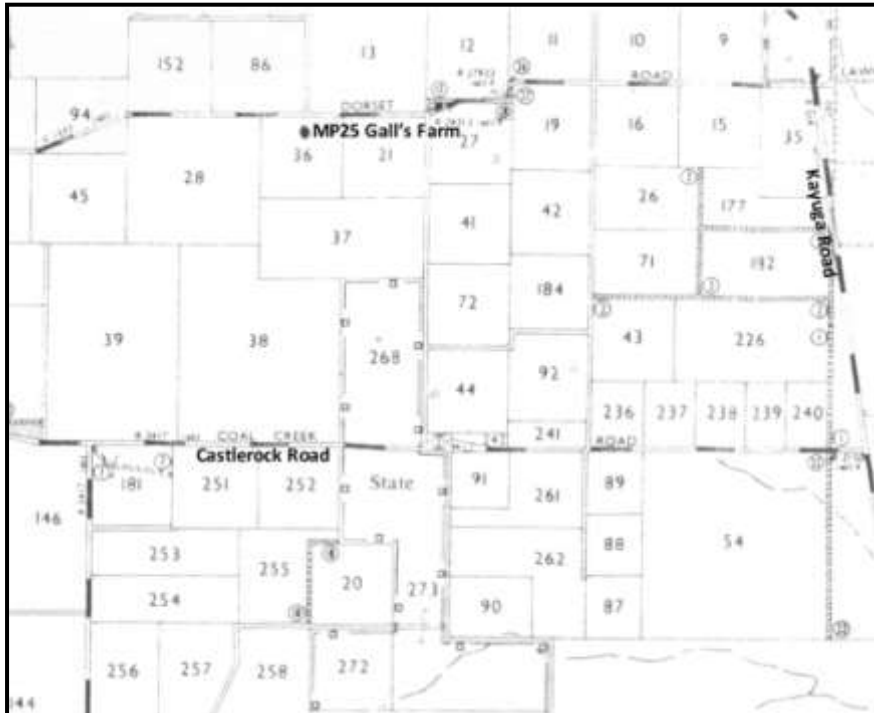
DESCRIPTION OF SITE

The site contains distinct places of activity which have been broken down into five areas:

- Area A: This appears to have been the dairy. There is a concrete slab with raised lip. Some timber remains on top of the lip. Bolts set in the concrete retain it. There is a concrete block 540mm high on which a separator would have been mounted. To the south of the dairy, there is a depressed area, use unknown.
- Area B: This appears to have been the site of the house. There are several piers remaining along with an area of stone and brick that was most likely the base of a chimney. The piers are at two different levels so there may have been a veranda on the east side. James Hutchison stated in 1878 that there was a comfortable 4-roomed cottage with shingled roof and veranda, detached kitchen and servant's room. There is a depressed area to the north of the remaining piers so perhaps the house extended in that direction. At some stage, someone has used bricks placed on end to define garden beds on the east side of the area. There is an area to the west of the house site where the remains of another small building existed, but its function is unknown. It may have been a butcher shop. There are a number of broken bricks on the site, the bricks examined have frogs of varying sizes in the shape of a rectangle.
- Area C: This area had a number of functions. On the west side of a concrete slab are the remains of cow bails where milking would have taken place. There is a concrete sheep dip to the south of the concrete slab. This may have been a draining pen for sheep after they had been through the dip. There are some large posts mortised for four rails. This indicates that the area was also used for holding cattle.
- Area D: This area contains small area of concrete, stones and some posts just over a metre tall. This may be the site of a piggery.
- Area E: This contains the remains of large shed, which may have been part shearing and hay shed. The main part of the shed has a hip roof with a lean-to on the west side. The southern part of the shed had a substantial floor with heavy bearers of logs mortised to take joists of round timber adzed flat on top to take floorboards. There are the remains of sheep yards in this area.
- In and near Area E are two very early grain strippers.
- The gully nearby has an early square water tank.
- There is a mill on a well with the remains of a wooden trough.
- There are the remains of a gallows where cattle would have been butchered.
- There are numerous pepper trees around the site with a few osage oranges growing along a gully.

³³² Mount Pleasant Oral History Project p.105

PLANS & DRAWINGS



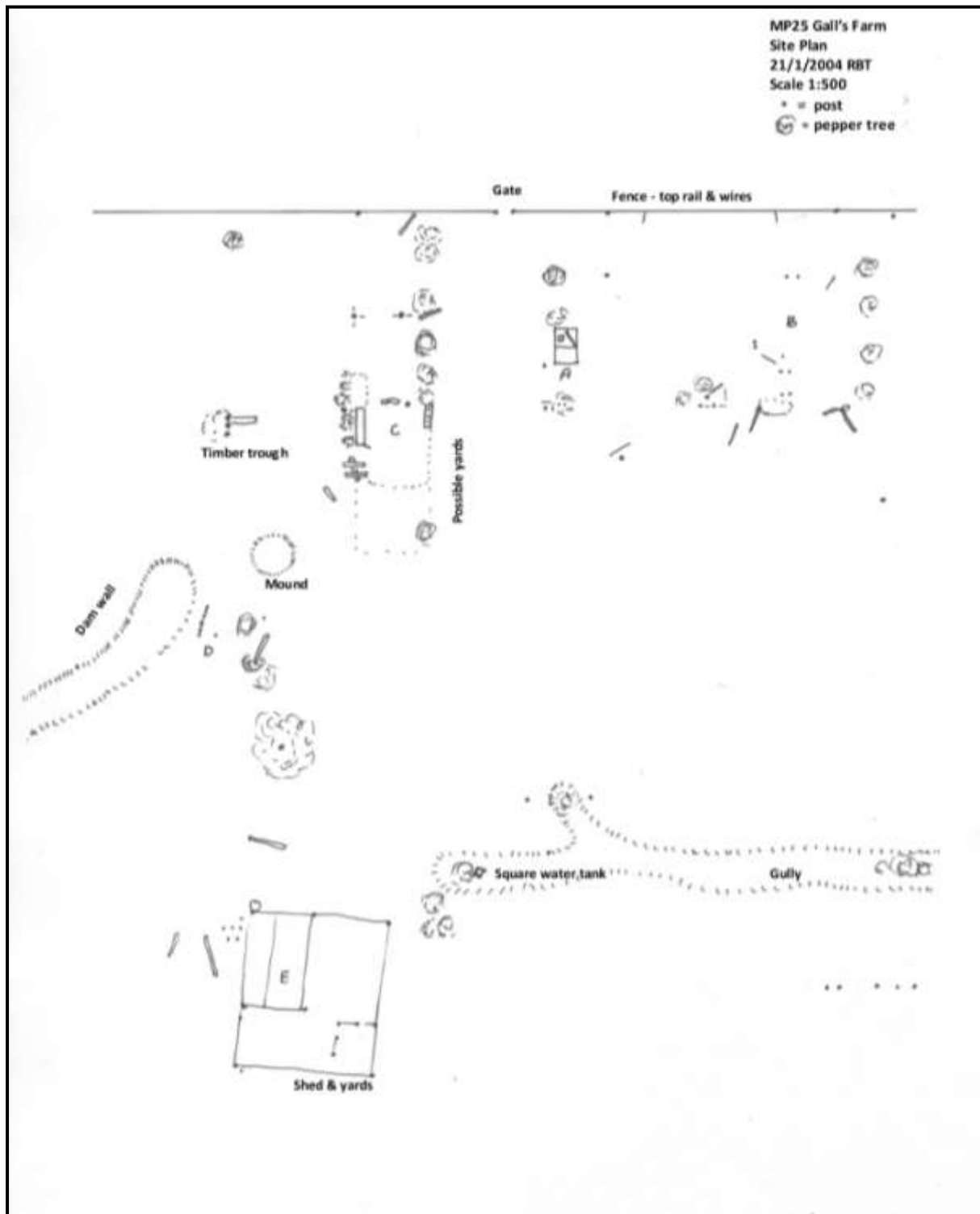
Plan 99: Part of the parish Ellis showing the location of MP25 on Portion 36



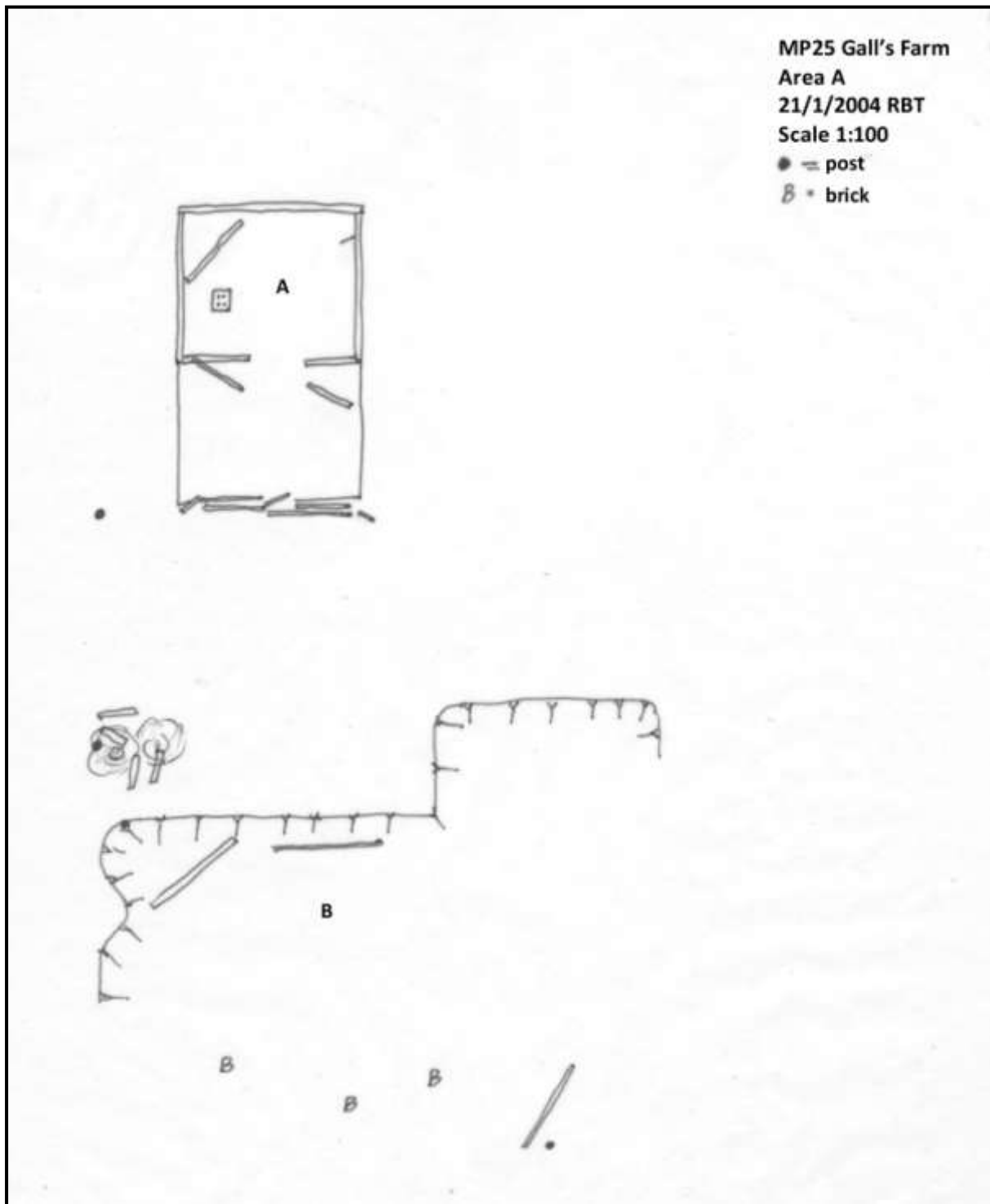
Plate 217: Google Earth view showing the location of MP25 in relationship to Kayuga and Muswellbrook.



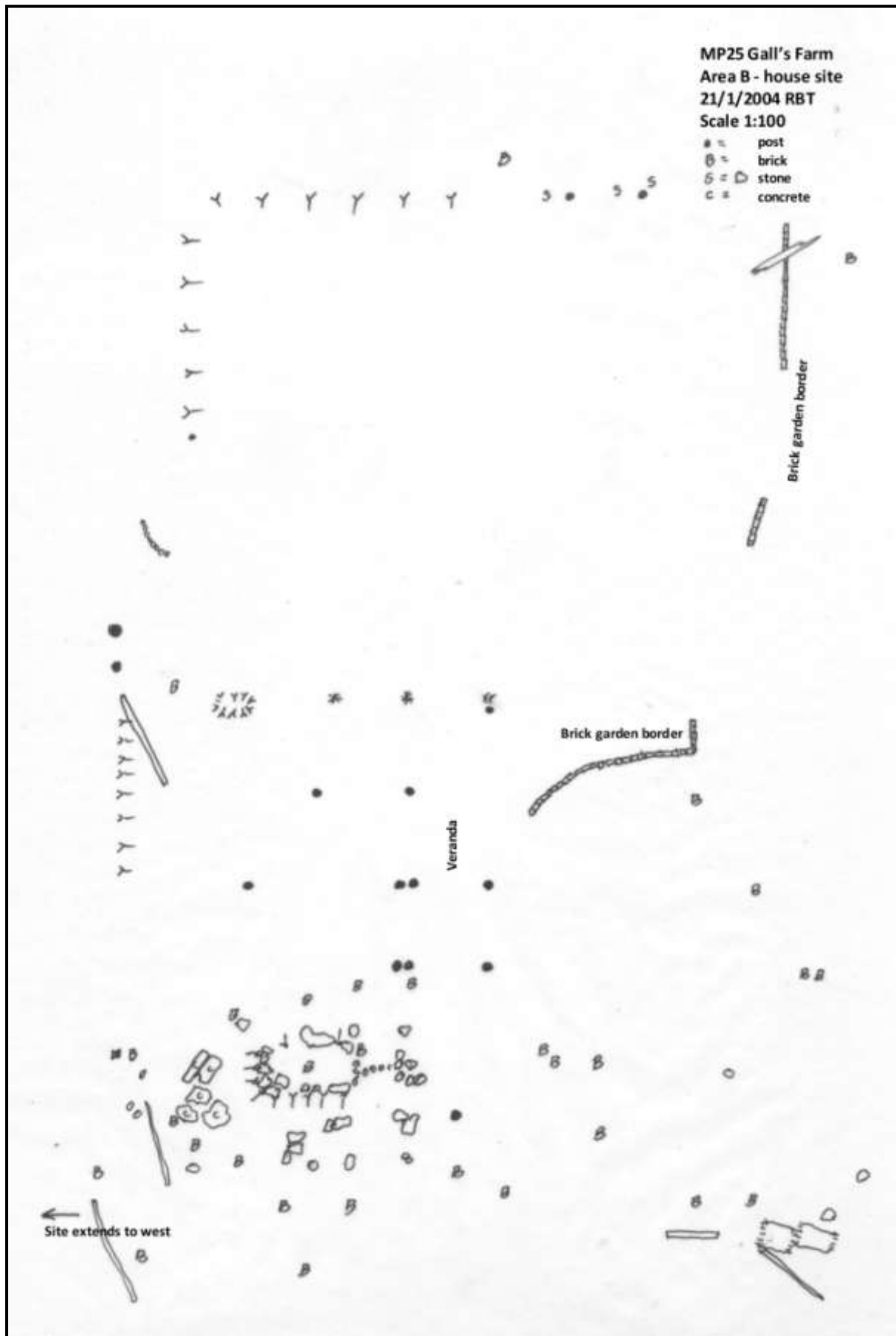
Plate 218: Google Earth view showing position of MB25 within the landscape. Areas A to E shown.



Plan 100: Drawing showing location of remaining features at site MP25.



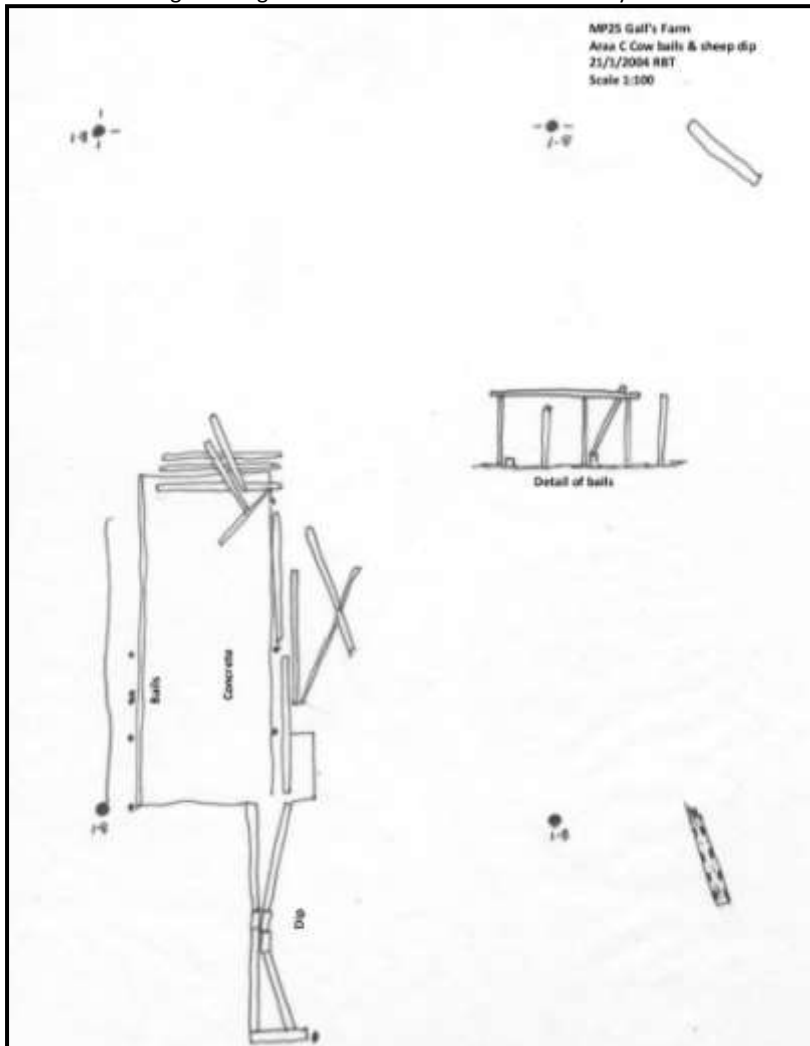
Plan 101: Drawing showing features in Area A. It is in two parts, A dairy and B unknown.



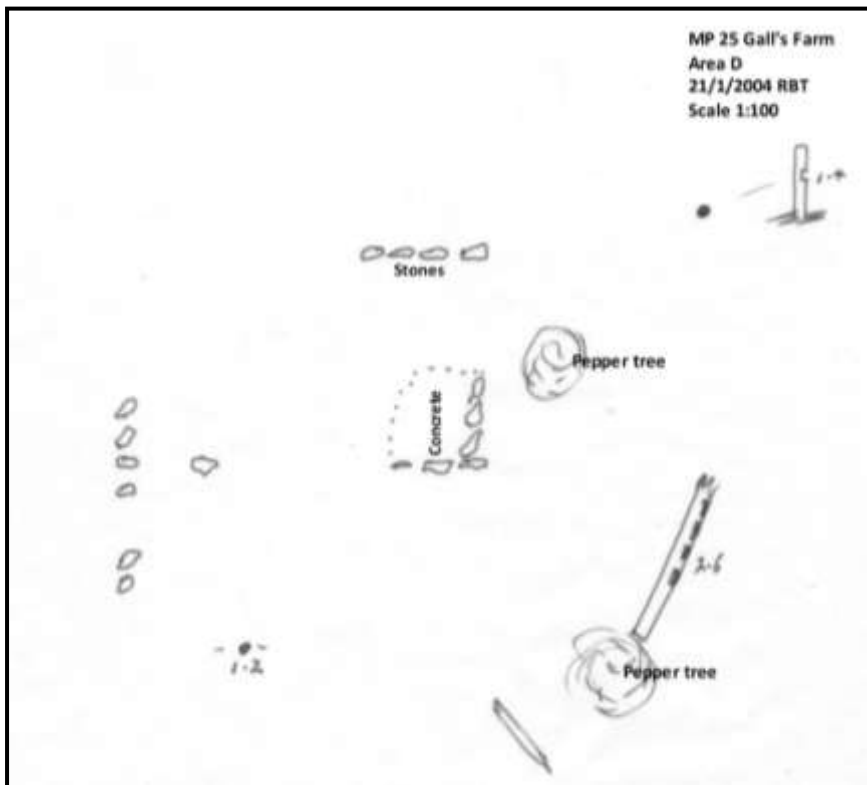
Plan 102: Drawing of features in Area B, house site. Site extends west from south west corner of plan.



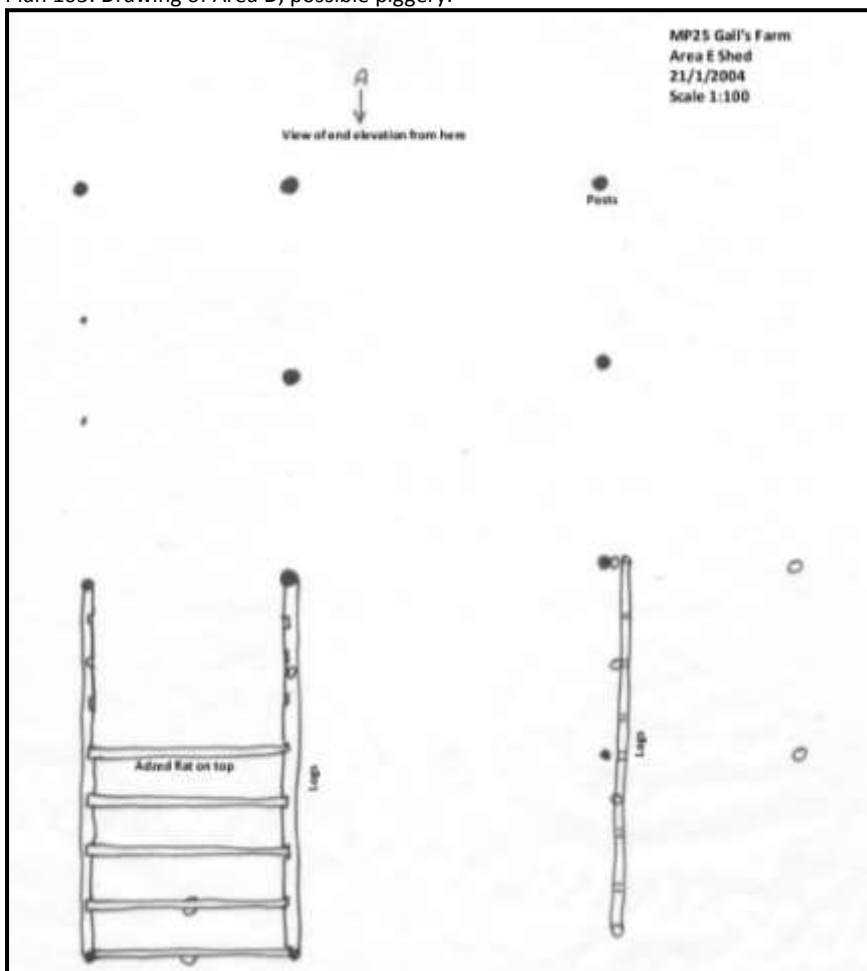
Plan 103: Drawing showing features in an area that is a westerly extension of Area B, house site.



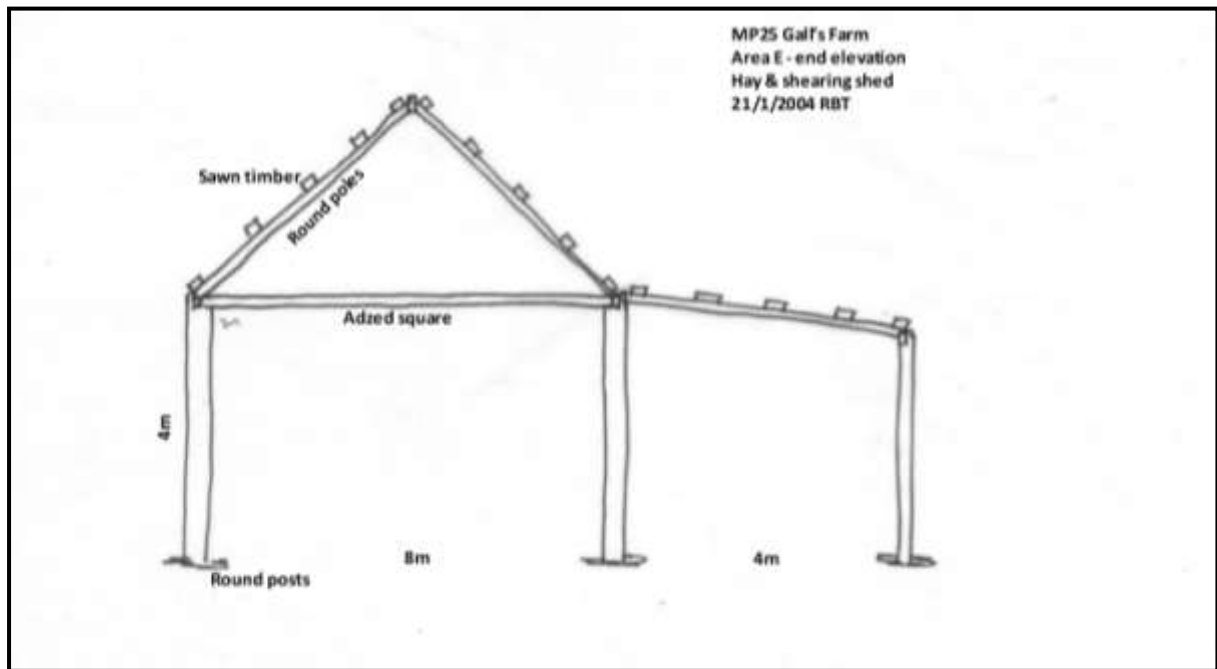
Plan 104: Drawing of features in Area C, cow bails, sheep dip and yards.



Plan 105: Drawing of Area D, possible piggery.



Plan 106: Drawing of Area E, hay & shearing shed.



Plan 106: Drawing showing elevation of Area E, northern end looking south.

PHOTOGRAPHS



Plate 219: PA5. Site of Area A, dairy.



Plate 220: PB6. Westerly extension of Area B, possible butchers shop.



Plate 221: PB7. Looking south west over Area B, house site.



Plate 222: PB11. Looking south over Area B, house site.



Plate 223: PB12. Looking east over Area B, house site.



Plate 224: PB13. Bricks and stones, possible base of chimney in Area B, house site.



Plate 225: PB8. Area B, piers of two different heights.



Plate 226: PB10. Remains of bricks used as garden border, Area B



Plate 227: PB16. Three different styles of bricks found on site.



Plate 228: PC2. Area C, dip and bails under pepper trees, large fence post on right.



Plate 229: Area C, remains of cow bails.



Plate 230: PD1. Part of stone floor in Area D, piggery?



Plate 231: View north east of Area E.



Plate 232: PE3. View to south east of Area E.



Plate 233: PE5. Heavy bed log in shearing shed portion of Area E.



Plate 234: PE8. View of bed logs and bearers in Area E.



Plate 235: PE7. Remains of stripper in Area E.



Plate 236: PE13. Remains of square water tank located in gully.



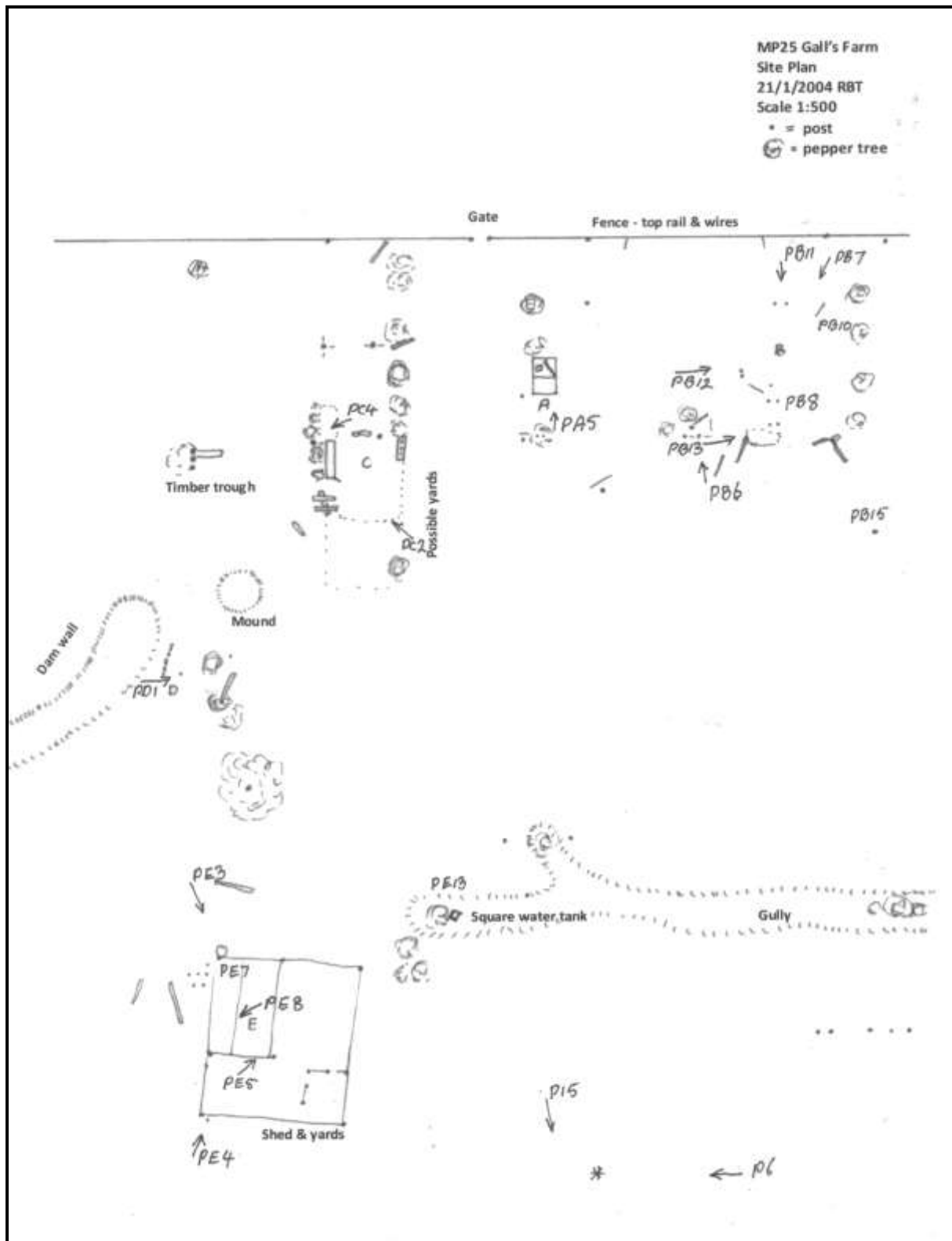
Plate 237: P15. Mill, well, wooden trough and osage orange trees.



Plate 238: P6. View of wooden trough.



Plate 239: PB15. Rotted stump or dog kennel?



Plan 107: Plan of site showing position photographs were taken and direction.

THEMES APPLICABLE TO THE SITE

Pastoralism
Farming

HERITAGE CRITERIA APPLICABLE

Criterion (a)

The site shows evidence of significant human activity with at least five areas with different functions.

Criterion (d)

The site is important for its association with an identifiable group, i.e. early conditional purchase settlers.

Criterion (e)

There is the potential to yield new or further archaeological information on the house construction and plan.

Criterion (f)

There is the potential to provide evidence of a way of life that has been lost. The site represents a mixed farming operation that would have been almost self-sufficient.

LEVEL OF SIGNIFICANCE: High

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Test Excavation Full Excavation

STATEMENT OF SIGNIFICANCE

The site is important as it progressed from a small conditional purchase selection to a reasonable prosperous farm. There is sufficient evidence remaining to determine what function each area on the site performed. There is the possibility to gain valuable information from the house site.

SITE MANAGEMENT RECOMMENDATIONS:

Test excavations to be conducted on the house site with possible expansion to full excavation.

Site No.	MP26	Site Name	Page's Farm				
Coordinates: 56 H		Easting	296900		Northing	6434300	
Portion	21	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building				Archaeological	Yes
Architect		Unknown			Builder	Unknown	

HISTORICAL INFORMATION ON SITE

The portion was taken up by William Page. Very little is known about him and more research is needed.

- William Bates may have arrived in Sydney in the 1850s as an assisted immigrant. He came with his young wife Eliza.³³³
- Several children were born in Maitland, but after 1868, four children were born in the Muswellbrook district. Three were to die young.³³⁴
- William Page took up Portion 21 on 29th March 1866.³³⁵
- John Neil surveyed the portion 5th September 1866 and recorded that there was a hut and fenced area there.³³⁶
- From 1869 to 1897, William Page appears in the NSW electoral roll as owner of freehold land in the Kayuga area. In 1897, he was listed as farmer. He does not appear in the 1903 electoral roll for this district.
- William Page was on the Kayuga school board in 1878, stated he was living a mile from the school and had two children, Sarah aged 11 years and Rachel aged five years who would attend the school. He listed his religion in one document as Free Thinker and as Dissenter in another.³³⁷
- In 1869, the *Maitland Mercury* reported that a lad named Page, aged 10 years, had stepped on a whip snake in a paddock at Kayuga and was bitten. Dr Pierce attended and the lad is recovering. This was most likely Benjamin Page who was born to William and Eliza in 1859.³³⁸
- It is not known when William gave up farming or sold the farm, but the following advertisement appeared in 1903.

Tenders for Leasing.

TENDERS will be received by the undersigned up to and including the 4th November, for LEASING PAGE'S FARM of 40 ACRES, at KAYUGA. Terms, 13 years. Highest or any tender not necessarily accepted.

EDWARD HIGGINS, PARKINSON & Co.

Muswellbrook.

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- It is not known when William Page disposed of the farm, but at some stage it was acquired by George Davidson Gall as it formed part of land sold by him to Bridget Lonergan on 17th July 1925. She paid £7/10/- per acre for it.³⁴⁰
- On 23rd September 1946 Bridget Lonergan transferred Portion 21 to Edward Robert

³³³ State Records: Index to assisted immigrants

³³⁴ NSW BDM Index

³³⁵ State Records, CP Register 7/2727

³³⁶ LPMA Crown Plan 352-1511

³³⁷ State Records School file 5/16430.2(a)

³³⁸ *Maitland Mercury* 21st October 1869

³³⁹ *Muswellbrook Chronicle* 28th October 1903

³⁴⁰ Muswellbrook Shire: Notice of Transfer of Land

Lonergan.³⁴¹

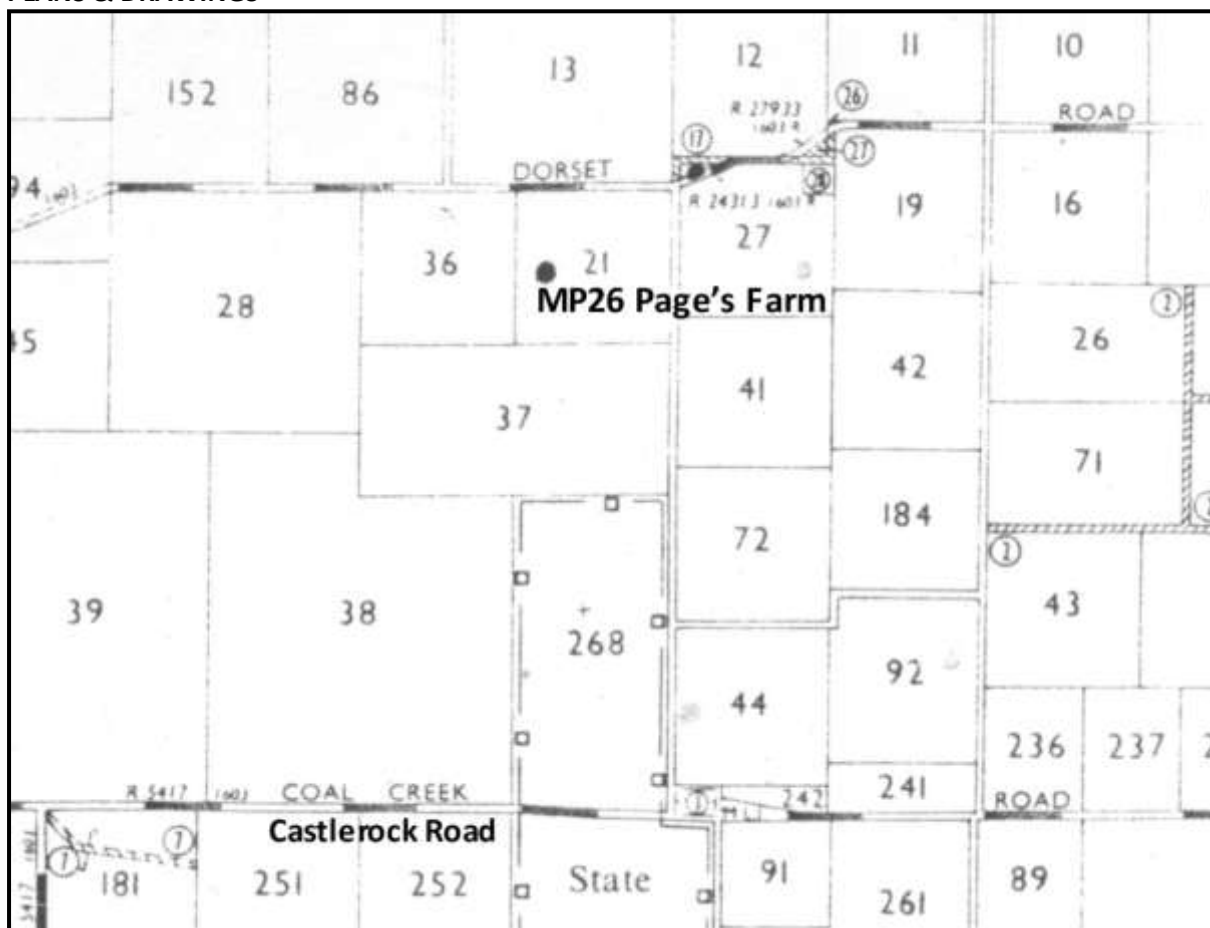
- The land remained in the Lonergan family until acquired by Wayne and Pat Watts.

DESCRIPTION OF SITE

There are very few above ground features at this site.

- There are five pomegranates, two citrus and one fig tree still growing on the site.
- There are two areas of stone that could represent the base of fireplaces, along with a number of isolated stones.
- There is some round timber near the stone that might have been part of the frame of a house.
- To the north east of the house site, there is an area of shorter grass. Cause unknown.
- To the west of the house site, there are two forked posts that may have been part of a shed or fence.
- To the north west of the house site, there is an area of mortised posts, forked posts and small area of stone. This may represent the site of yards, sheds and cow bails. There are nine forked posts in this area, all fallen, but of sufficient length to form the posts for a shed.

PLANS & DRAWINGS



Plan 108: Part of the parish Ellis showing the location of MP26 on Portion 21.

³⁴¹ LPMA Vol. 1602 Fol. 2

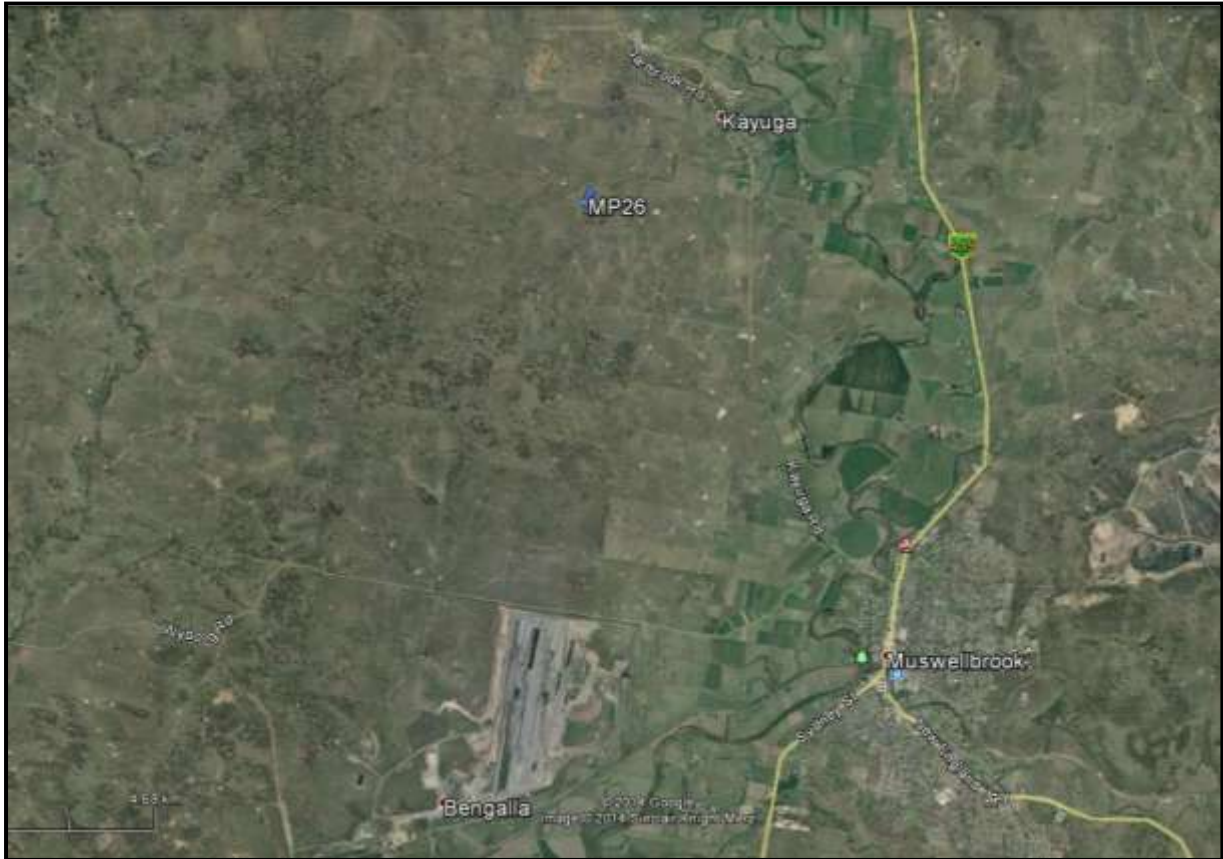
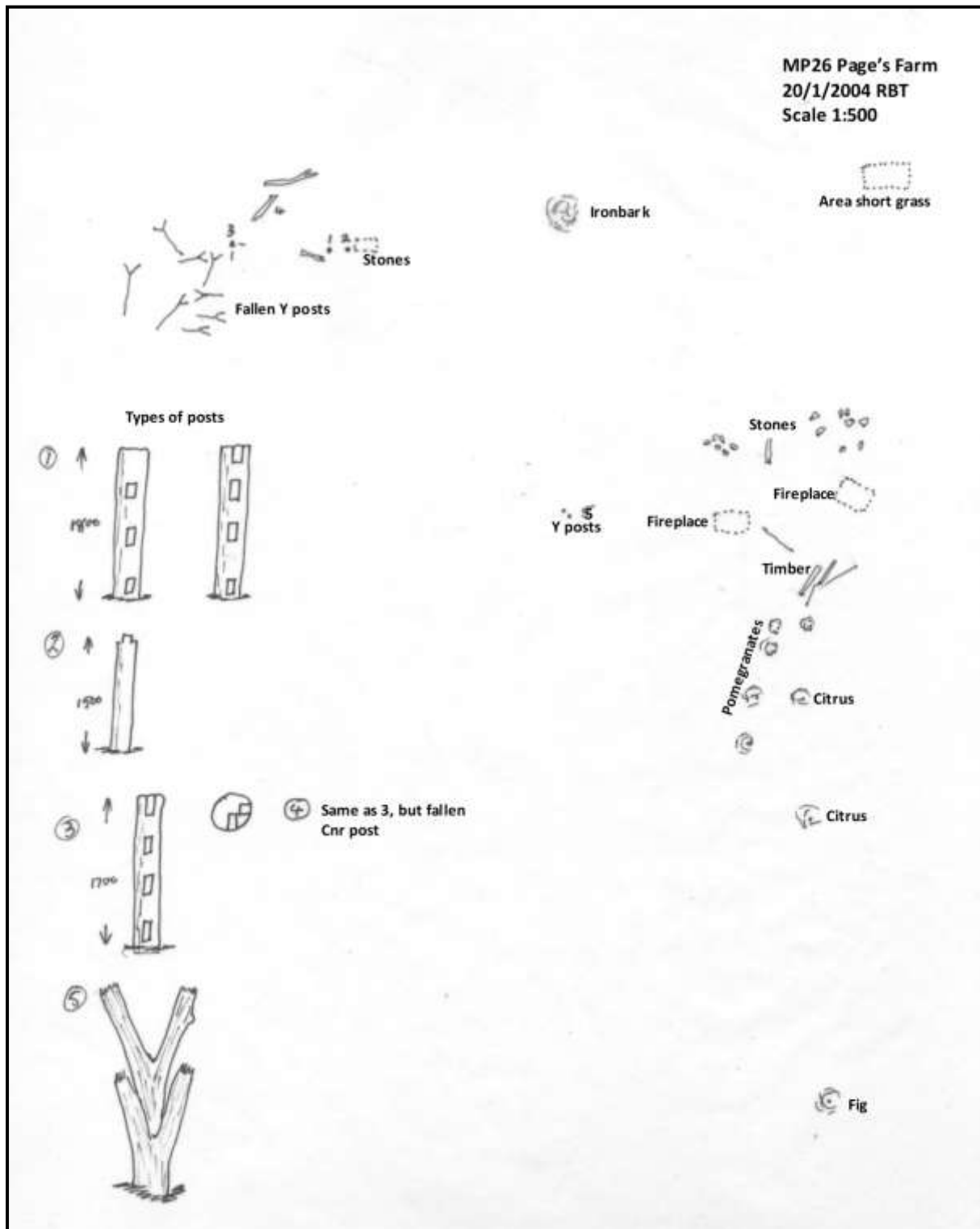


Plate 240: Google Earth view showing the location of MP26 in relationship to Kayuga and Muswellbrook



Plate 241: Google Earth view showing position of MP26 within the landscape. Only fruit trees are visible feature from this view.



Plan 109: Drawing showing location of remaining features at site MP26. Drawings on left of plan show different styles of posts at this site.

PHOTOGRAPHS



Plate 242: P1. Looking south over area of stones and fruit trees.



Plate 243: P2. Area of stone, possible base for fire place.



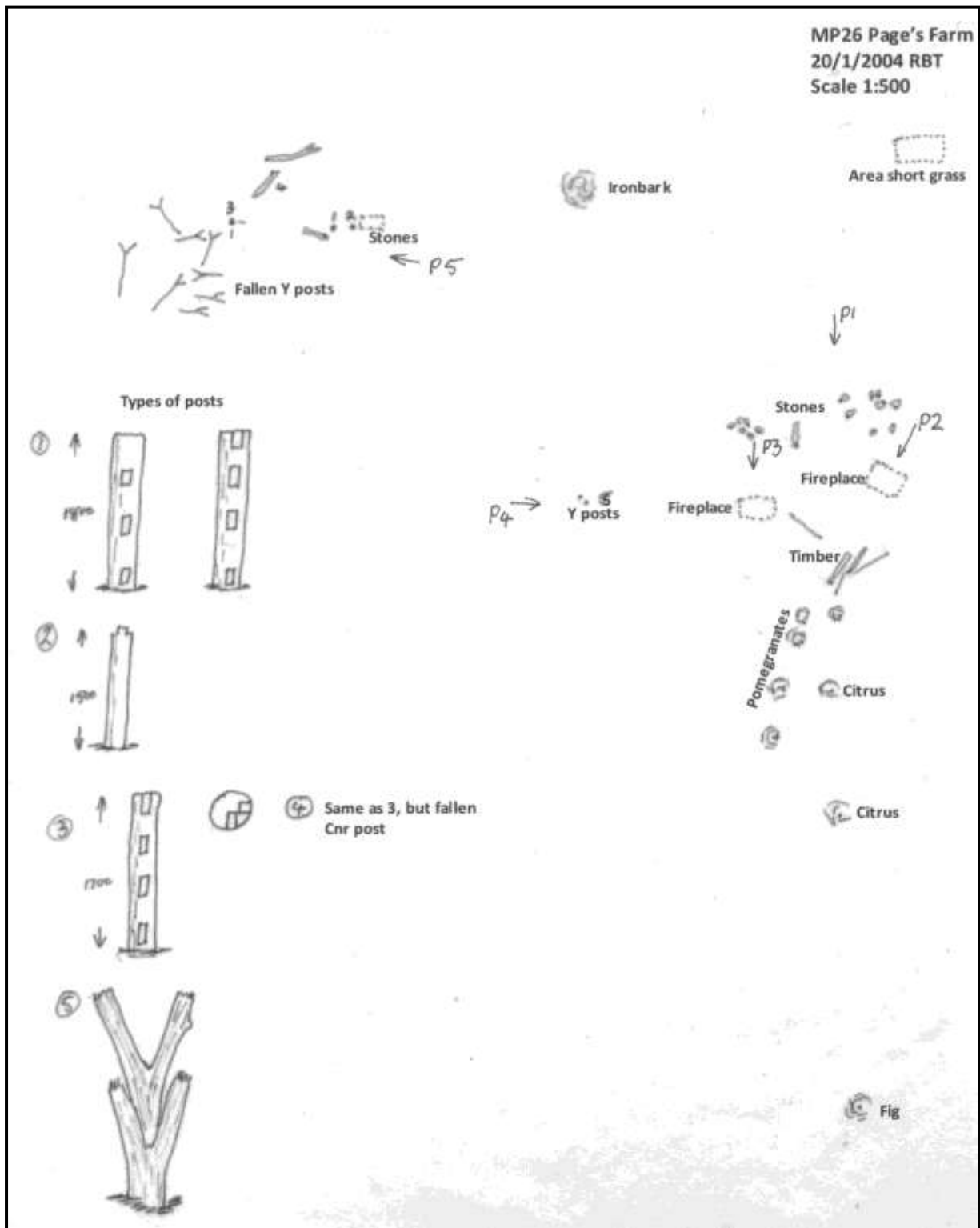
Plate 244: P3. Area of stone, possible base for fireplace.



Plate 245: P5. Remains of yards, north west of house site.



Plate 246: P4. View of forked limbs used as posts.



Plan 110: Plan of site showing position and direction each photograph was taken from.

THEMES APPLICABLE TO THE SITE

Pastoralism

Farming

HERITAGE CRITERIA APPLICABLE**Criterion (a)**

The site shows evidence of significant human activity from one family over an extended period.

Criterion (d)

The site is important for its association with an identifiable group, i.e. early conditional purchase settlers.

Criterion (e)

There is the potential to yield new or further archaeological information on the house construction and plan.

Criterion (f)

There is the potential to provide evidence of a way of life that has been lost. The site represents a mixed farming operation that would have been almost self-sufficient.

LEVEL OF SIGNIFICANCE: High

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Test Excavation Full Excavation

STATEMENT OF SIGNIFICANCE

The site is important as it represents the site of one family's development over almost forty years. There is sufficient evidence remaining to determine what function each area on the site performed. There is the possibility to gain valuable information from the house site.

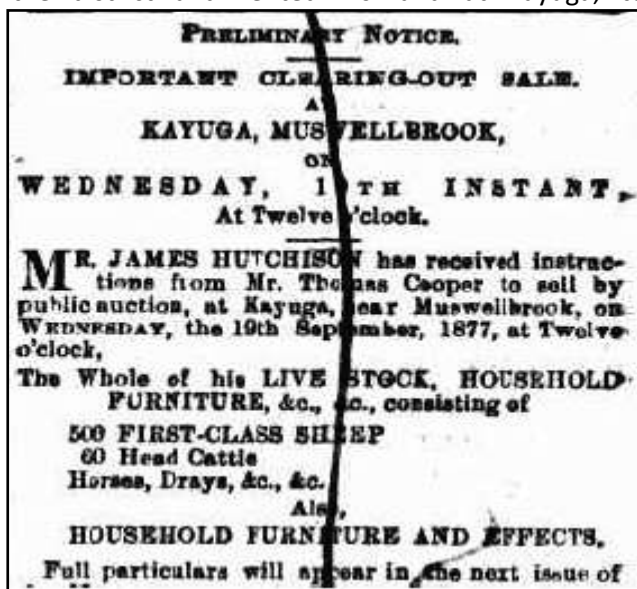
SITE MANAGEMENT RECOMMENDATIONS:

Test excavations to be conducted on the house and shed sites with possible expansion to full excavation.

Site No.	MP27	Site Name	Thorndale				
Coordinates: 56 H		Easting	296320		Northing	6433110	
Portion	38	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	Yes		Archaeological		
Architect		Unknown		Builder	Possibly Thomas H Cooper		

HISTORICAL INFORMATION ON SITE

- Portions 38 (170 acres) and 39 (150 acres) were taken up as Conditional Purchase blocks 7th November 1867 by Thomas Humphrey Cooper.³⁴² John Neil was the surveyor who did not conduct the survey until August 1868. He noted that a portion of the land may be cultivated, it is well grassed, timber consisted of gum, box and ironbark, and there was no permanent water.³⁴³
- In March 1871, the Muswellbrook School of Arts committee reported that they had accepted the tender of Thomas Cooper of Kayuga to erect a new building for £1415 and he had commenced work.³⁴⁴
- J H Cooper was in residence on his selection when his son, Frederick Cooper married. The report in the Maitland Mercury recorded that Frederick Cooper; eldest son of T H Cooper, builder, late of West Maitland was married on the 15th May 1871 at the residence of his parents at Kayuga. He married Emma, third daughter of Richard Partridge of West Maitland.³⁴⁵ This indicates a reasonable residence was on the property by 1871.
- It is not known how many building T H Cooper erected in the district, but by 1876, he was the builder of the Presbyterian Manse in Muswellbrook. He was advertising for a quarryman in June 1876³⁴⁶ and in 1877, he gave evidence in a forgery case at Muswellbrook.³⁴⁷
- It appears that at the completion of building the Manse at Muswellbrook, T H Cooper left
- the district and rented his land at Kayuga, to J L C Secombe, district surveyor.



³⁴⁸

³⁴² State Records, Register of Conditional Purchases 7/2717

³⁴³ Lands Department Map 673-1511

³⁴⁴ Maitland Mercury 7th March 1871

³⁴⁵ Maitland Mercury 20th May 1871

³⁴⁶ Maitland Mercury 3rd June 1876

³⁴⁷ Maitland Mercury 19th April 1877

³⁴⁸ Maitland Mercury 8th September 1877

MUSWELLBROOK.

IMPORTANT CLEARING-OUT SALE
By Public Auction,
ON WEDNESDAY, SEPTEMBER THE 19TH,
At Eleven a.m. Sharp,
AT THE RESIDENCE OF THE PROPRIETOR,
THOMAS COOPER, Esq.,
KAYUGA, NEAR MUSWELLBROOK.

MR. JAS. HUTCHISON has been favored with imperative instructions from the proprietor, in consequence of his intended removal, having leased his residence for a term of years to J. L. C. Seccombe, Esq., District Surveyor, to sell, without the slightest reserve, by public auction, at the above time and place,

The Whole of his **SHEEP, CATTLE, HORSES, VEHICLES, &c., &c.,** comprising—

20 EWES, Half-bred Leicester and Marino, with 150 LAMBS
 2 Lincoln Rams, prize-takers at Muswellbrook Show
 1 Leicester Ram
 2 Lincoln Ewes, well bred
 56 Head Mixed Cattle, all young and well-bred
 8 Head Very Useful Saddle Horses
 1 Team of 4 Heavy Draught Horses
 4 Sets of Harness
 1 Dray, 5-horse
 1 Dog-cart, nearly new

QUARRYMEN'S TOOLS, consisting of Picks, Crowbars, Wedges, &c., &c.
 Also,
 A Large Quantity of Really Useful **HOUSEHOLD FURNITURE and CULINARY UTENSILS,** comprising
 CHAIRS, Tables, Bedsteads, Book Cases, Chests of Drawers, Washstands, Dressing Tables, Mirror, Safes, &c., &c.
 Two Large Safes, Two American Churns
 Milk Dishes, 1 Large Kitchen Table
 1 Singer's Sewing Machine in good working order
 Ropes, Ladders, &c., &c.
 And a Large Quantity of other Articles.
 Terms very liberal at sale.
 No Reserve. 6048

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- On 3rd January 1884, T H Cooper transferred Portion 38 and 39 to John Lynch.³⁵⁰
- In 1885, John Lynch is listed as living at Thorndale holding 454 acres, seven horses and 12 cattle.³⁵¹
- In 1887, John Lynch of Kayuga granted a slaughtering license.³⁵²
- E H Lynch of Thorndale, Kayuga wrote to the Editor of the *Maitland Mercury* in 1893 requesting they correct an error in the report of prizewinners at the Muswellbrook Show.³⁵³
- In 1899, the Chronicle reported that Mr Clatworthy had taken over Mr Lynch's old place and will follow farming and dairying.³⁵⁴ It is also recorded in the Conditional Purchase Register that the land was transferred from Lynch to Chatworthy on 22nd April 1899.³⁵⁵

³⁴⁹ *Maitland Mercury* 15th September 1877

³⁵⁰ State Records, Register of Conditional Purchases 7/2717

³⁵¹ Journal of the Legislative Council of NSW, 2nd Session, 1885, Vol.39 Part 1, Appendix 2.

³⁵² *Maitland Mercury* 15th December 1887

³⁵³ *Maitland Mercury* 20th May 1893.

³⁵⁴ *Muswellbrook Chronicle* 15th July 1899

- In 1900, Messrs Clatworthy and Cowles of Thorndale provided a sample of silage that they had made along with a description of how they made it to the Editor of the *Muswellbrook Chronicle*.³⁵⁶
- On 8th August 1902 Chatworthy transferred the two portions to John Lonergan jnr of Coal Creek, Kayuga.³⁵⁷
- John Lonergan appears as the owner in the 1911-13 Muswellbrook Shire rate book and he retained it until transferred to his son John Edward as a gift on 26th July 1944.
- It then passed to his nephew, Des Partridge.

DESCRIPTION OF SITE

The house and sheds have not been utilised or maintained for some years and this is starting to become evident. There is sufficient evidence to determine how the various features functioned.

HOUSE.

- The rooms numbered 1 to 6 appear to be part of the original house built by Thomas Humphrey Cooper in the late 1860s.
- Room 7, new kitchen, bathroom and toilet have been added at various stages.
- Front of the house faces north, back of the house faces Castlerock Road.
- Both chimneys of the same style and construction.
- Brick underground tank at the back of the house. Walls two bricks wide, four metres diameter and three to four metres deep.
- Roof was originally shingles, battens pit sawn held down with Eubank nails.
- Bathroom lined with T & G pine boards 185mm wide and ceiling T & G 130mm wide.
- Room One. Bedroom, lined with fibro sheeting, floor T & G cypress pine 90mm wide.
- Room Two. Bedroom, lined with fibro sheeting, floor 140mm wide, not T & G.
- Hall, lined same as Room Two.
- Room Three. Lounge room, lined partly with fibro sheeting and pine boards. Ceiling lined with pine boards. Floor not T & G 140mm wide. Fireplace surround missing. Front external wall, weatherboards covering vertical sawn slabs varying from 160 to 190mm wide.
- Room Four. Dining room, fireplace surround missing. Floor not T & G 140mm wide. Walls and ceiling timber lined with 90mm wide boards. Walls have vertical boards for 980mm, chair rail then horizontal boards. Wallpaper has been used on parts of the walls.
- Room Five. Timber lined walls and ceiling, all 90mm wide. No mantle of fire surrounds.
- Room Six. Kitchen, has been extended south to take in part of the veranda. Old part of room lined same as Room Five. Old stove is Metters, Sydney – Beacon Light. New part of kitchen has Agra type stove.
- Rooms One to Four have ceiling height of 2650mm.
- Floor bearers where they can be seen are round logs, 140 to 180mm diameter, adzed flat for floor boards to sit on.
- Vertical sawn slabs in back wall of rooms one and four.

CAR SHED

- Appears to have been built from recycled material.
- Corrugated iron has reuse holes
- North wall constructed of sawn and split slabs.
- South wall all split slabs. Split slabs had been trimmed to fit in a groove originally. Split slabs are 2200mm long.
- Frame appears to have used elsewhere, some round, others squared with adze or broadaxe. One post still has Eubank nail in a mortise.
- Rafters of round timber approximately 90mm diameter.

³⁵⁵ State Records, Register of Conditional Purchases 7/2717

³⁵⁶ *Muswellbrook Chronicle* 3rd February 1900

³⁵⁷ State Records, Register of Conditional Purchases 7/2717

MACHINERY SHED

- Similar construction method as car shed.
- Posts and corrugated iron has been recycled from earlier building.

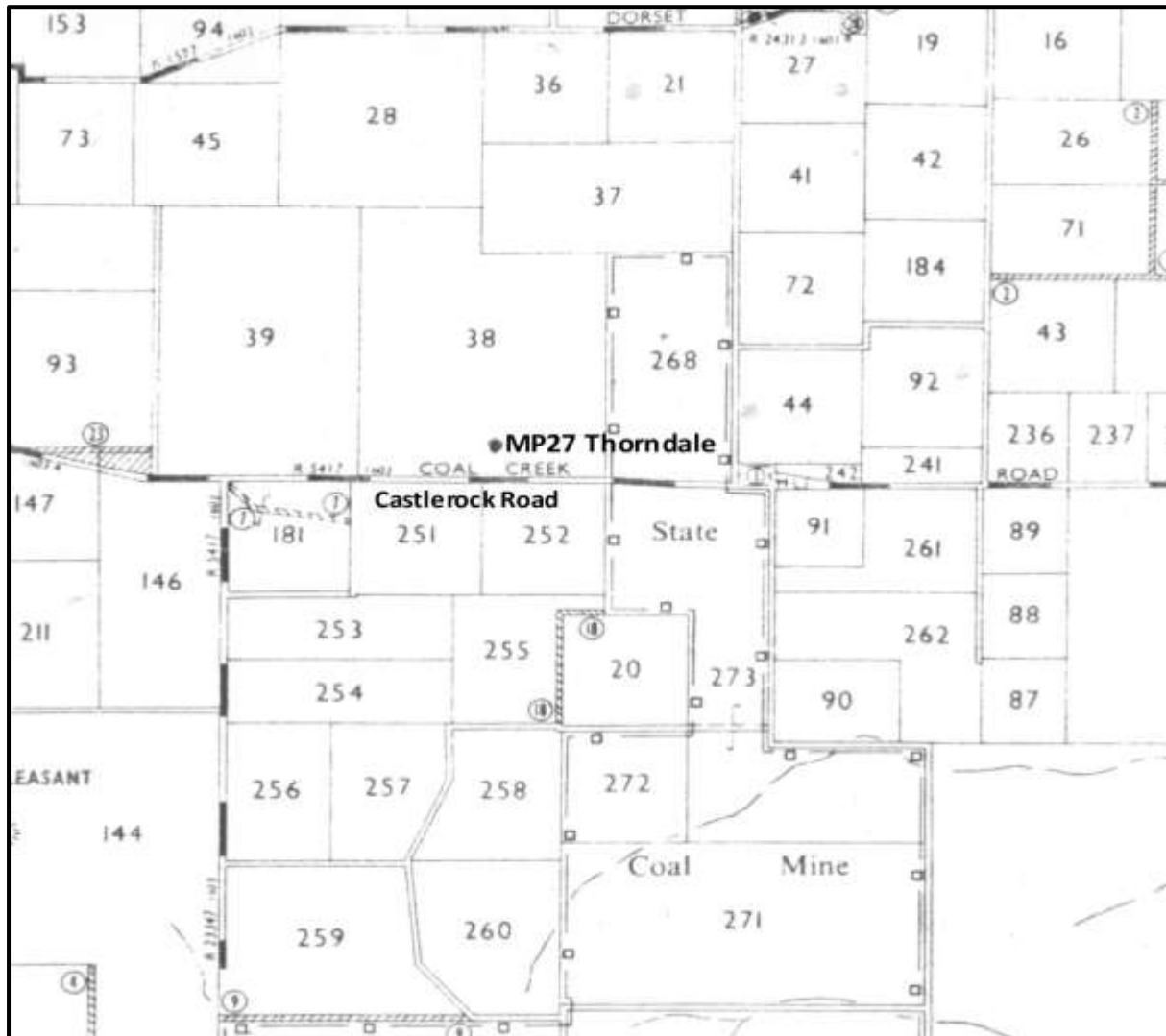
SHEARING SHED

- Constructed of round bush timber frame with some machine sawn 4 x 2 and battens.
- Recycled corrugated iron, one branded 'Trademark Crown Redcliffe'.
- Floor boards 140 x 20mm, not T & G.
- Some walls clad with corrugated iron, others reused slabs.
- Walls in centre section 2.5m high, 2m high on side section. 4.5m to roof in centre of main section.

OTHER FEATURES

- Fowl house west of house. Further west cow bails, stockyards (originally five mortised rails). Small pig pen in this area for the pig that was being fattened.
- Slabs used for sheds in main pig sty.
- Well – square, timber lined.
- Hay shed of round timber posts, sawn beams and recycled corrugated iron.
- Pat Watts believes Lonergan child was buried in front garden of Thorndale.

PLANS & DRAWINGS



Plan 111: Part of the parish Ellis showing the location of MP27 on Portion 38.

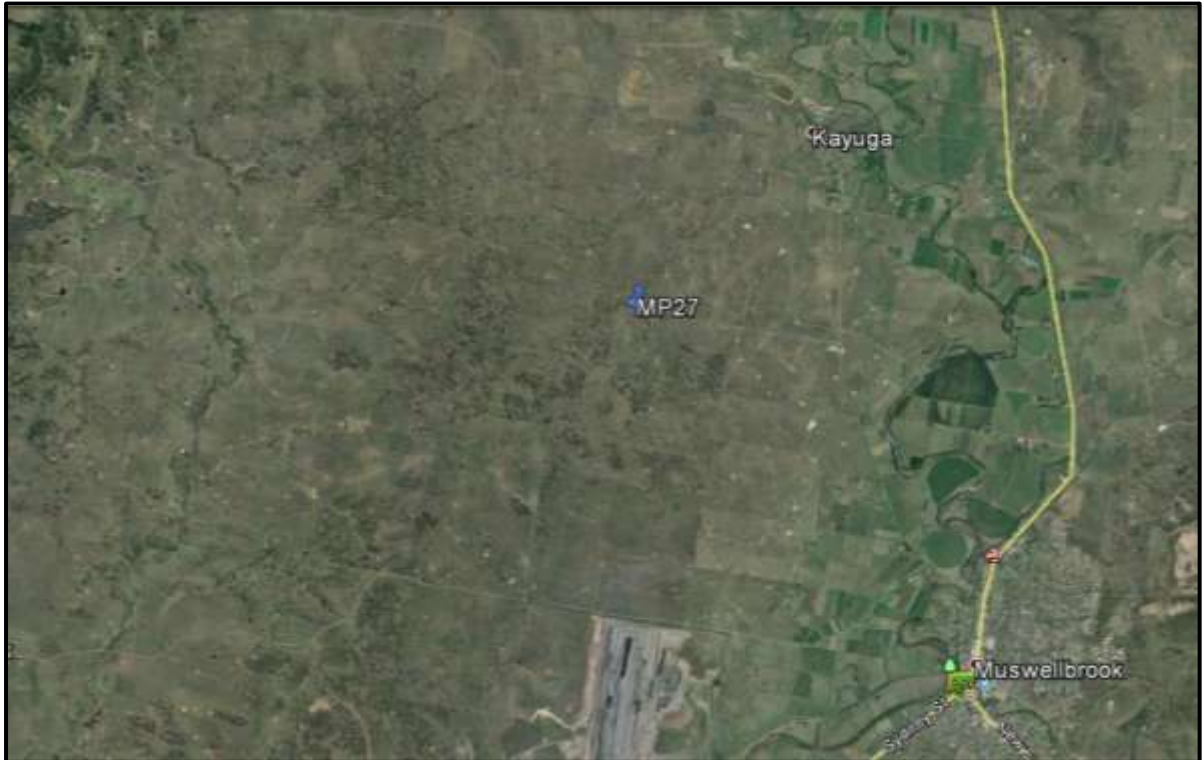
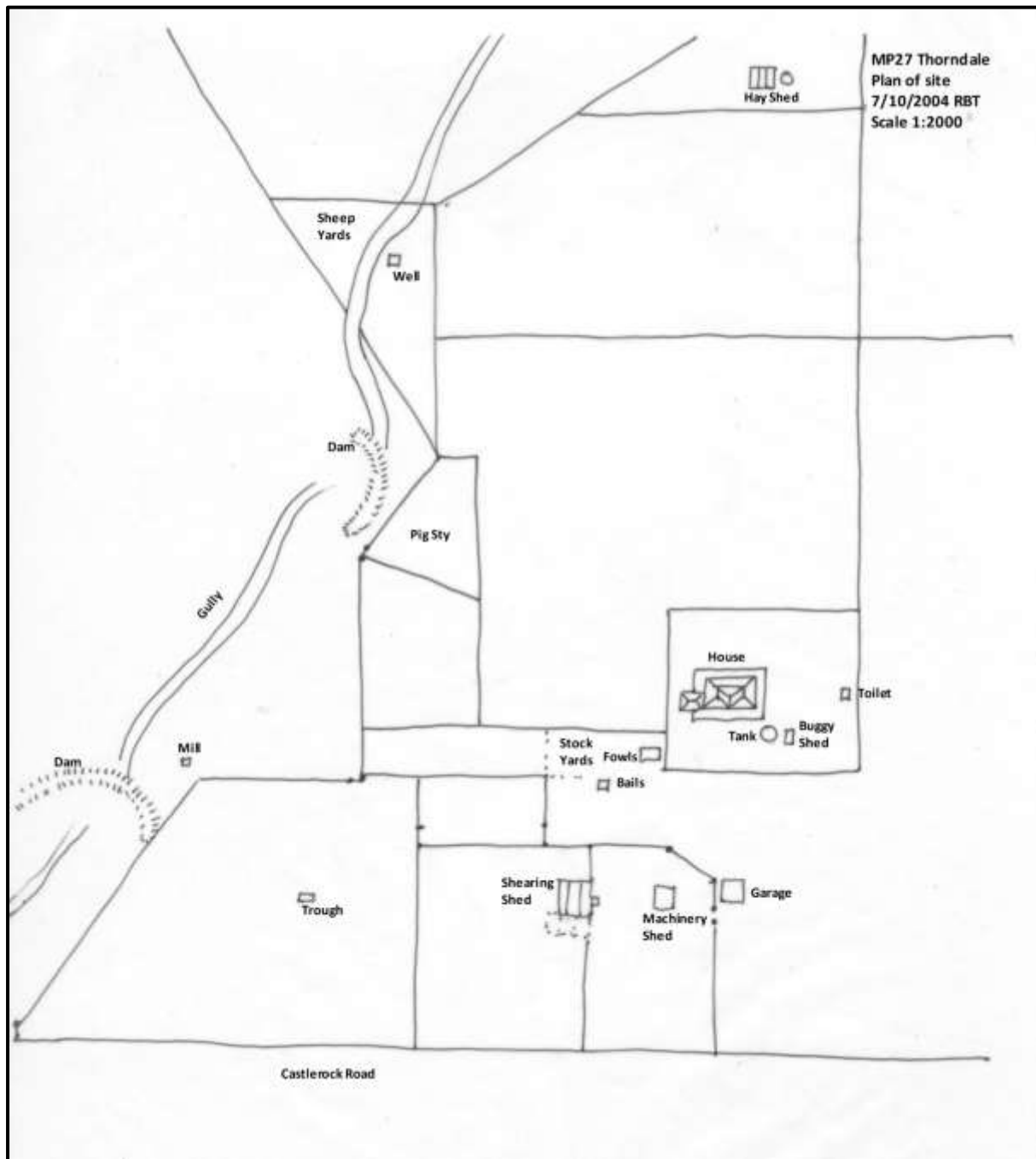


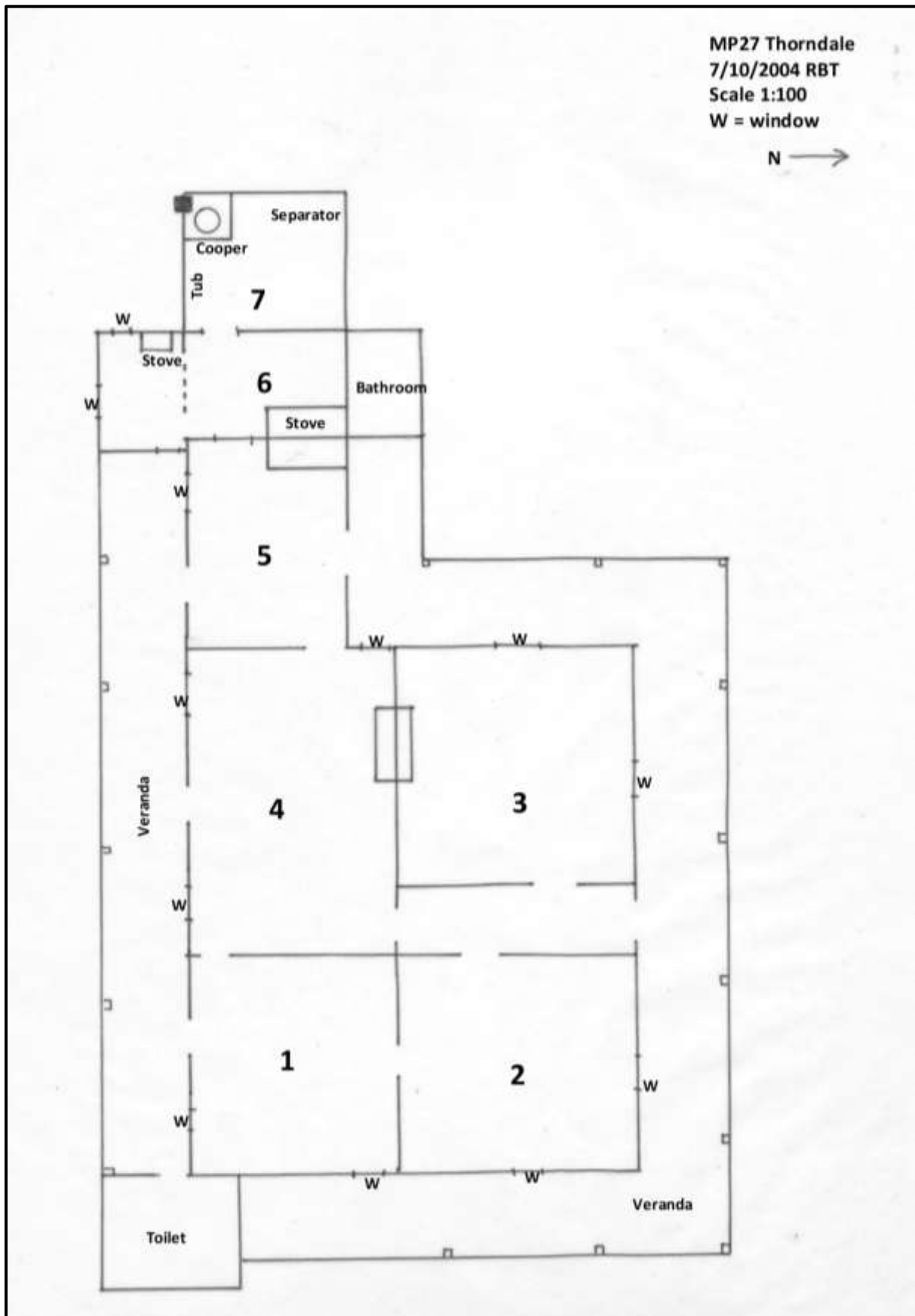
Plate 247: Google Earth view showing the location of MP27 in relationship to Kayuga and Muswellbrook



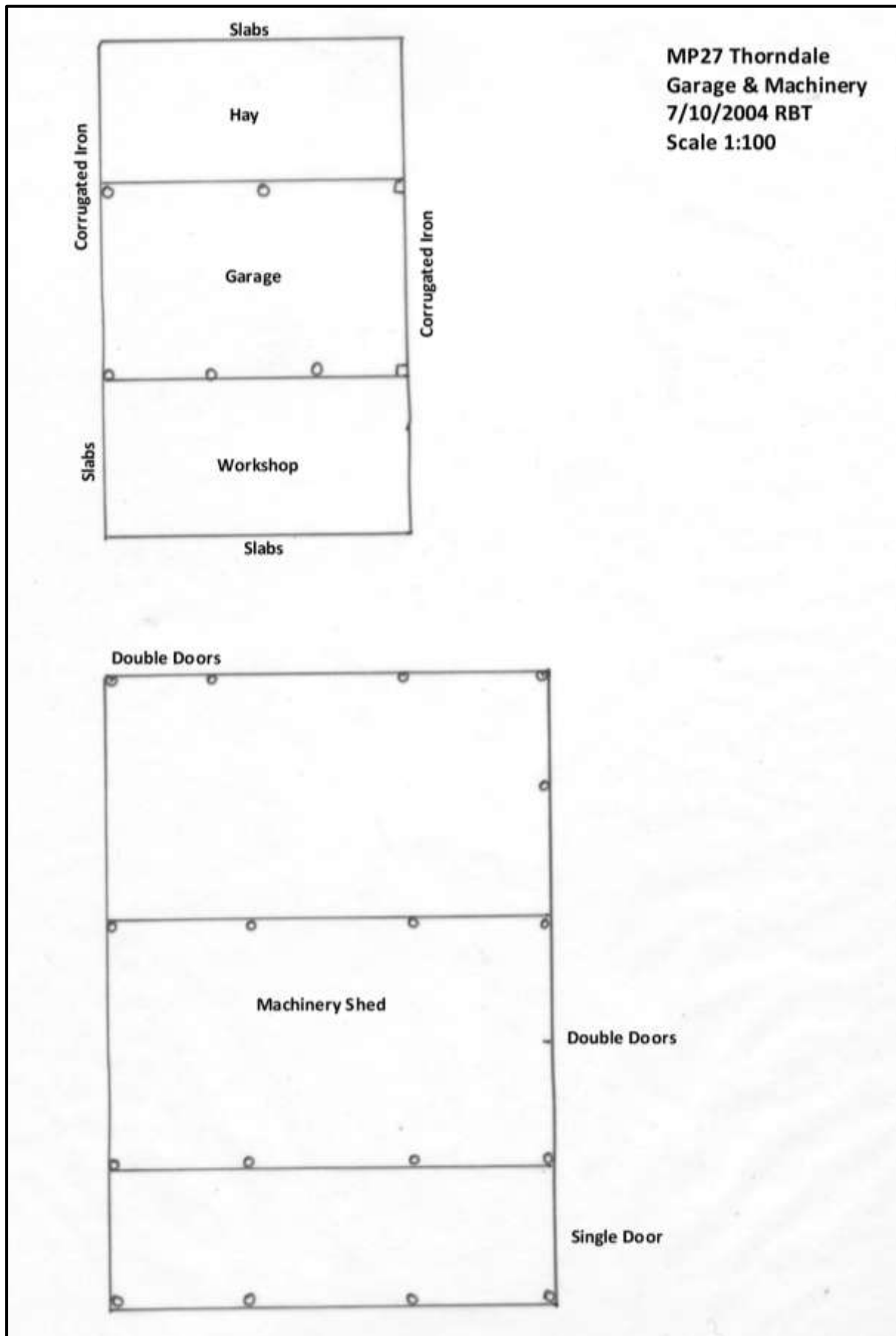
Plate 248: Google Earth view showing position of MB27 within the landscape.



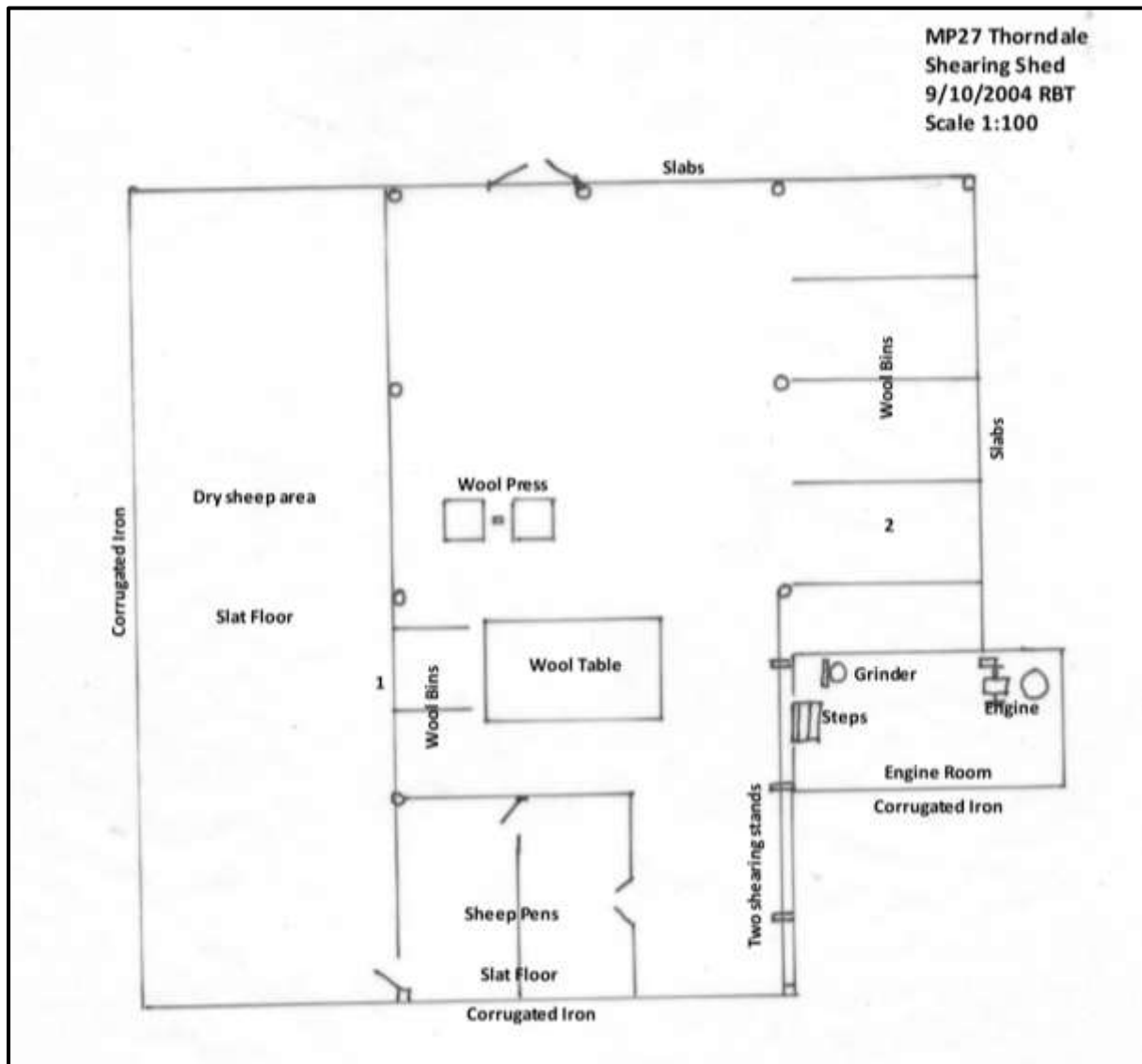
Plan 112: Drawing showing locations of features at site MP27.



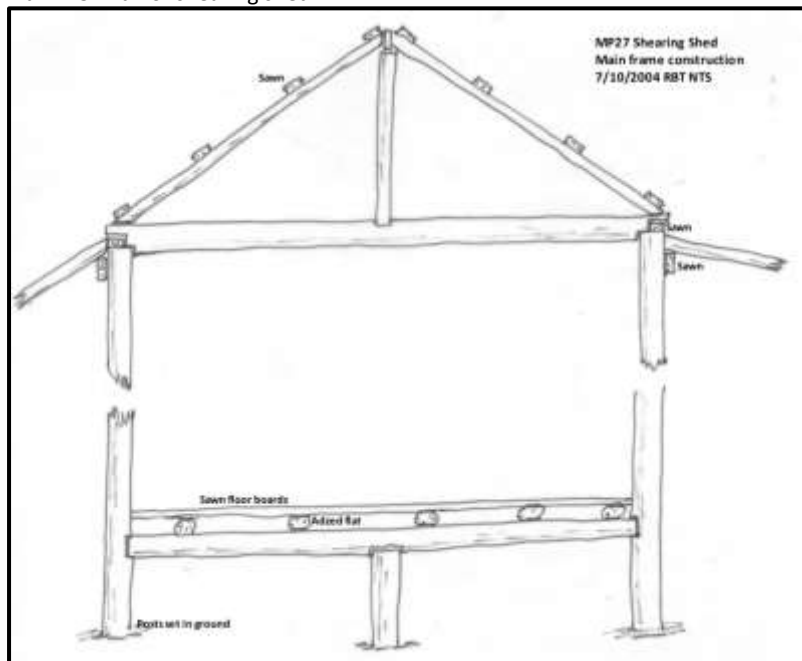
Plan 113: Drawing showing the layout of the house at MP27.



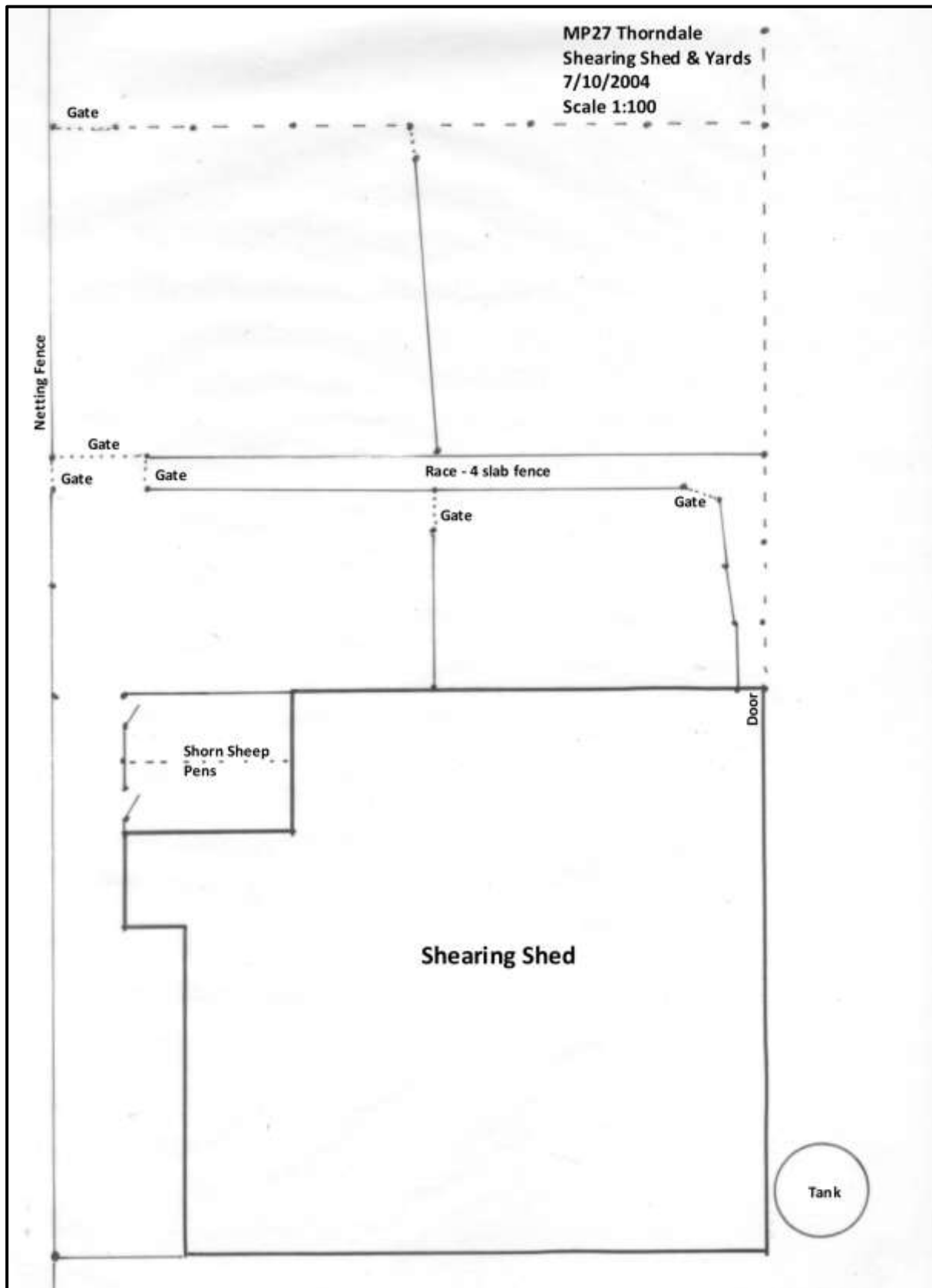
Plan 114: Plan of garage and machinery shed.



Plan 115: Plan of shearing shed.



Plan 116: Drawing showing frame construction of main part of shearing shed.



Plan 117: Plan showing yards in relationship to shearing shed.

PHOTOGRAPHS



Plate 249: Thorndale c1915, John Lonergan on veranda. Original held by Pat Watts.

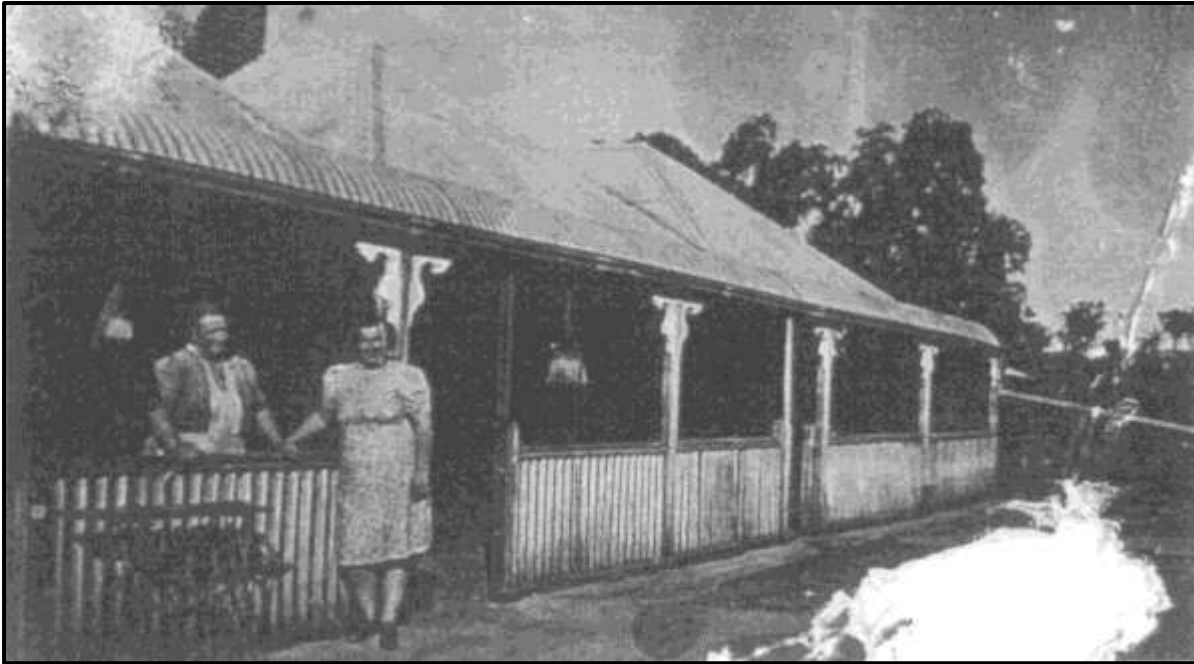


Plate 250: Thorndale. Bridget and Mary Lonergan. View at rear of house. Original held by Pat Watts.



Plate 251: P1 4. Rear of house looking north



Plate 252: P1 5. West side of house looking east



Plate 253: P1.7. View of house looking south east.



Plate 254: P1.8. View of house and toilet looking north west.



Plate 255: P2.23. View of front of house looking south.



Plate 256: P1.9 & 10 Back door and window to the right of the front door. Note fan light above door.



Plate 257: P1.12. View of entrance to Room 4 from front hall.



Plate 258: P1.11. Wallpaper in hall. Note vertical lining boards.



Plate 259: P1.13. Remains of wallpaper in Room 4.



Plate 260: P1.14. Stove in original part of kitchen.



Plate 261: P1.15. Stove in veranda extension of kitchen.



Plate 262: P2.1 View of garage with machinery shed to right.



Plate 263: P2.2. Garage, Machinery shed and shearing shed in background.



Plate 264: P2.3. Machinery shed.



Plate 265: P2.4. View of shearing shed.



Plate 266: P2.5 View of shearing shed.



Plate 267: P2.10. Wool press.



Plate 268: P2.8. View in shearing shed of two stands. 1937 may be date of construction.



Plate 269: P2.9. View in shearing shed of catching pens. Walls made from split slabs.



Plate 270: P2.14. View of recycled split slabs in catching pens.



Plate 271: P2.13. View of bins for classed wool prior to being baled.



Plate 272: P2.6. Under floor construction



Plate 273: P2.7. Another view of under floor construction.



Plate 274: P2.15. Example of frame construction. Note holes in recycled corrugated iron.



Plate 275: P2.11. Engine room.



Plate 276: P2.17. Remains of stock yards.



Plate 277: P2.21. Another part of stock yards.



Plate 278: P2.16. Pen for the pig to be fattened.



Plate 279: P2.21a. View of fowl house.



Plate 280: P2.18. View of cow bails.



Plate 281: P2.19. Another view of cow bails.

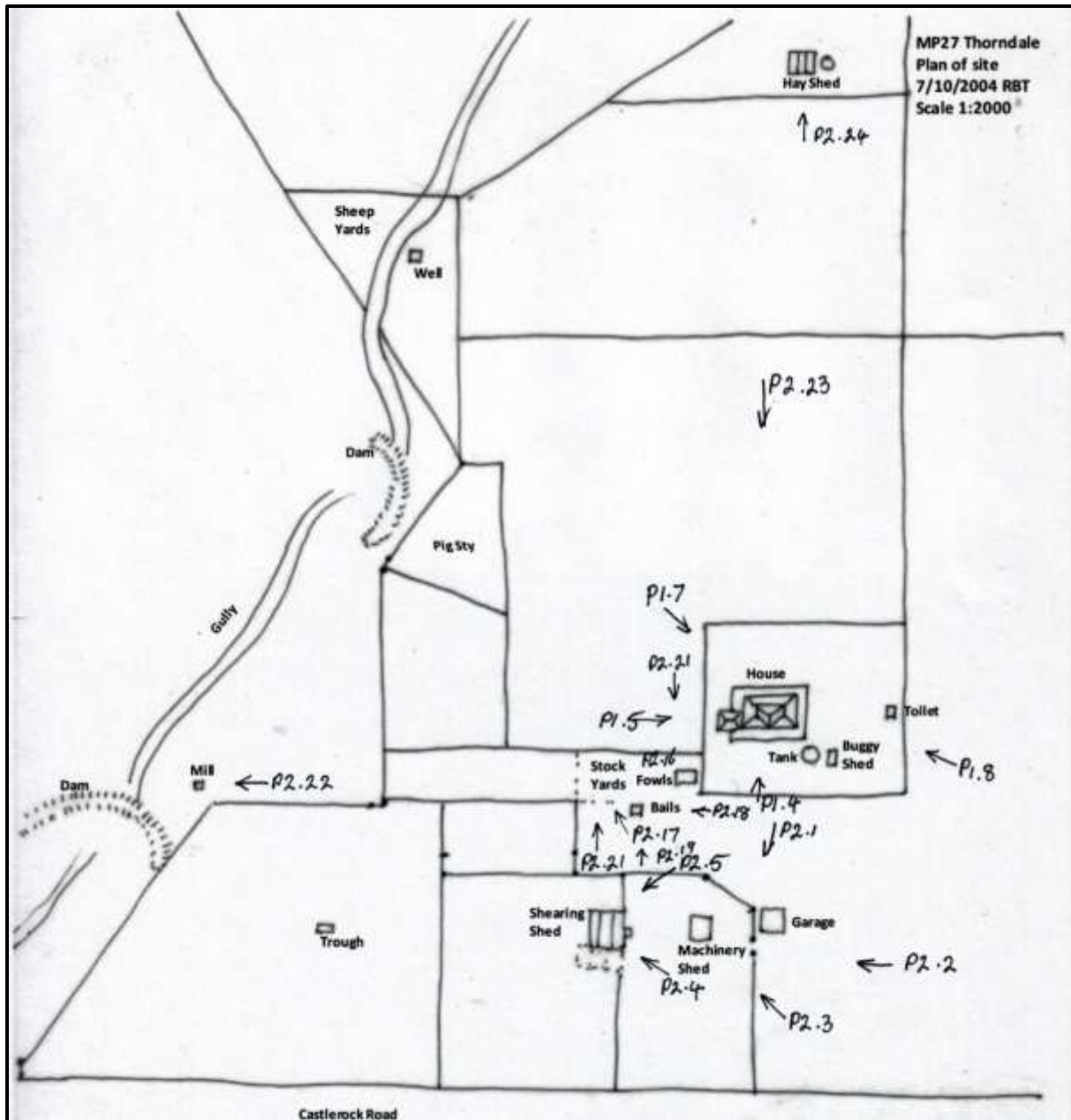


Plate 282: P2.24. Hay shed looking north.

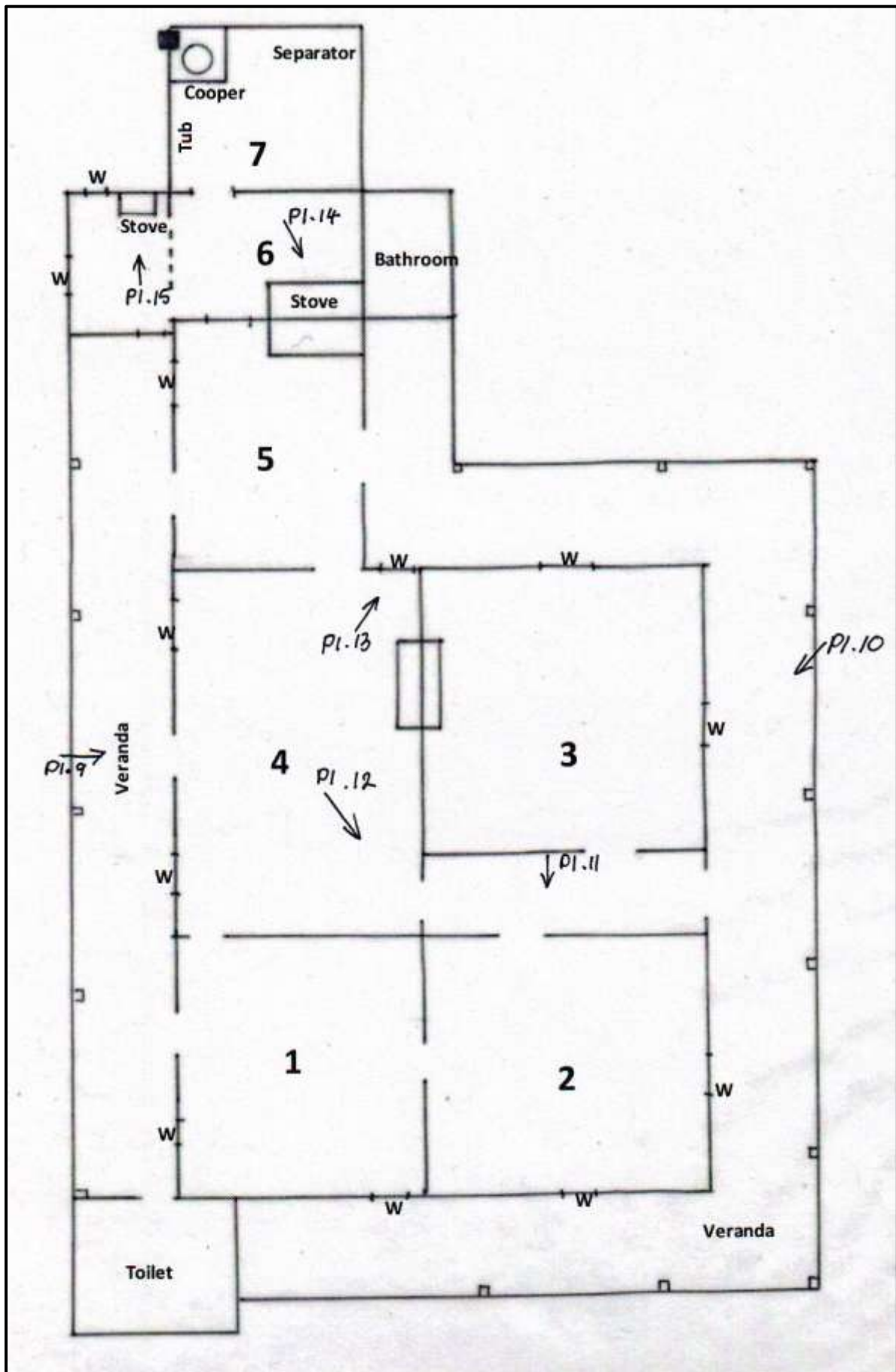


Plate 283: P2.22. View of mill and well looking west.

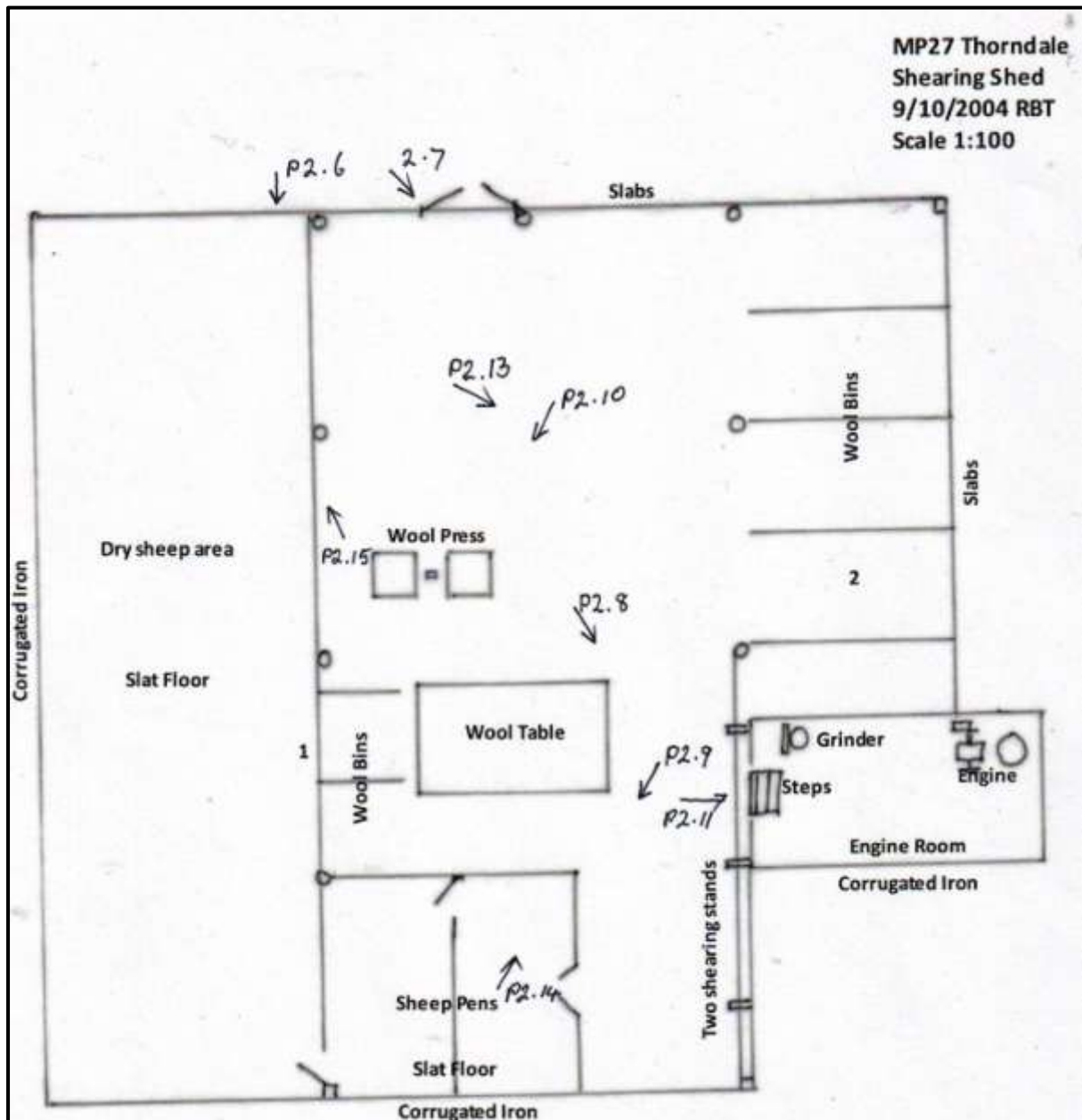
PHOTOGRAPHIC PLANS



Plan 118: Plan showing position and direct of photographer when each photograph was taken at site.



Plan 119: Plan showing position and direct of photographer when each photograph was taken at house.



Plan 120: Plan showing position and direct of photographer when each photograph was taken at shearing shed.

THEMES APPLICABLE TO THE SITE

Pastoralism

Farming

HERITAGE CRITERIA APPLICABLE

Criterion (a)

The site shows evidence of significant human activity from one family over an extended period.

Criterion (d)

The site is important for its association with an identifiable group, i.e. early conditional purchase settlers.

Criterion (e)

There is the potential to yield new or further archaeological information on the house construction and plan.

Criterion (f)

There is the potential to provide evidence of a way of life that has been lost. The site represents a mixed farming operation that would have been almost self-sufficient.

LEVEL OF SIGNIFICANCE: High

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Monitor

STATEMENT OF SIGNIFICANCE

The site is important as it represents the site of one family's development over almost 80 years. There is sufficient evidence remaining to determine what function each area on the site performed. There is the possibility to gain valuable information from the house site.

SITE MANAGEMENT RECOMMENDATIONS:

House: This building is structurally unsound due to neglect. It may be demolished, but the demolition should be monitored to obtain further information on building methods.

Buildings: The Denman Heritage Village should be approached to see if they could utilise any of the material, especially the shearing shed, which is in reasonable condition.

Burial: This requires further research.

Site No.	MP28	Site Name	Melody Farm				
Coordinates: 56 H		Easting	297730		Northing	6434400	
Portion	19	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	Yes		Archaeological		Yes
Architect		Unknown		Builder	Unknown		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">Thomas Guy selected Portion 19 on 8th February 1866 and Portion 42 on 27th August 1868.³⁵⁸Over the next few years the property changed ownership a number of times; Malcolm Campbell 2nd July 1869, John Guy 6th April 1872, Thomas Guy 21st July 1873, George Hain 10th June 1875, George Frederick Cain 2nd August 1884 and Henry Devine.³⁵⁹ Some of these transfers may have been mortgages.Henry Devine was the third child of George and Charlotte Devine and a brother to George Devine on site MP23. On 28th August 1877, he married at Muswellbrook to Elizabeth Henrietta Guy (another early Kayuga family).³⁶⁰On 21st January 1892, both portions were transferred from the Commercial Bank of Sydney to Henry Devine for £300.³⁶¹In 1921, the estate consisted of Portions 19 and 42, total of 80 acres. On the property was an 'old slab cottage of five rooms, iron roof worth £60, cow shed of 2 bails and old tumble down buildings worth £10 and hay shed, tank and dam worth £50.'³⁶² The valuation specified that there were three bedrooms, dining room and kitchen.Henry Devine's will stated that his wife was to have the use of the property during her lifetime and then it was to pass to his son, Alfred George Devine for his use during his life. Only on his death, could the property be sold and divided. Alfred George lived until 1966.Pat Watts believed the property was purchased by Bluford, then Ben Morton who sold Portion 19 to Fell and Portion 42 to Collins.³⁶³There were a number of owners that Pat Watts may not have been aware of. On 13th January 1967, it was transferred from the Commercial Bank to Edgar Earle Thorley and Hilton Leslie Devine, 13th February 1967 to Benjamin James and Doris Jean Morton. Following the death of Benjamin Morton the property passed to Doris Jean Morton (widow) and Brenda Brown as joint tenants. They sold to Daniel Richard and Betty Maree Payne on 23rd July 1979.³⁶⁴Properties have since been sold to RTCA.							
DESCRIPTION OF SITE							
<ul style="list-style-type: none">There are no surface remains of the slab house of Henry Devine.Present house may have been erected after the property was purchased by Fell.The present house is of weatherboards on brick piers. Ground may have been cut to provide a flat surface to build on. This may have been the site of the original house.Behind the cut area are several old pepper trees.South of the house there is an axle & springs from a light cart.At the south east corner of the house yard there are a number of pieces of early glass and							

³⁵⁸ LPMA Old System Book 68 No.45

³⁵⁹ State Records, CP Register 7/2710

³⁶⁰ P L Devine, 1999, *Devine in Name, A Family History*, p.67

³⁶¹ LPMA Old System Book 485 No.394

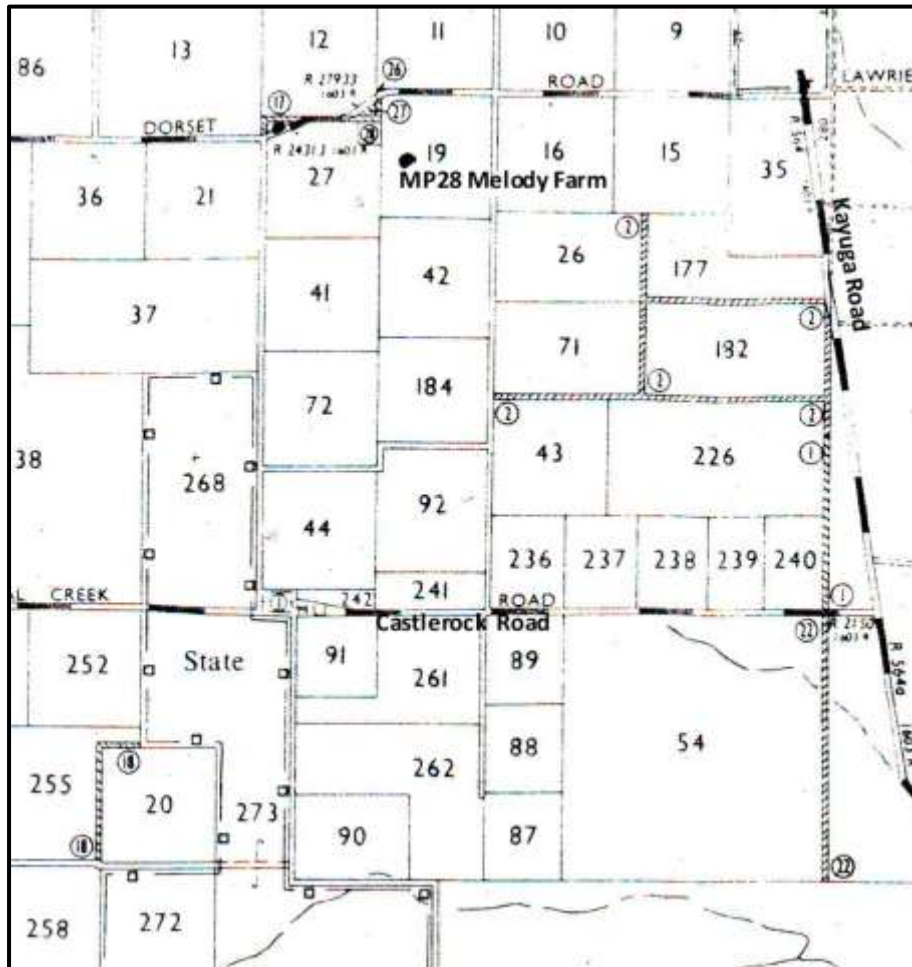
³⁶² SR DEF 20/7080

³⁶³ Pat Watts, Mount Pleasant Oral History Project p.104

³⁶⁴ LPMA Vol. 2545 Fol. 176

ceramic. May be rubbish dump area from original house.

PLANS & DRAWINGS



Plan 121: Part of the parish Ellis showing the location of MP28 on Portion 19.

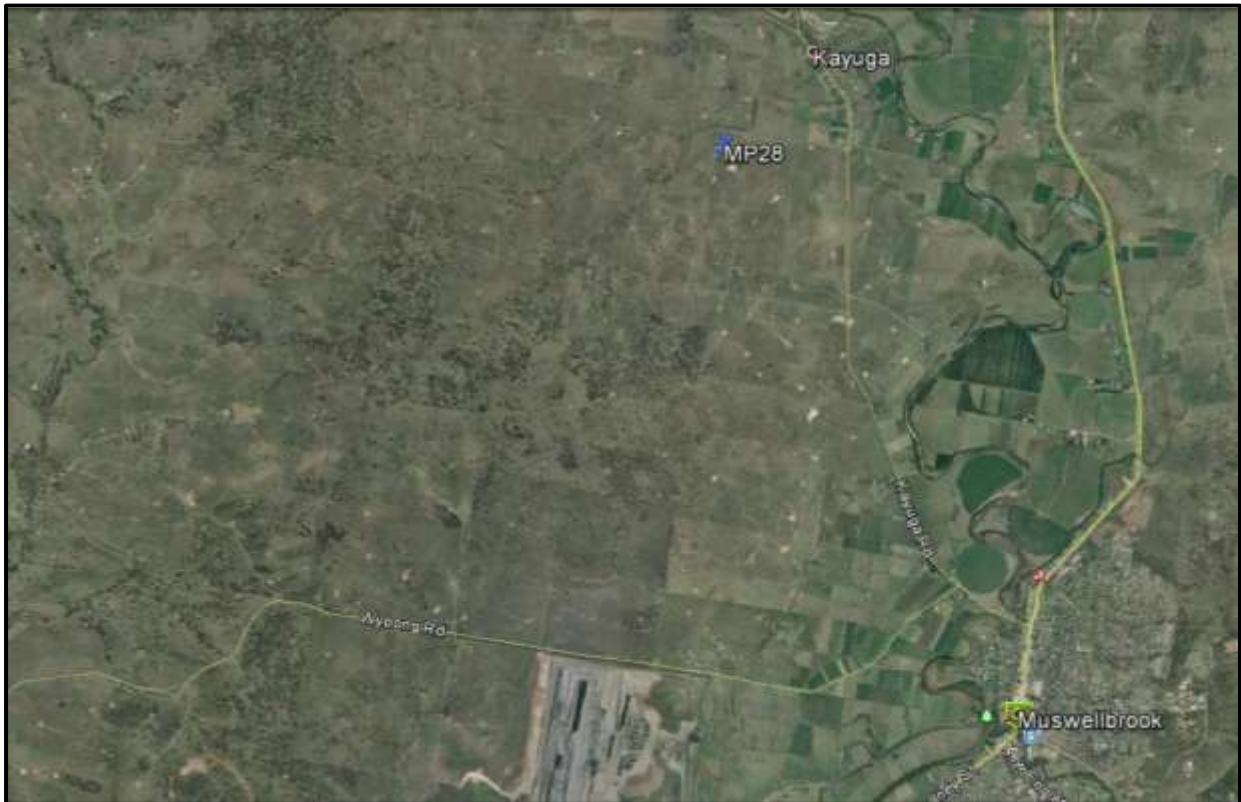
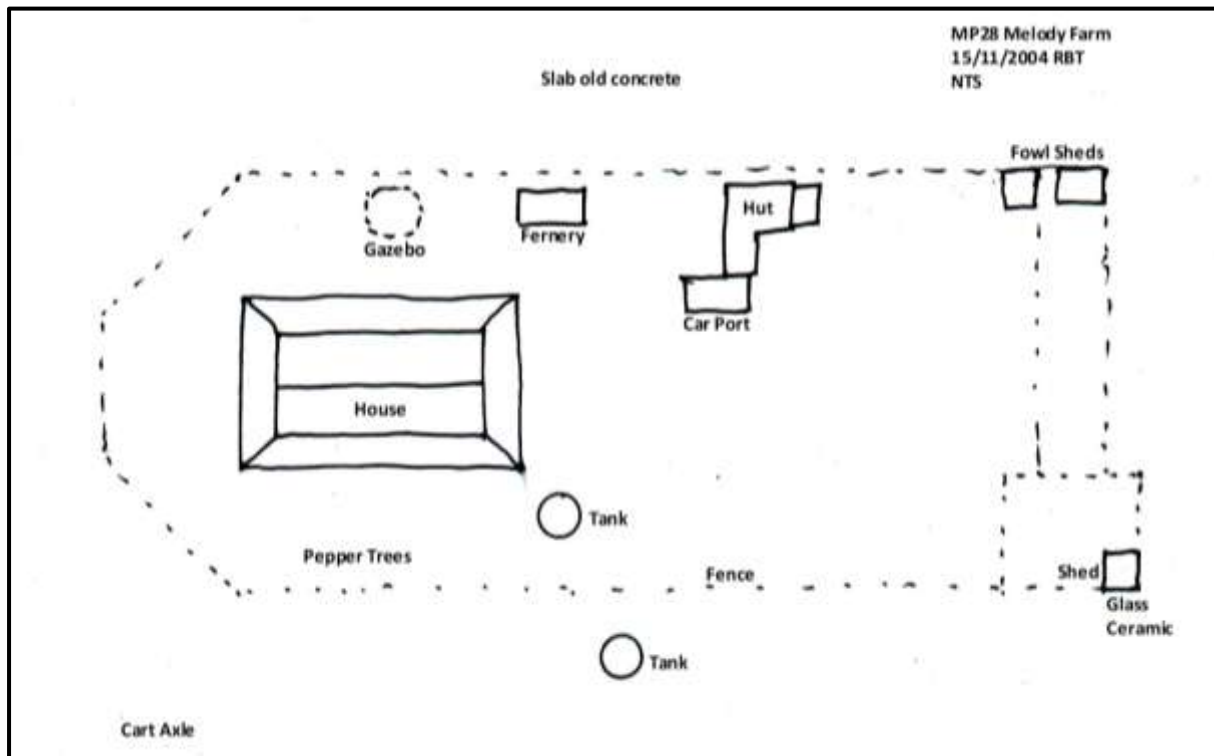


Plate 284: Google Earth view showing the location of MP28 in relationship to Kayuga and Muswellbrook.



Plate 285: Google Earth view showing position of MP28 within the landscape.



Plan 122: Drawing showing location of features at site MP28.

PHOTOGRAPHS



Plate 286: P1. View to front of house.



Plate 287: P11. View of front of house



Plate 288: P10. View of house.



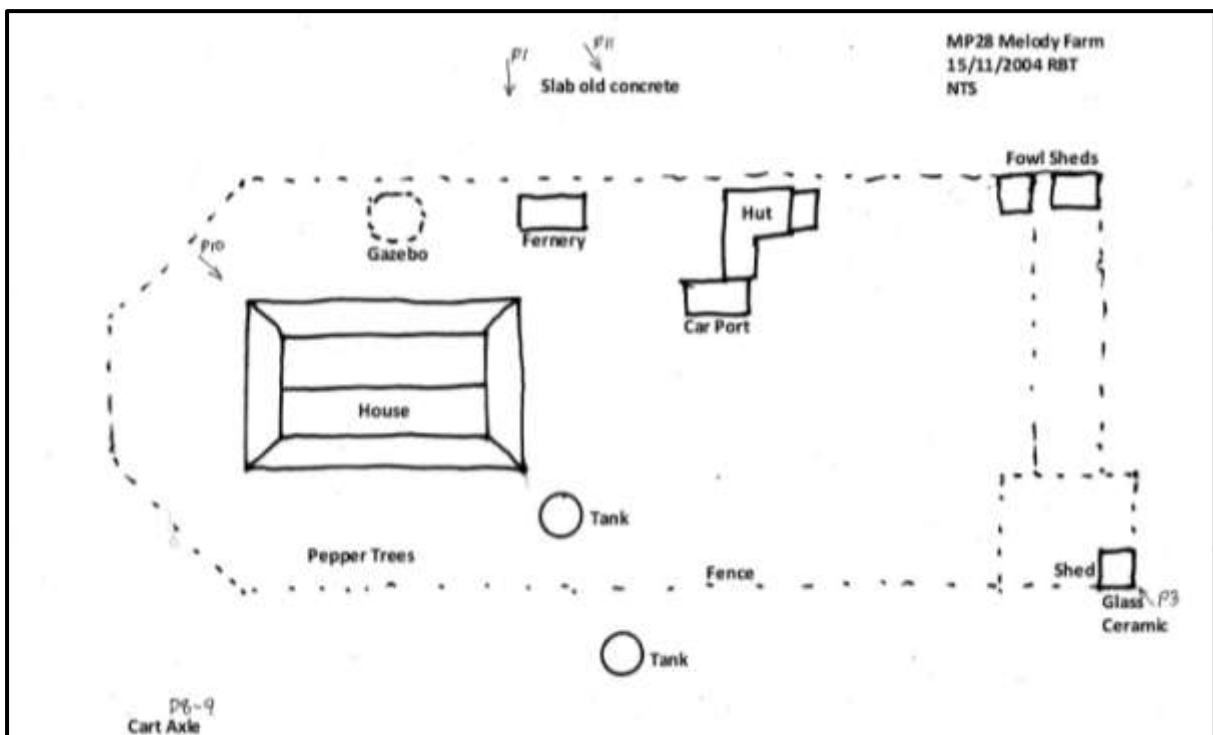
Plate 289: P9. Cart axle and springs.



Plate 290: P8. Name on axle hub casting.



Plate 291: P3. Glass and ceramic artefacts exposed in eroded area.



Plan 123: Plan of site showing position and direction each photograph was taken from.

THEMES APPLICABLE TO THE SITE

Pastoralism

Farming

HERITAGE CRITERIA APPLICABLE

Criterion (d)

The site is important for its association with an identifiable group, i.e. early conditional purchase settlers.

LEVEL OF SIGNIFICANCE: Intrusive

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

No Action

STATEMENT OF SIGNIFICANCE

The site would have been significant for archaeological evidence, but it is suspected that the construction of the present house has compromised the artefacts.

SITE MANAGEMENT RECOMMENDATIONS:

No further action required.

Site No.	MP29	Site Name	Lynch's				
Coordinates: 56H		Easting	296370		Northing	6432910	
Portion	252	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site	Building	Yes			Archaeological	Yes	
Architect	Unknown			Builder	Unknown		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">Conditional purchase from the Crown by Florence May Lynch, spinster of Kayuga on 12th July 1894.³⁶⁵Portion 255 was taken up at the same time, both portions were 40 acres.FM Lynch may have been a daughter of John and Bridget Lynch (nee Smith); Florence May born 1877.³⁶⁶ John was the owner of Portion 181 nearby and was the owner or lessee of Thorndale, which was across the road. John Lynch had a brother William on Ascot and Frederick John on Baerami at this stage.In 1899, the local Land Board issued a certificate to FM Lynch indicating that the conditions on the 80-acre conditional purchase had been fulfilled.³⁶⁷John Lynch advertised in 1900, that he had an 80-acre farm at Kayuga for lease. It was divided into three paddocks with cottage and kitchen. Perhaps this was Portion 252 and 255.³⁶⁸In 1907, Thomas John Major owned Portion 20, 252, 255 and 257, total of 164 acres.³⁶⁹On 1st September 1928, Thomas John Major and John Agnes Muir, executors of the estate of Thomas John Major sold Portions 20, 252, 255 and 257 plus a closed road of 2 acres 2 roods and 32 perches for £1423/12/6.to Alfred G R Simpson³⁷⁰In the 1940s, there were a number of changes of ownership. Alfred G R Simpson sold to the estate of the late Henry Simpson on 13th October 1944.The estate then sold to Ronald Douglas MacNamara on 24th September 1946 for £1301/12/-.R D MacNamara then sold to Norman L and Hilton Leslie Devine on 28th June 1949 for £1464/-/-.³⁷¹Norman and Hilton were brothers, children of Henry jnr and Ellen Devine (nee Hill). Henry Devine snr from MP28 was their grandfather.³⁷²At some stage, the property passed to Hilton Leslie Devine.He subdivided a small portion in the north west corner of Portion 252 for his daughter, Mrs Patricia Lawrence in 1983. The portion is now owned by RTCA.							

³⁶⁵ Map Parish Ellis, 5th edition 1925.

³⁶⁶ NSW BDM Births 14532/1877

³⁶⁷ *Muswellbrook Chronicle* 15th November 1899

³⁶⁸ *Muswellbrook Chronicle* 14th March 1900.

³⁶⁹ Muswellbrook Shire rate book 1907

³⁷⁰ Muswellbrook Shire, Notice of Transfer of Land.

³⁷¹ Muswellbrook Shire rate books.

³⁷² P L Devine, 1999, *Devine in Name, A Family History*, p.78

DEATH.

MR. THOMAS MAJOR.

We regret to record the passing of one of Kayuga's most esteemed residents in the person of Mr. Thomas Major, who died at Brentwood Hospital on Friday night last, the cause of death being peritonitis, following an operation for appendicitis. The late Mr. Major, who was 63 years of age, had not enjoyed good health for over 12 months. He was a life-long resident of the district, and had followed farming pursuits for very many years. Deceased was held in the very highest esteem by all who knew him. Though of a retiring disposition, he generously supported all local movements. The funeral took place on Saturday afternoon at Kayuga, the Rev. G. S. Watts officiating. In the course of his remarks the Rev. Mr. Watts referred to the sterling qualities possessed by deceased, and joined with the community in sympathising with the bereaved. Deceased was laid to rest alongside the remains of his wife, who predeceased him by 19 years. Deceased is survived by his mother, Mrs. K. Major, who is close on 84 years' old, and the following sons and daughters:—Messrs Thomas and Mac Major, and Mesdames A. C. Priest and J. A. Muir, all of Muswellbrook. Deceased is also survived by three brothers, Messrs Alec (Nandowra), William (Texas, Queensland) and John Major (Boggabri), and one sister, Mrs. J. Wake ("Sedgefield," Singleton).

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DESCRIPTION OF SITE

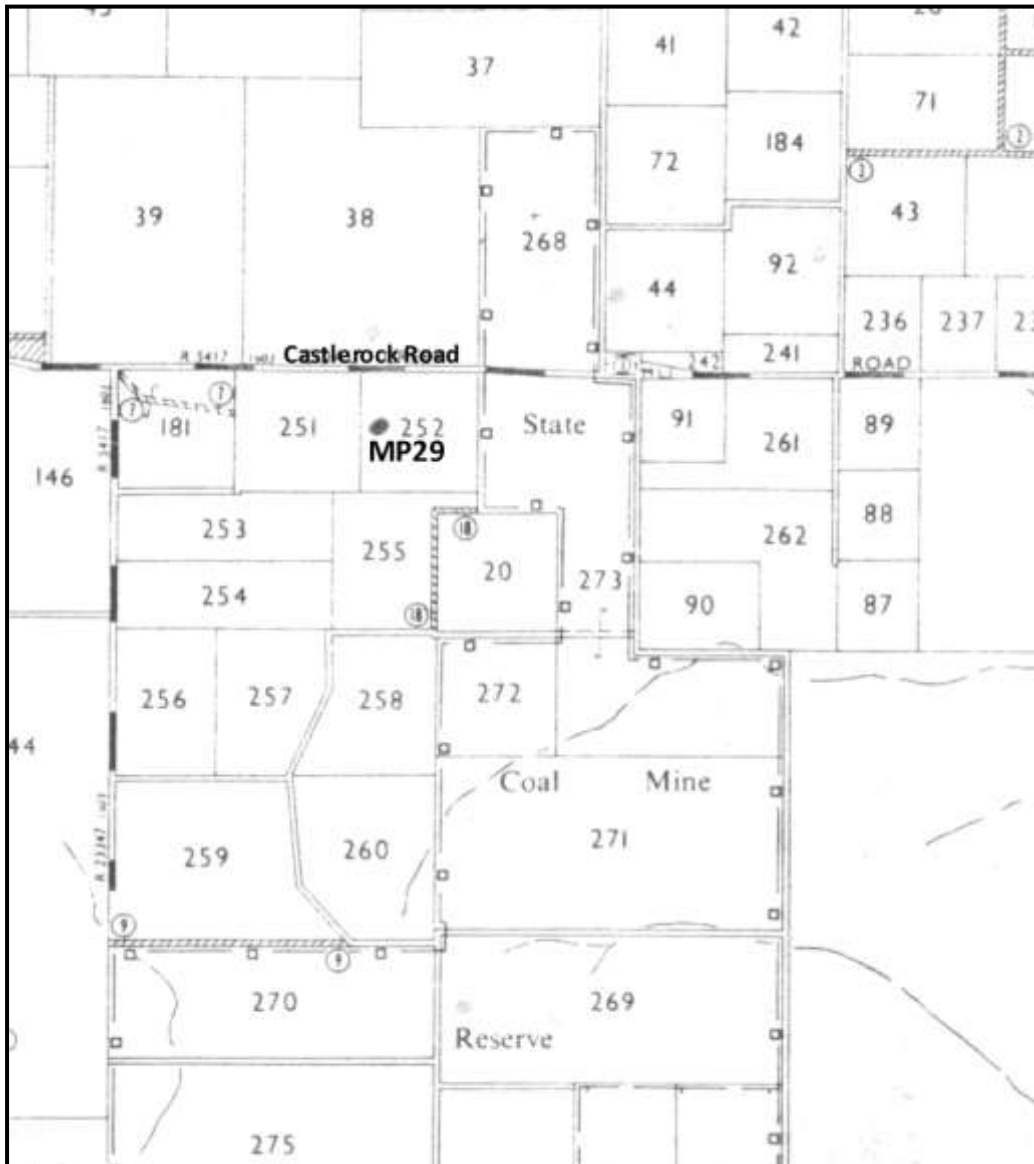
- All that is left on the site is a four-room building that is in a very bad state of repair.
- The building may have been erected between 1894 when the land was taken up and 1900 when John Lynch advertised it for lease.
- The house is a transitional building incorporating old and more modern building methods.
- Nails used in the construction are wire cut, but have rose heads, which were in used before the present bullet head nail.
- The house is clad with weatherboards on a sawn timber frame. Internal walls were timber lined, but originally only on one side of internal walls.
- The four corners of the building consist of posts adzed square to floor level and set in the ground.
- Bearers are round timber adzed off 150 x 200mm. Joists same, 100 x 120mm. Wall studs 43-50 x 90 sawn. Door studs 70 x 90 sawn. Top joist 70 x 90 sawn. Wall studs mortised into bearer and top joist.
- Weatherboards are of ironbark, wedge shape 10 x 20 x 170 with small beading.
- Room 1: Flooring and dividing wall removed. Mini orb ceiling. Window at north and south ends, two doors off hall. No indication of fireplace. Walls timber lined with T & G cypress pine, 20 x 140. Ceiling and south wall painted blue, other walls pink.
- Hall 2: T & G floor of ironbark 130 wide. Walls and ceiling T & G lining boards. Mix of paint colours. Lower part wallpapered which had newspapers underneath, one dated 24th June 1952 Muswellbrook Chronicle and the other 18th May 1952, Sunday Telegraph. There is trim

³⁷³ *Muswellbrook Chronicle* 23rd November 1926

around the doorways, but no skirting board.

- Room 3: Walls and ceiling lined with T & G boards, 100mm on walls and 140mm on ceiling. Wall on hall side may have not been lined originally, back of hall lining and wall studs painted. Trim around doors (75mm) and walls have skirting board (150mm). Floor boards T & G cypress 140mm wide.
- Room 4: Mini orb ceiling. T & G cypress pine floor boards 140mm wide. Lining boards on east and south wall 140mm wide, north and west 100mm wide. Hall side may not have been lined originally, painted. Indication in the floor boards on the west side that a chimney was intended, but not erected. Narrow lining boards have bullet head nails, other boards have rose head nails.
- There is no indication that rooms 1 or 3 ever had a fireplace.
- Ceiling joists and rafters are round timber adzed flat where needed.
- Roofing iron at rear (south side) shows that a breeze way or small room joined the back of the building.
- Ceiling height in all rooms, 2.7m.

PLANS & DRAWINGS



Plan 124: Part of the parish Ellis showing the location of MP29 on Portion 252

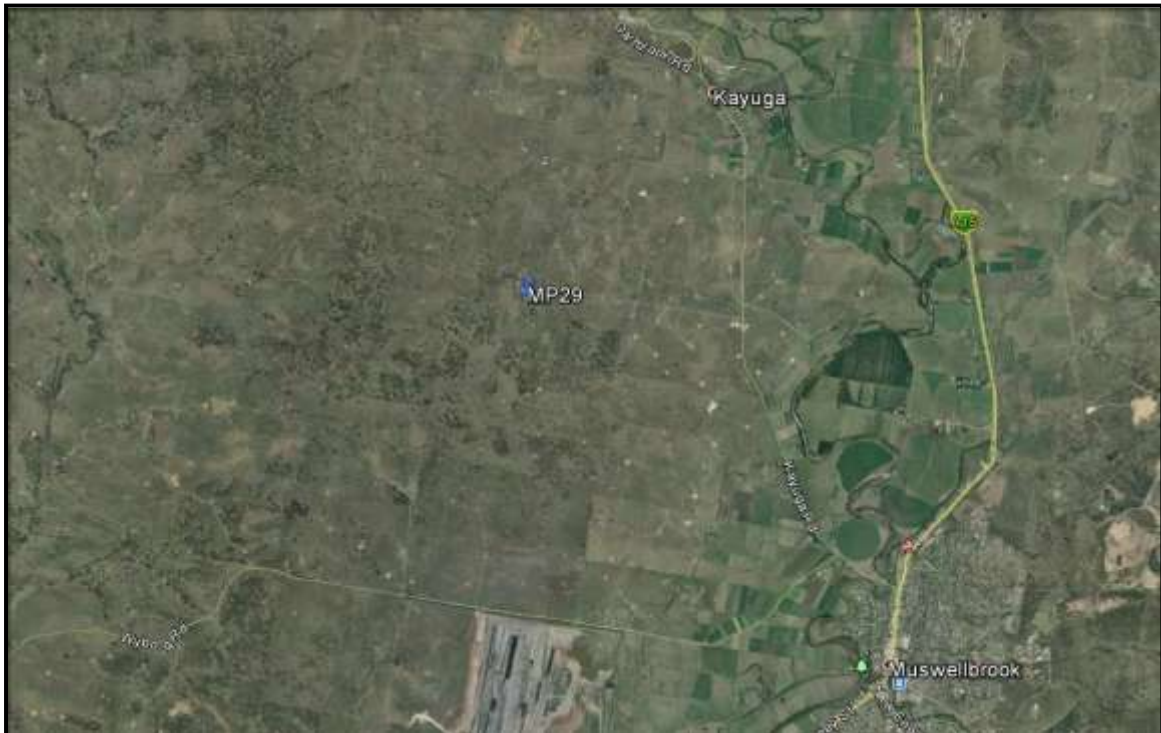
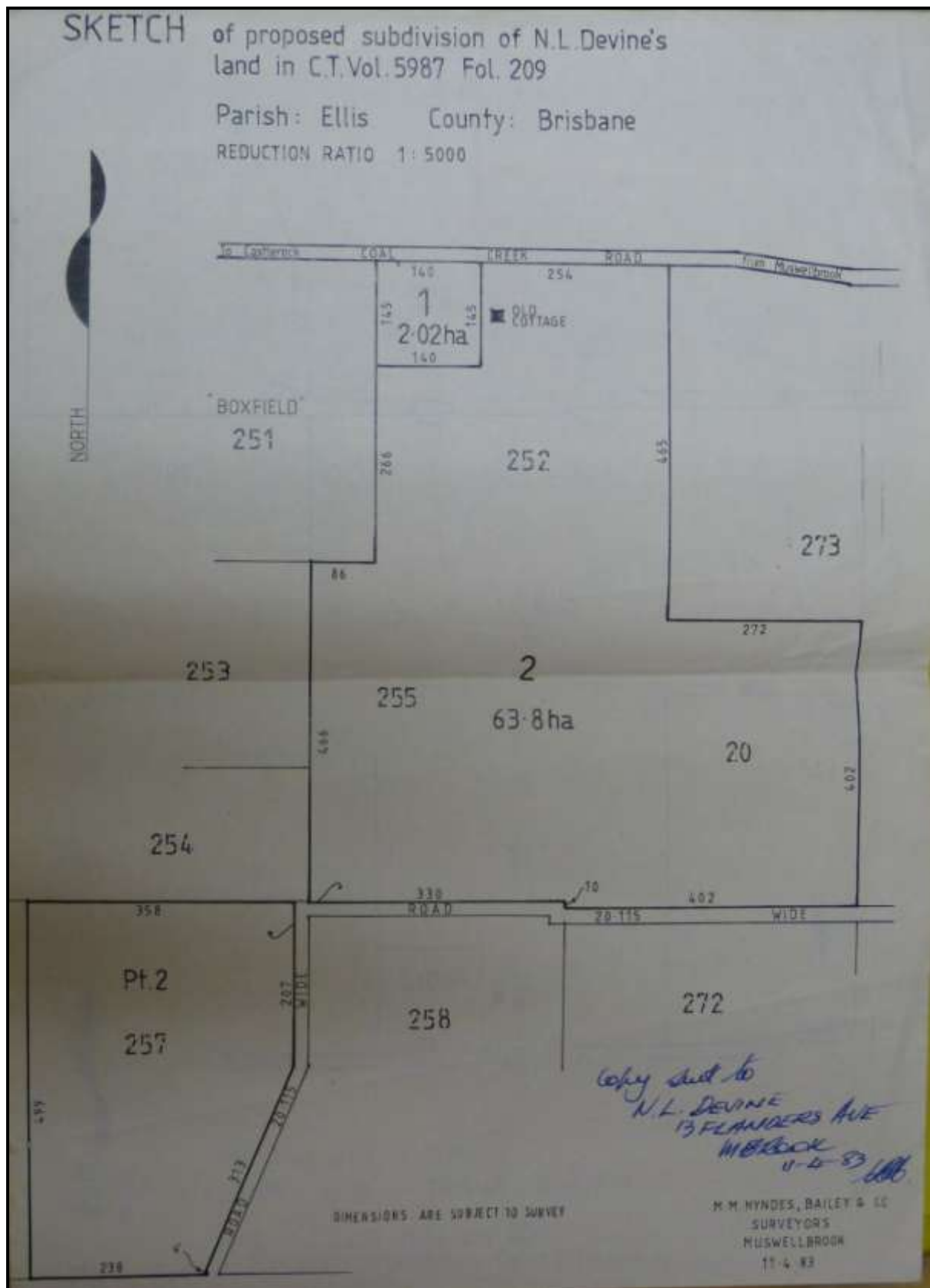


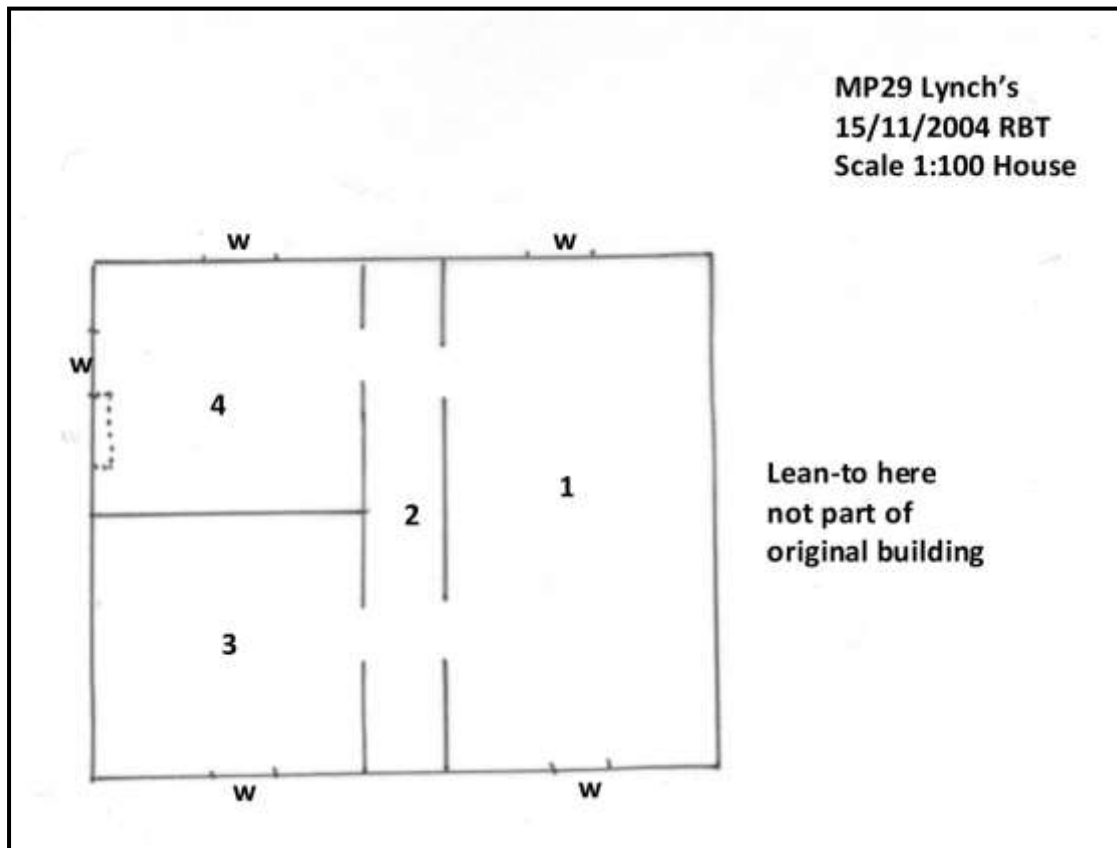
Plate 292: Google Earth view showing the location of MP29 in relationship to Kayuga and Muswellbrook.



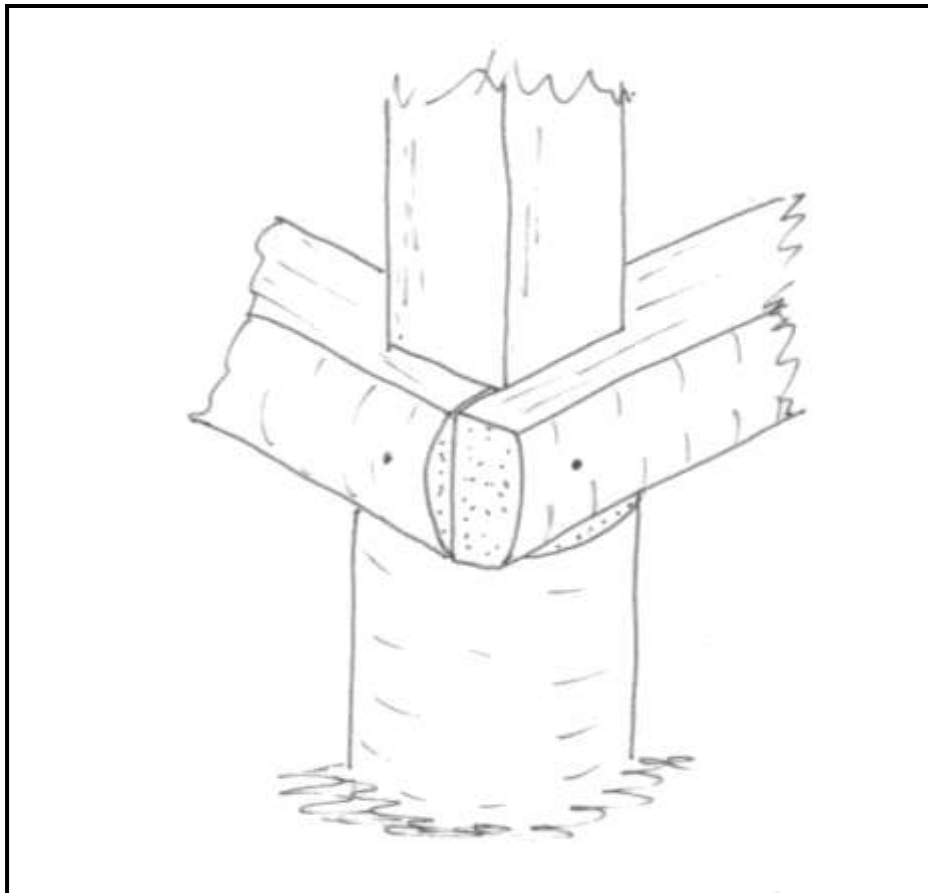
Plate 293: Google Earth view showing position of MP29 within the landscape.



Plan 125 Proposed subdivision plan of Portion 252, 255 and 20.



Plan 126: Drawing showing features of house at MP29.



Plan 127: Drawing showing construction of the corner of the building. Earth fast post adzed square, logs adzed flat for bearer held on with single spike.

PHOTOGRAPHS



Plate 294: P2. Front of house looking south west.



Plate 295: P1. Back of house looking north. Note roof line that indicates another part of the building extended from here.



Plate 296: P3. Under floor construction.



Plate 297: P4. Front door. Note how joists are let into bearers. Also beading on weatherboards.



Plate 298: P5. Example of how bearers are mounted and secured to earth fast posts.



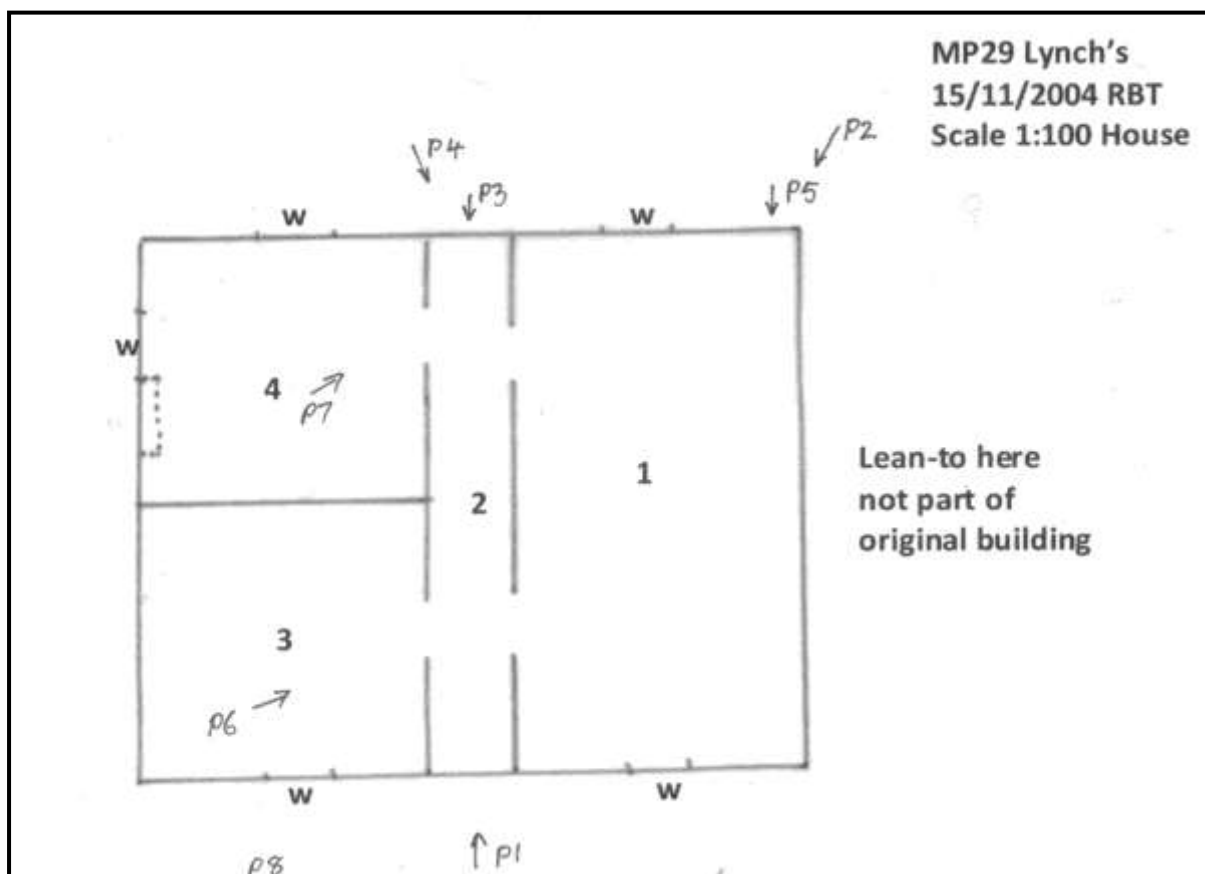
Plate 299: P6 View interior showing part of hall and back of hall lining, changes in lining board and floor board size.



Plate 300: P7. Evidence of wallpaper and painting on back of hall lining.



Plate 301 Axle from dray lying in paddock near the house.



Plan 128: Plan showing position and direct of photographer when each photograph was taken.

THEMES APPLICABLE TO THE SITE

Pastoralism
Farming

HERITAGE CRITERIA APPLICABLE

Criterion (d)

The site is important for its association with an identifiable group i.e. early conditional purchase settlers.

Criterion (e)

The site has potential to yield further substantial archaeological information on how the site functioned.

LEVEL OF SIGNIFICANCE: Moderate

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Monitor Test Excavation

STATEMENT OF SIGNIFICANCE

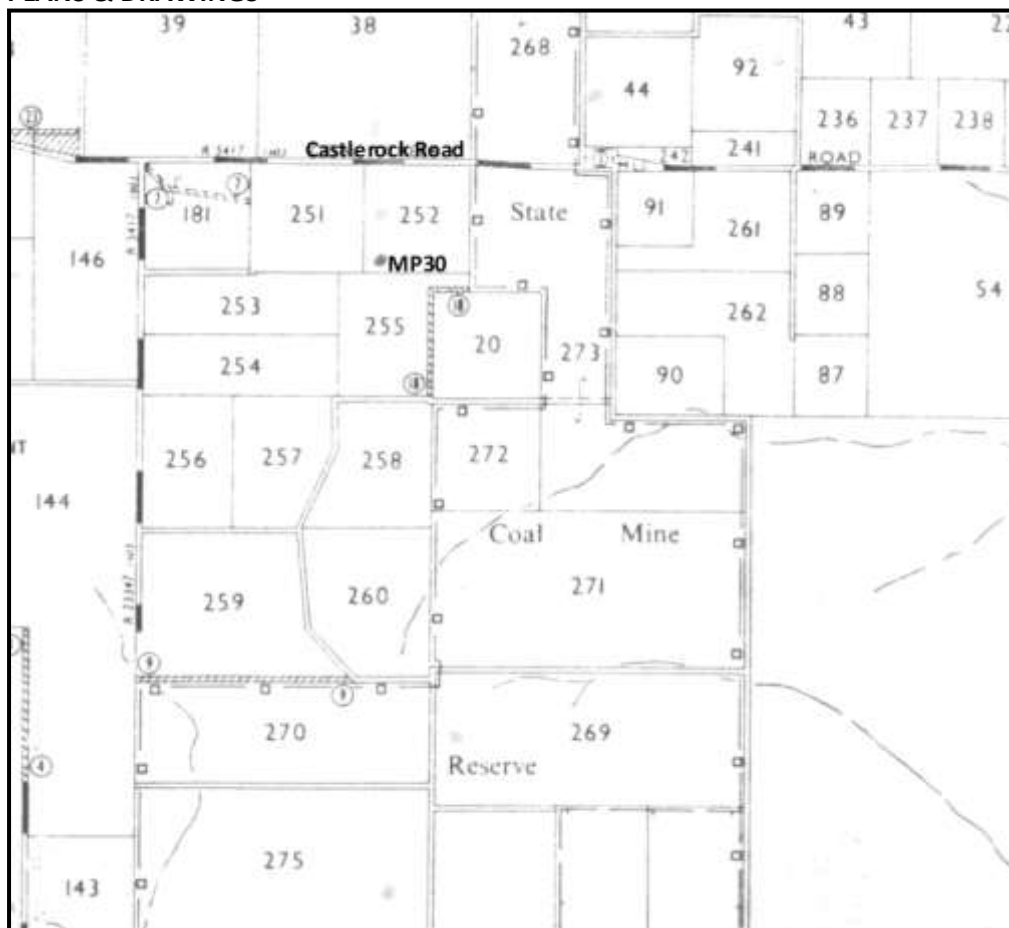
The building provides evidence of transitional building methods utilising round and sawn timber.

SITE MANAGEMENT RECOMMENDATIONS:

1. Monitor the demolition of the building to gain further evidence of construction methods.
2. Conduct test excavation at the rear of the structure to try to determine what had been erected there. This would provide better evidence of how the building functioned.

Site No.	MP30	Site Name	Lynch's Fence				
Coordinates: 56H		Easting	296240		Northing	6432590	
Portion	252	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site	Building	Fence			Archaeological		
Architect	Unknown			Builder	Unknown		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">This site is close to the southern boundary of Portion 252.In 1899, the local Land Board issued a certificate to FM Lynch indicating that the conditions on the 80-acre conditional purchase had been fulfilled.³⁷⁴John Lynch advertised in 1900, that he had an 80-acre farm at Kayuga for lease. It was divided into three paddocks with cottage and kitchen. Perhaps fence was erected around that time.³⁷⁵							
DESCRIPTION OF SITE							
<ul style="list-style-type: none">Site consists of a fence, which runs east – west.It was constructed with a top split rail mortised into the posts with four plain wires.Most of the top rails have rotted away.							

PLANS & DRAWINGS



Plan 129: Part of the parish Ellis showing the location of MP30 on Portion 252,

³⁷⁴ *Muswellbrook Chronicle* 15th November 1899

³⁷⁵ *Muswellbrook Chronicle* 14th March 1900.

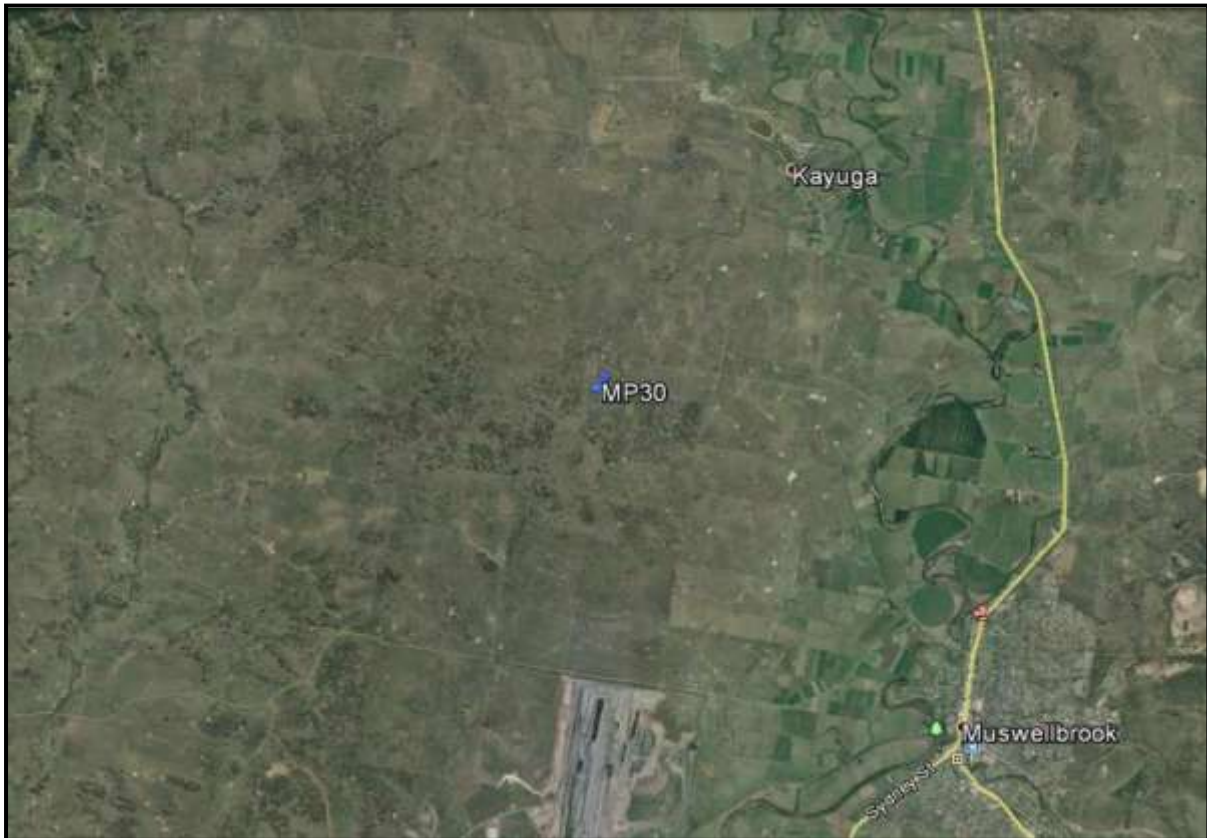
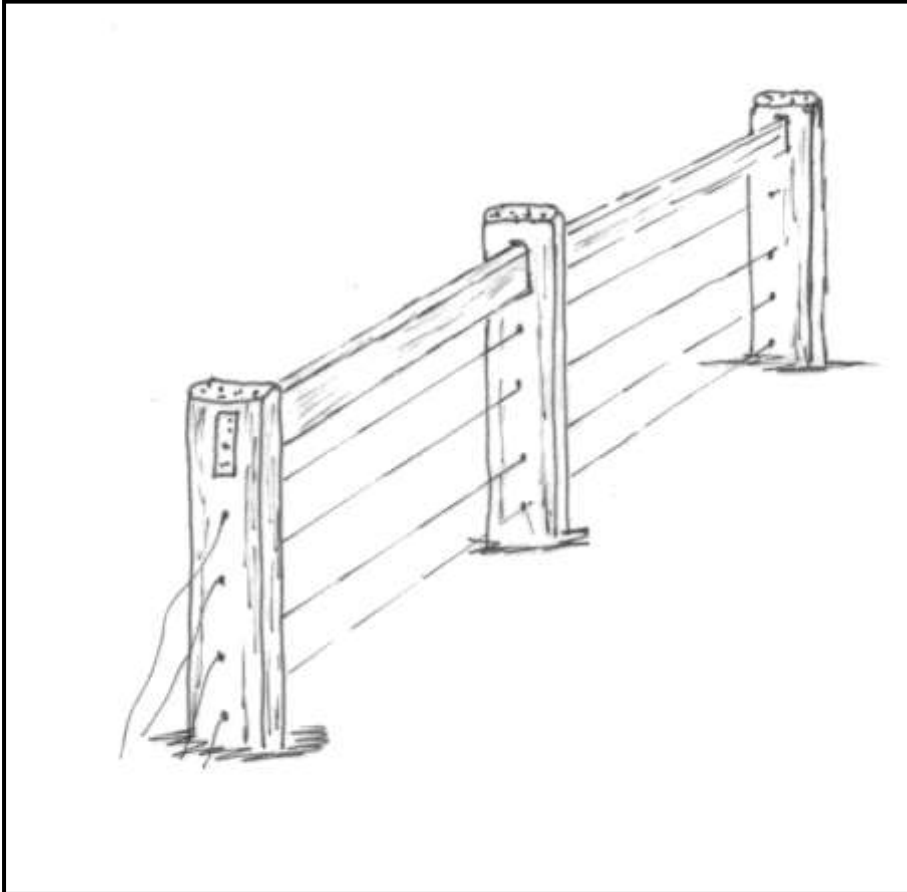


Plate 302: Google Earth view showing the location of MP30 in relationship to Kayuga and Muswellbrook.



Plate 303: Google Earth view showing position of MP30 within the landscape.



Plan 130: Example of how the fence would have looked when erected.

PHOTOGRAPHS



Plate 304: View the fence in 2004, top rail has rotted away.

THEMES APPLICABLE TO THE SITE Pastoralism Farming
HERITAGE CRITERIA APPLICABLE Criterion (a) The site shows evidence of significant human activity. Erecting secure fencing, possibly to meet a conditional purchase requirement.
LEVEL OF SIGNIFICANCE: Little
TYPE OF SIGNIFICANCE: Local
ARCHAEOLOGICAL POTENTIAL: No Action
STATEMENT OF SIGNIFICANCE The fence is important as it shows the transition from an earlier style of 2 – 3 or four split rail fence to an all wire fence.
SITE MANAGEMENT RECOMMENDATIONS: No action, the site has been recorded.

Site No.	MP31	Site Name	Cox's Portion 20				
Coordinates: 56H		Easting	296638		Northing	6432243	
Portion	20	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	No		Archaeological	Yes	
Architect		Unknown		Builder	Unknown		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">Plan 4823 1866 by John Neill, surveyor, states it was for John William George Cox and was transmitted to the Surveyor General on 15 March 1866.Note next to the block on the map states Forfeited CP 65-988Note on left side of map states Sale at Muswellbrook on 1st January 1869, Country Lot E, Portion 20, see 69/4449 above lot sold.The plan has a track marked to Negoa on it along with waterhole, sheep yards and hut.On 25th April 1887, John Hobart Cox of Negoa sold Portion 20 to Thomas Major.³⁷⁶In 1907, Thomas John Major owned Portion 20, 252, 255 and 257, total of 164 acres.³⁷⁷On 1st September 1928, Thomas John Major and John Agnes Muir, executors of the estate of Thomas John Major sold Portions 20, 252, 255 and 257 plus a closed road of 2 acres 2 roods and 32 perches for £1423/12/6. to Alfred G R Simpson³⁷⁸In the 1940s, there were a number of changes of ownership. Alfred G R Simpson sold to the estate of the late Henry Simpson on 13th October 1944.The estate then sold to Ronald Douglas MacNamara on 24th September 1946 for £1301/12/-.R D MacNamara then sold to Norman L and Hilton Leslie Devine on 28th June 1949 for £1464/-/-.³⁷⁹Norman and Hilton were brothers, children of Henry jnr and Ellen Devine (nee Hill). Henry Devine snr from MP28 was their grandfather.³⁸⁰At some stage, the property passed to Hilton Leslie Devine.							
DESCRIPTION OF SITE							
<ul style="list-style-type: none">There are several features that indicate there was a dwelling on this site, which most likely date from the occupation of Thomas Major.1: Small area of rough concrete which has been poured over a base of fieldstones. Number of field stones dumped on it.2: Area of concrete approximately 2.5 x 4 metres. Edges broken away except for one area. Number of large stones have been dumped on part of the concrete. Number of artefacts here including part of square iron tank, iron bed, spring, fuel stove (Beacon) and early cast gear.3. Post mortised for rail.Survey marker No. 78797HorseshoeArea of broken glass and ceramics.A field inspection was carried out on 24th September 2014 to see if there was any evidence of the features on John Neil's map of 1867. There is a dam in the area of the waterhole and no evidence of the hut or sheep yards.							

³⁷⁶ LPMA Vol. 90 Fol.83

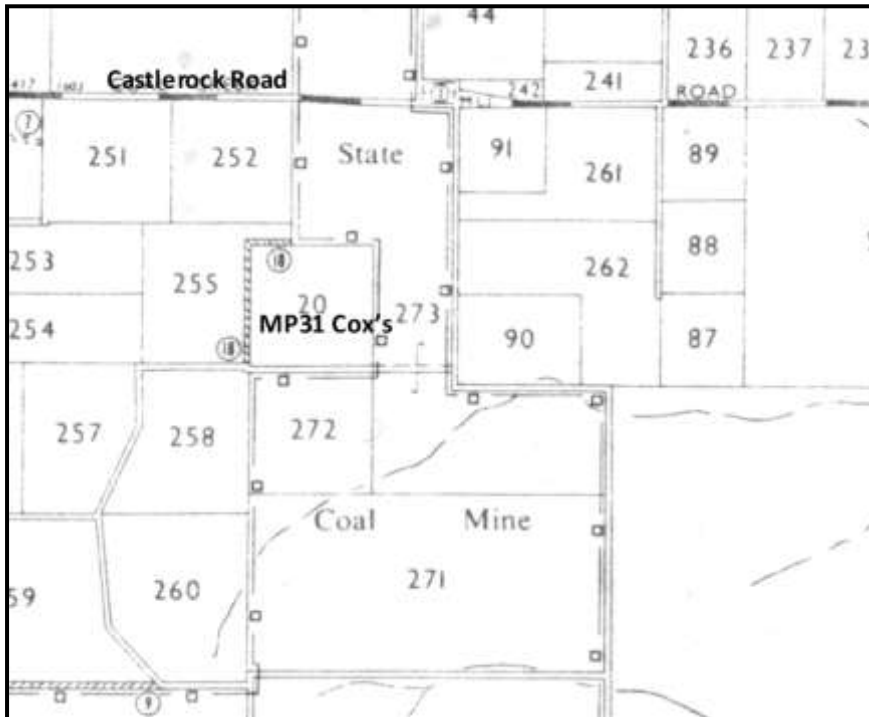
³⁷⁷ Muswellbrook Shire rate book 1907

³⁷⁸ Muswellbrook Shire, Notice of Transfer of Land.

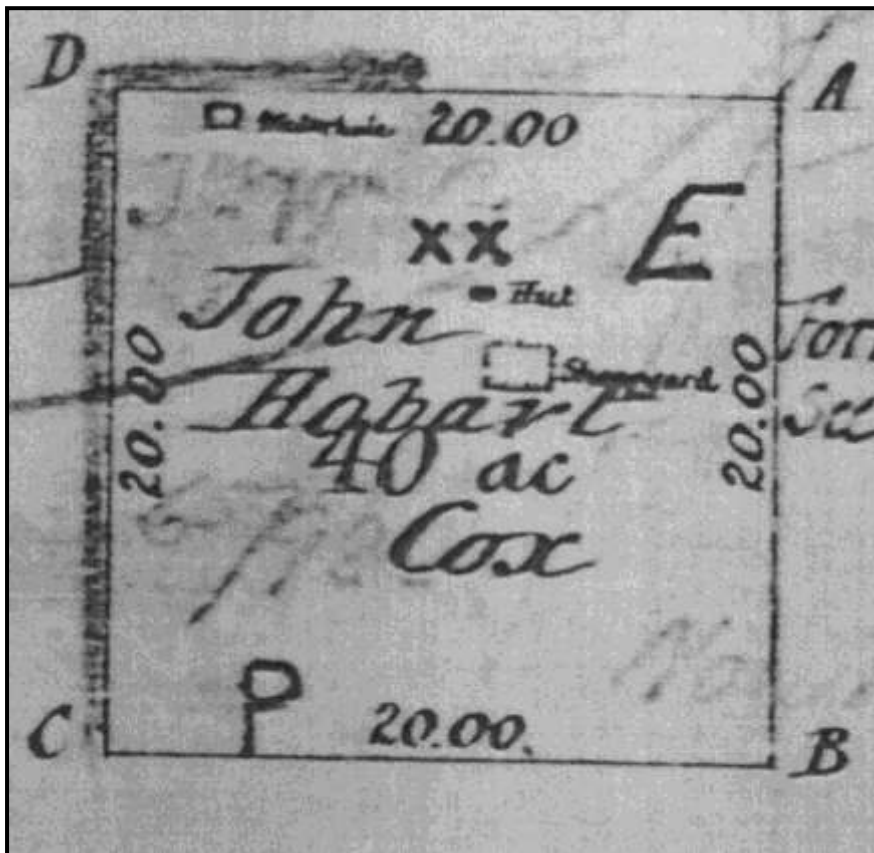
³⁷⁹ Muswellbrook Shire rate books.

³⁸⁰ P L Devine, 1999, *Devine in Name, A Family History*, p.78

PLANS & DRAWINGS



Plan 131 Part of the parish Ellis showing the location of MP31 on Portion 20.



Plan 132: Part of Surveyor Neill's plan of Portion 20. Position of waterhole, hut and sheep yards shown.

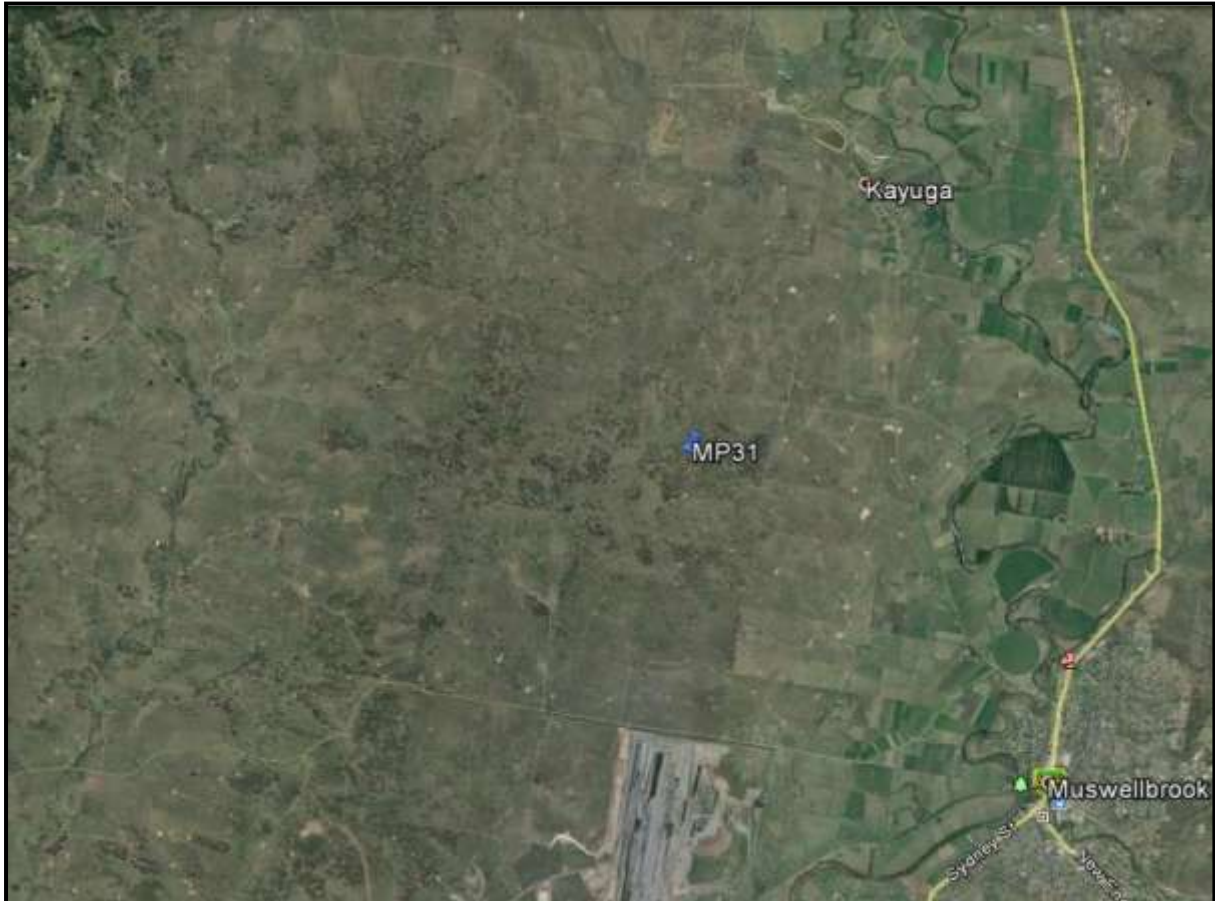
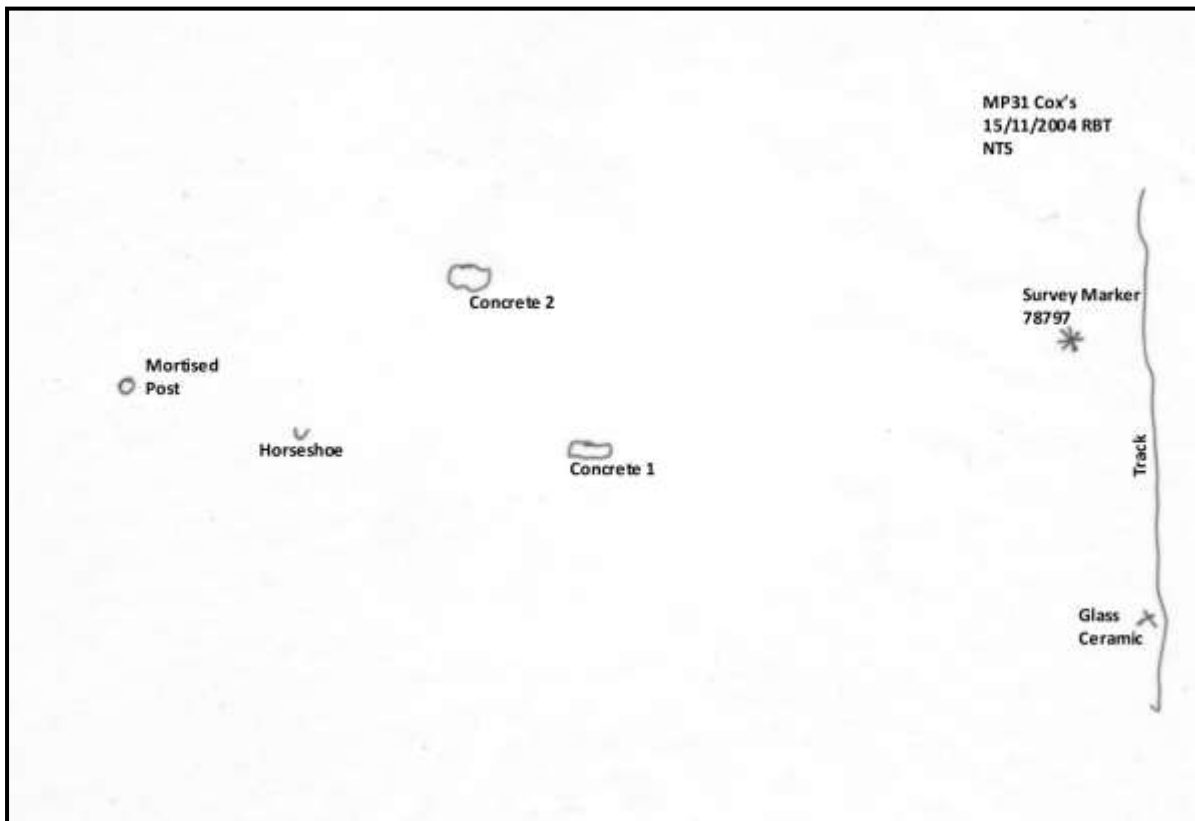


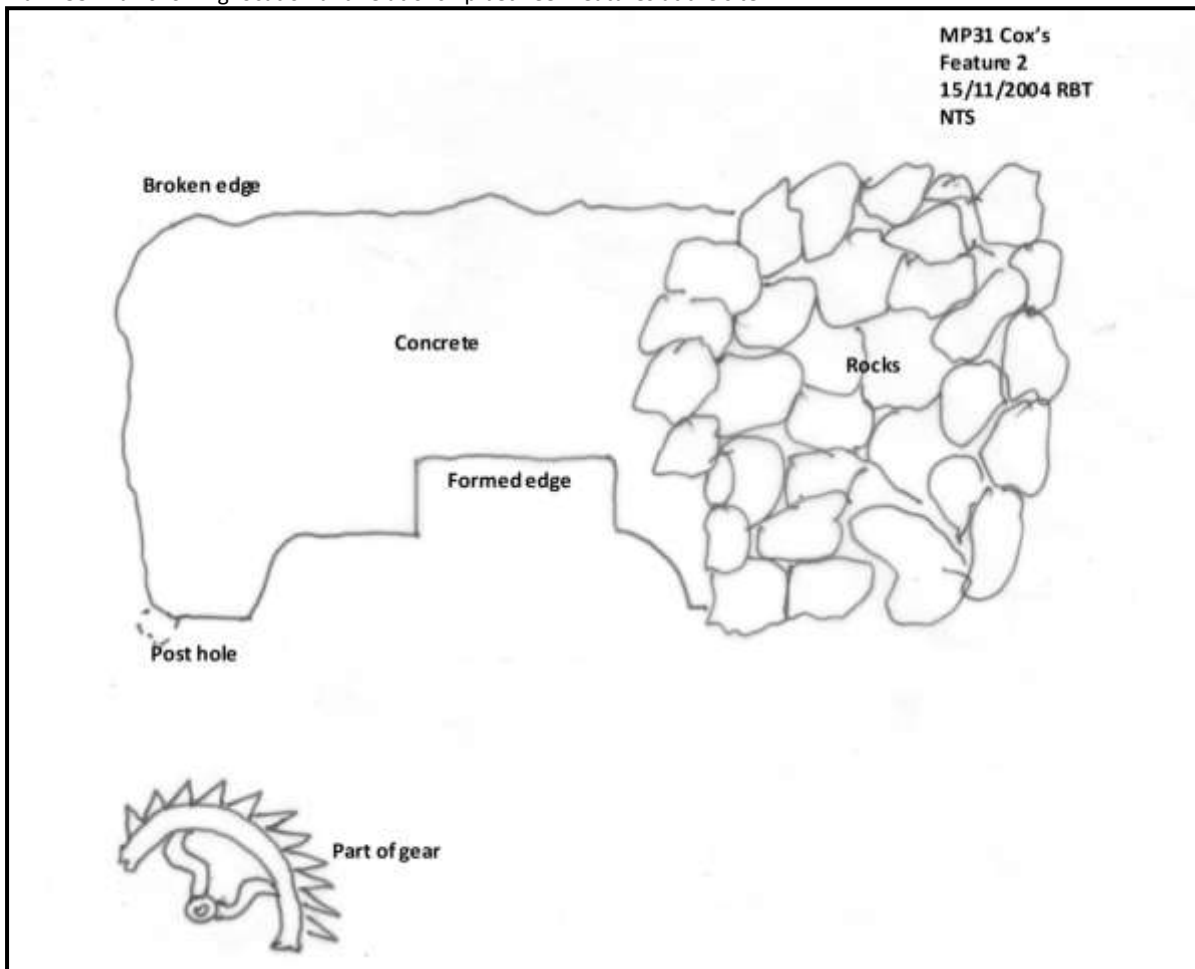
Plate 305: Google Earth view showing the location of MP31 in relationship to Kayuga and Muswellbrook.



Plate 306: Google Earth view showing position of MP31 within the landscape.



Plan 133: Plan showing location and relationship between features at the site.



Plan 134: Details of Feature 2.

PHOTOGRAPHS



Plate 307: P1. View east of post and Feature 1 and 2.



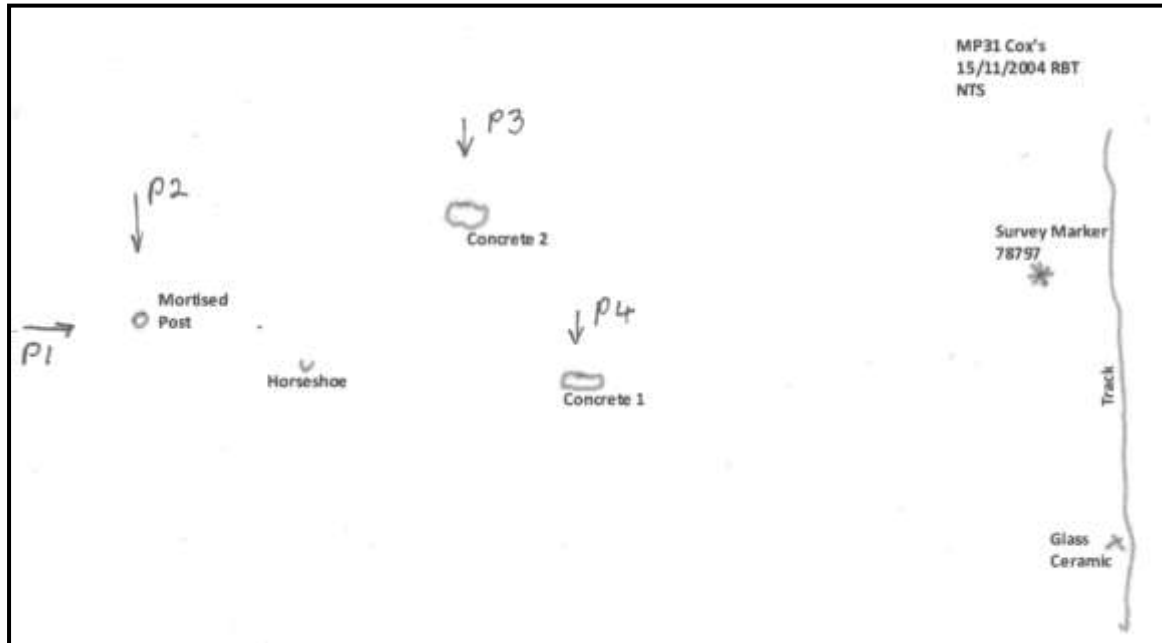
Plate 308: P2. Post shown with single mortise. Fence has been top rail with wires.



Plate 309: P3. Area 2, concrete slab with field stones and artefacts.



Plate 310: P4. Area 1, concrete slab with field stones and artefacts.



Plan 135: Plan showing position and direct of photographer when each photograph was taken.

THEMES APPLICABLE TO THE SITE

Pastoralism
Farming

HERITAGE CRITERIA APPLICABLE

Criterion (a)

The site shows evidence of significant human activity although it has been highly disturbed.

Criterion (e)

The site has potential to yield further substantial archaeological information especially if the location of the 1867 hut site could be located.

LEVEL OF SIGNIFICANCE: High

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Test Excavation Full Excavation

STATEMENT OF SIGNIFICANCE

The site is significant that there was a hut and sheep yards on this site by 1867, which could date to the convict era of Cox's station.

SITE MANAGEMENT RECOMMENDATIONS:

Test excavations to be conducted to attempt to locate the hut marked on Neil's 1867 map. If successful then a full excavation would be warranted.

Site No.	MP32	Site Name	Cox's Orchard			
Coordinates: 56H		Easting	296140	Northing	6432940	
Portion	251	Allot.		Sect.		DP
Statutory Listing:	No	Type				
Non-Statutory Listing:	No	Type				
Type of Site	Building	Yes		Archaeological	No	
Architect	Unknown	Builder	Unknown			

HISTORICAL INFORMATION ON SITE

- Portion was a conditional purchase block of 40 acres taken up by Arthur James Cox on 12th July 1894.³⁸¹
- Arthur James Cox was a son of Mr & Mrs Elijah Cox of Kayuga.
- A J Cox started an extensive orchard on his land.
- In 1908, the Muswellbrook Chronicle reported that A Cox had over 1000 fruit trees in his orchard.³⁸²
- In 1912, Arthur Cox reported that a small species of fly was destroying his peaches. Was this the beginning of Queensland fruit fly in the district?³⁸³
- A J Cox had a display at the 1918 Muswellbrook Show. Display had over 20 different types of fruit with several varieties of some types. Fruit fly continued to be a major problem.³⁸⁴

FINE FRUIT TROPHY.
The most prominent portion of the pavilion at Muswellbrook Show, was that given over to fruit, in which a big improvement was noticeable. Mr. A. Cox, of Kayuga, almost carried all before him. He had some choice fruits, but perhaps the best were quinces, which, besides having the quality, were of exceptional size. He won in the class for twelve quinces the aggregate weight of which was just on 20lbs. The heaviest turned the scale at almost 2 1/4 lbs. Mr. Cox also had a very fine fruit trophy. It was attractively arranged, there being upwards of 20 varieties, including in which were dates, English meddlers, and almond nuts, all of which were grown on his own property —

Kayuga.
Mr. T. J. Smith, Government Fruit Inspector, gave a pruning exhibition in Mr. A. J. Cox's "Mountain View" orchard last Saturday afternoon. There were present about thirty spectators, some of whom had travelled several miles to witness the interesting demonstration. Mr. Smith pruned different aged trees, and all varieties, at the same time, lucidly explaining the "why" and "wherefore" in support of his method. The demonstrator worked most assiduously for three hours. We feel certain from the attention given, and the kind remarks expressed, that the Inspector's gratuitous work will have a beneficial and far reaching effect. In acknowledging a hearty vote of thanks, Mr. Smith informed the assembly that he would inspect any fruit trees, which any of his hearers desired to purchase at any time, free of charge, an offer which was thoroughly appreciated. Mr. A. J. Cox is deserving of great praise for organising the demonstration, and, secondly, allowing his orchard to be made the scene of operations.

- It appears that Cox held the land until 1920. He sold it to the Crown for closer settlement. Cost to the Crown was £1605 for 41 acres 2 roods.³⁸⁷
- Frederick John Wade purchased the portion from the Crown for £1605.³⁸⁸
- F J Wade owned a café called The Brook in Bridge Street, Muswellbrook. He used this as an outlet for fruit from the orchard. He also sent fruit to Newcastle for sale.³⁸⁹

³⁸¹ Lands Department Map 234.181

³⁸² *Muswellbrook Chronicle* 24th June 1908.

³⁸³ *Muswellbrook Chronicle* 7th December 1912.

³⁸⁴ *Muswellbrook Chronicle* 28th March 1918

³⁸⁵ *Muswellbrook Chronicle* 8th April 1914

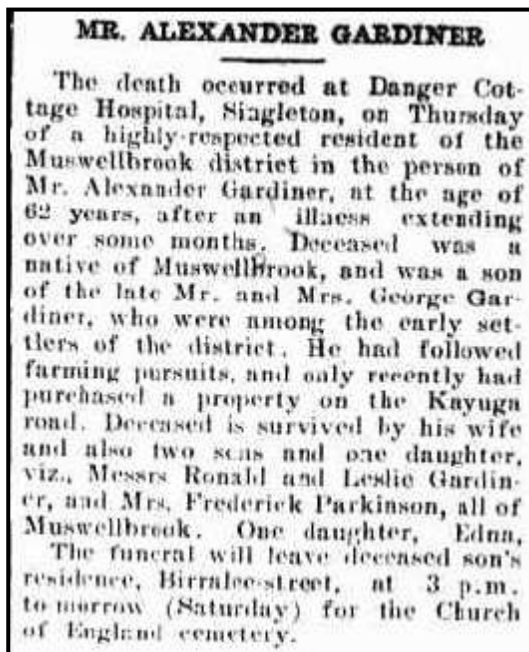
³⁸⁶ *Muswellbrook Chronicle* 4th July 1914

³⁸⁷ Muswellbrook Shire rate book 1917-19

³⁸⁸ Muswellbrook Shire rate book 1920-22

³⁸⁹ *Muswellbrook Chronicle* 2nd December 1921 and 13th January 1922

- In 1922, FJ Wade sold his orchard to Dundas D'Arcy Simpson. Wade went to Gosford and opened a fruit and vegetable shop there. He left the café in Muswellbrook being run by Leonard Wade.³⁹⁰
- Simpson forfeited on his purchase as noted in the Government Gazette 24th September 1926 and the next owner was Francis Elliot Hall Ross.³⁹¹
- Ross sold to David Spowart of Taala, Muswellbrook on 14th March 1930. He paid £800 for the property.³⁹²
- Spowart did not hold it for long selling to Alexander John Gardner on 9th April 1934, selling for £294/5/5.³⁹³



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- Gardner died in 1935.
- His wife, Ethel Simpson Garner was the sole beneficiary of his estate. The improvements on the property consisted of a WB cottage of six rooms, pantry and bathroom, all lined and ceiled with cypress, iron shed, dairy, bails & yards, old hay shed, old shed, pig sty, fowl house and windmill on a well.³⁹⁵
- She sold the property to Albert Dengate, station hand of McCully's Gap for £500.
- At some stage, the property was sold to Hilton Devine. The property was named Mountain View or Mount View when owned by Arthur James Cox and Boxfield when held by Hilton Leslie Devine.

DESCRIPTION OF SITE

- There is small house with hip roof on the site. House sits on round timber piers. A veranda on the north and east side has been closed in to create more rooms. There is a skillion-roofed extension to the rear or south side of the house.
- There is a small orchard on the west of the driveway, but the trees are too young to be part of A J Cox's orchard.
- Part of the way up the driveway there is an area of glass and ceramic artefacts.
- Shed near the stockyards has concrete floor with concrete extending up the walls by approximately 25cm. Walls and ceiling have been lined with timber and painted. May have

³⁹⁰ Muswellbrook Shire rate book 1920-22. *Muswellbrook Chronicle* 5th December 1922

³⁹¹ Muswellbrook Shire rate book 1926-28

³⁹² Muswellbrook Shire, Notice of Transfer of Land.

³⁹³ Muswellbrook Shire, Notice of Transfer of Land.

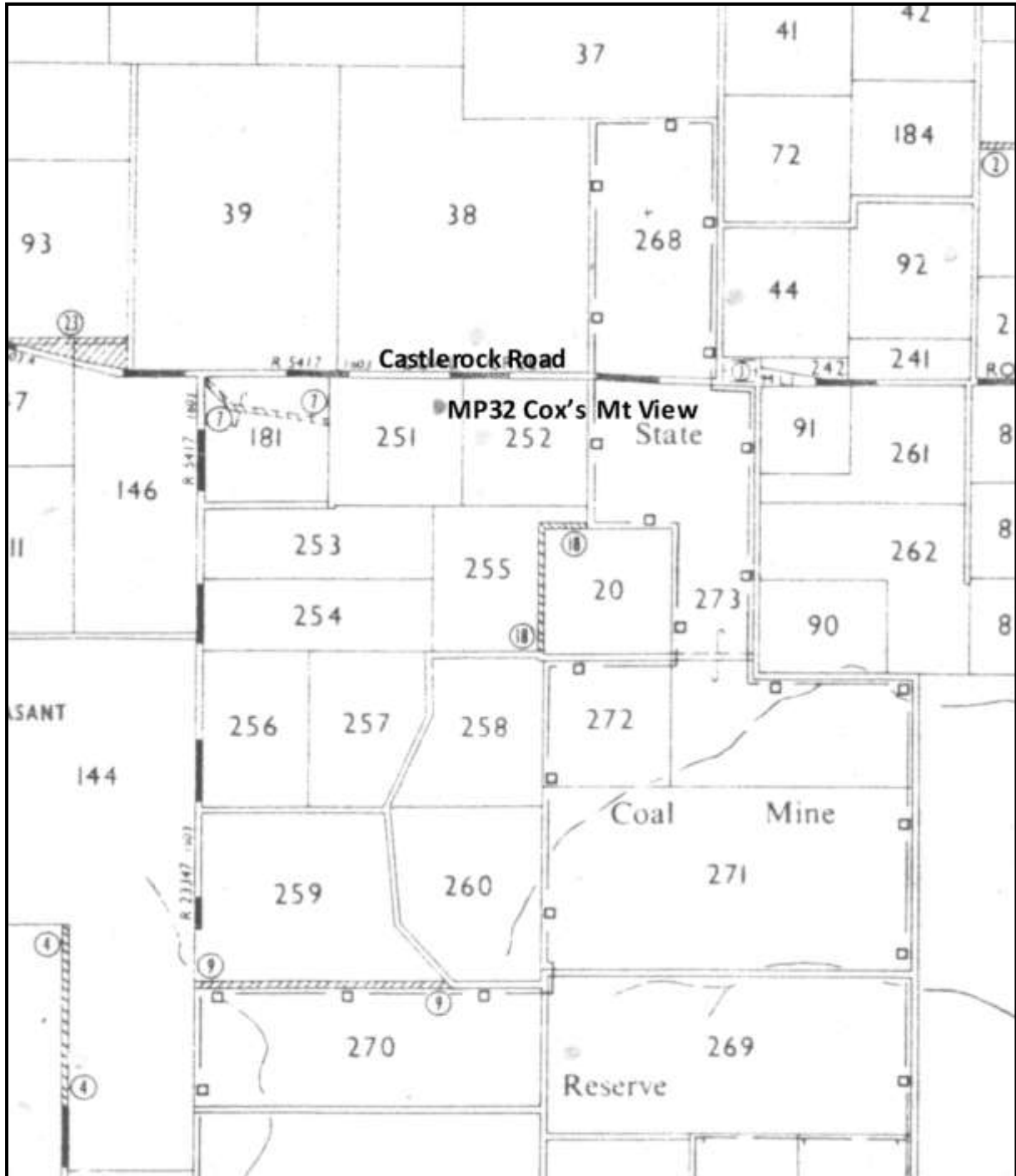
³⁹⁴ *Muswellbrook Chronicle* 24th May 1935.

³⁹⁵ State Records DEF Alexander John Gardner pre A94406, 20/2012

been a dairy or cool room.

- There is a collapsed well in the gully west of the house. There is a trough constructed of brick and rendered on the inside.
- There are parts of a fuel stove and bed frame in the above gully.
- Number of mature fruit trees scattered around the paddocks; fig, quince, pomegranate and persimmons.
- Loquat, peach and apricot tree inside the pig yards.

PLANS & DRAWINGS



Plan 136: Part of the parish Ellis showing the location of MP32 on Portion 251.

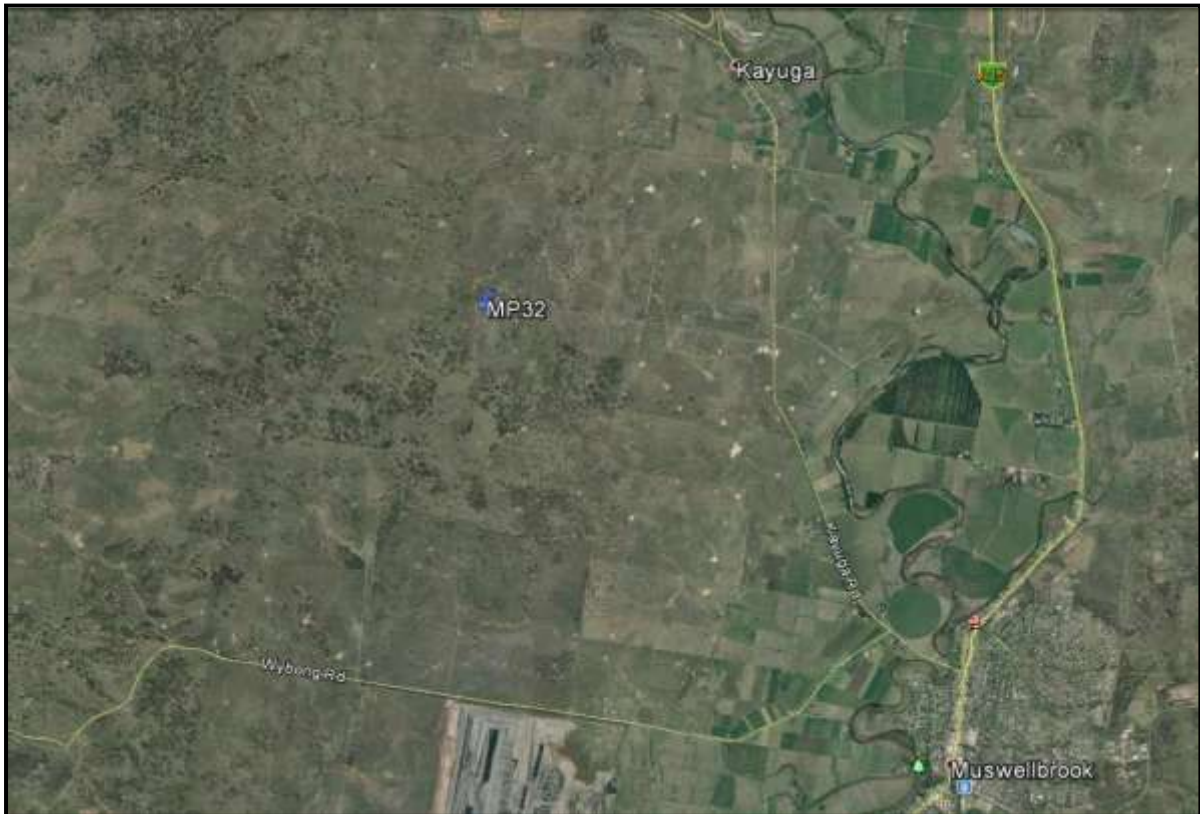
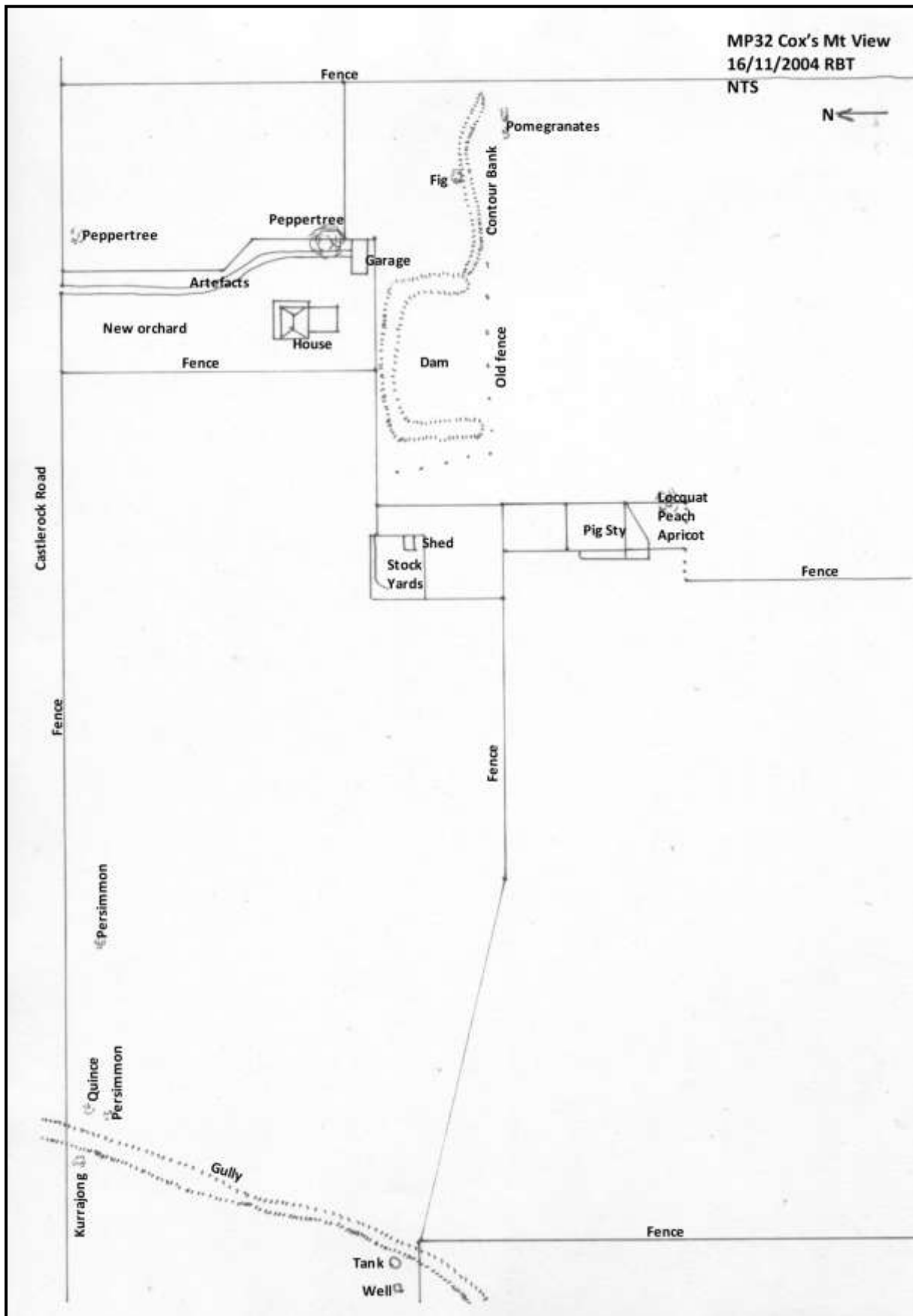


Plate 311: Google Earth view showing the location of MP32 in relationship to Kayuga and Muswellbrook



Plate 312: Google Earth view showing position of MP32 within the landscape



Plan 137: Plan showing location and relationship between features at the site.

PHOTOGRAPHS



Plate 313: P1. Driveway to garage and house. Artefacts found on driveway. New orchard on right.



Plate 314: P5. Front of house.



Plate 315: P4. Looking south at stockyards, dairy with pigsty in background.



Plate 316: P3. View west to gully and part of old orchard.



Plate 317: P8. Looking north west over pigsty, stockyards and dairy.



Plate 318: P9. View of pigsty and fruit trees.



Plate 319: P10. Remains of post and rail fence.



Plate 320: P11. Remains of pig sty.



Plate 321: P12. Dairy



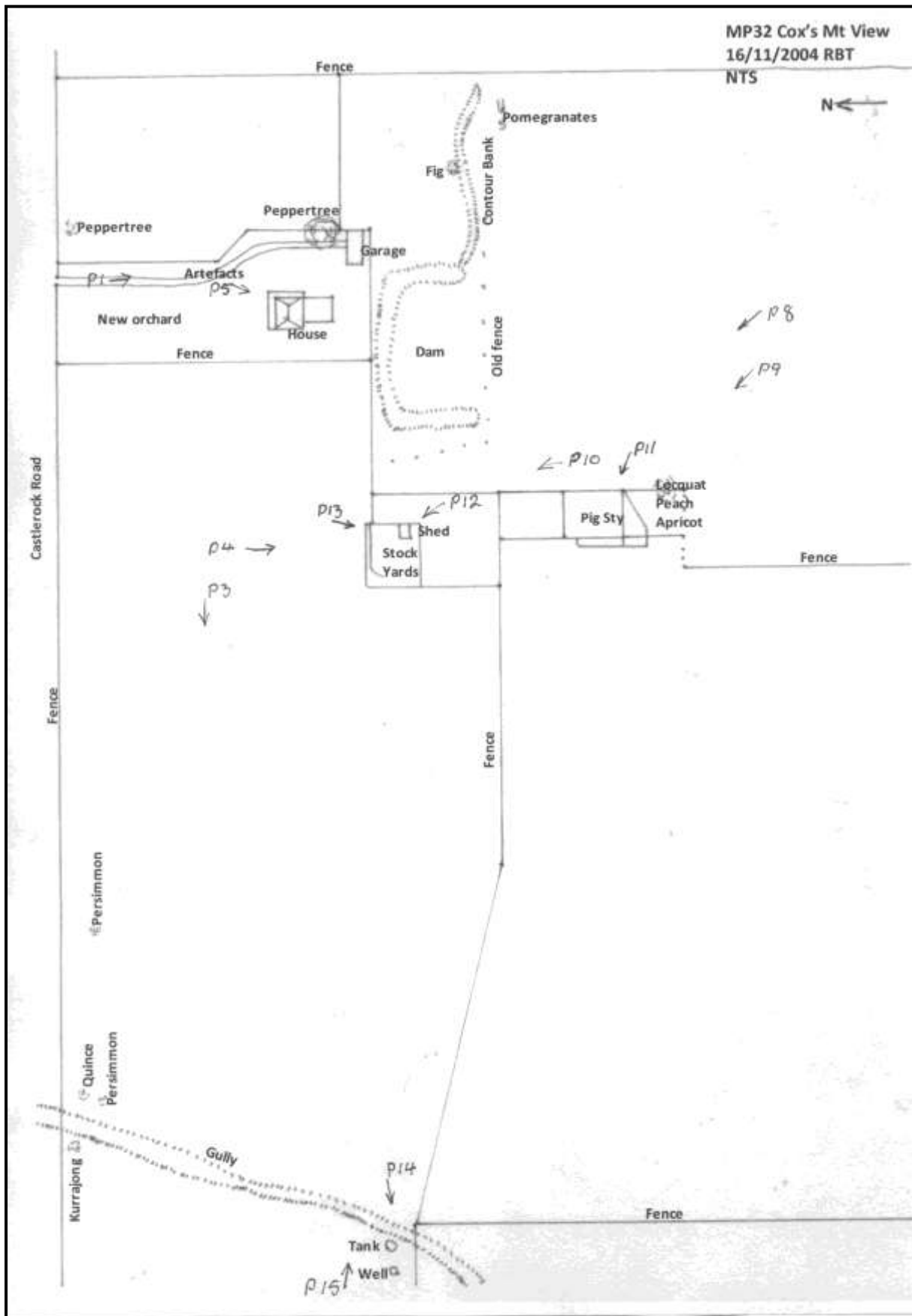
Plate 322: Stockyards and dairy



Plate 323: P14. Remains of trough and tank. Well to right.



Plate 324: P15. View east. Well in foreground.



Plan 138:: Plan showing position and direct of photographer when each photograph was taken.

THEMES APPLICABLE TO THE SITE

Pastoralism
Farming

HERITAGE CRITERIA APPLICABLE**Criterion (a)**

The site shows evidence of significant human activity with remains of orchard, dairy and house.

Criterion (b)

The site is associated with a significant event i.e. the establishment of a major orchard in this district.

Criterion (e)

The site has potential to yield further archaeological information on house construction and materials.

LEVEL OF SIGNIFICANCE: Moderate

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Monitor

STATEMENT OF SIGNIFICANCE

Little remains of the original orchard apart from a house and shed. The shed has been nominated as a dairy. It may have been a cool room or packing shed. This orchard was most likely the second largest in the Muswellbrook district apart from Baerami orangery. For this reason, it is a significant part of the local history.

SITE MANAGEMENT RECOMMENDATIONS:

The house and shed require further examination before demolition. This examination should look at determining the age of the house and construction methods. The shed should be examined to try and determine its function.

Site No.	MP33	Site Name	Fence Portion 146				
Coordinates: 56H		Easting	295160		Northing	6432325	
Portion	146	Allot.		Sect.		DP	
Statutory Listing:		No	Type				
Non-Statutory Listing:		No	Type				
Type of Site		Building	Fence		Archaeological	No	
Architect		Unknown		Builder	Unknown		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">Portion 146 originally a conditional purchase by W Cooper. He was listed as the owner when the survey was completed for Castlerock Road in the early 1880s³⁹⁶By 1920, it is listed in the Muswellbrook Shire rate book as owned by John Lonergan.John Lonergan transferred Portions 38, 39 and 146 to John Edward Lonergan on 26th July 1944 as a gift.³⁹⁷							
DESCRIPTION OF SITE							
<ul style="list-style-type: none">Site consists of a fence, which runs east- west.It was constructed with a top rail mortised into posts with four plain wires.The top rail has rotted away.							

PLANS & DRAWINGS

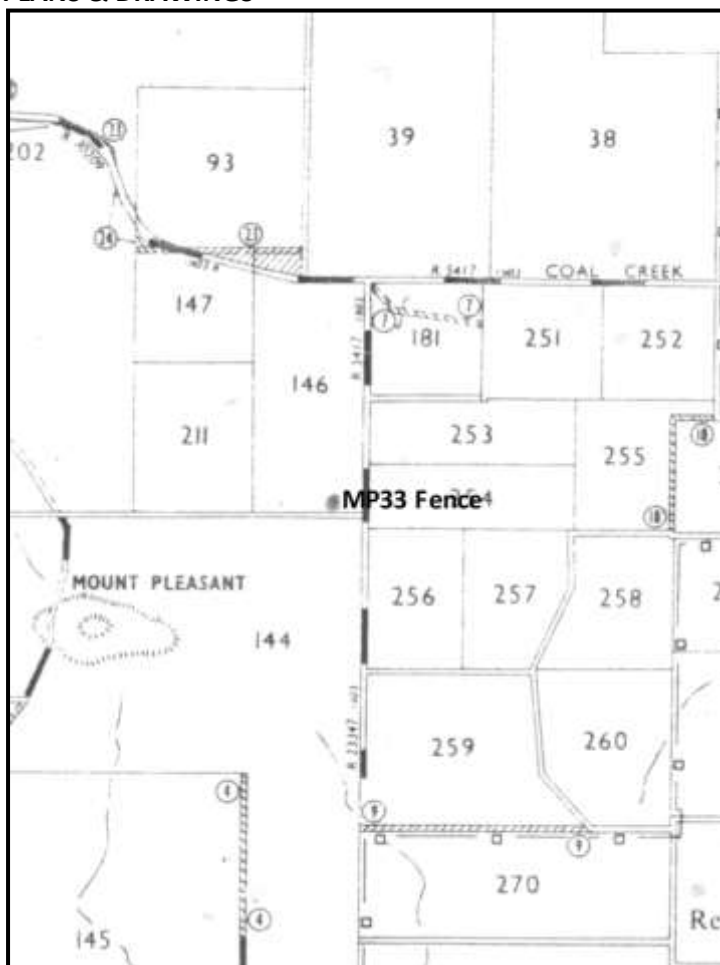


Plate 139: Part of the parish Ellis showing the location of MP33 on Portion 146.

³⁹⁶ Lands Department Map 81.897

³⁹⁷ Muswellbrook Shire rate book 1944



Plate 325: Google Earth view showing the location of MP33 in relationship to Kayuga and Muswellbrook



Plate 326: Google Earth view showing position of MP33 within the landscape.

PHOTOGRAPHS



Plate 327: View east of remains of fence.

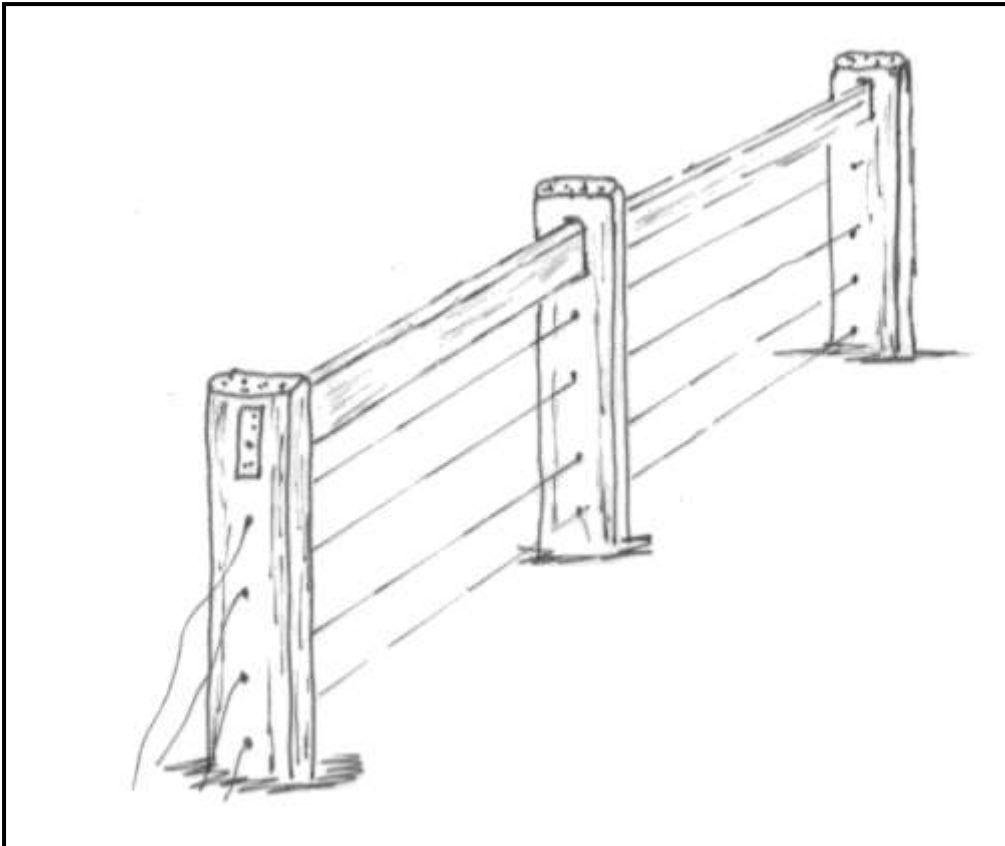


Plate 140: This fence would have been of the same style as the fence at MP30.

THEMES APPLICABLE TO THE SITE Pastoralism Farming
HERITAGE CRITERIA APPLICABLE Criterion (a) The site shows evidence of significant human activity. The erection of a post and rail fence was time consuming and costly for material.
LEVEL OF SIGNIFICANCE: Little
TYPE OF SIGNIFICANCE: Local
ARCHAEOLOGICAL POTENTIAL: No action
STATEMENT OF SIGNIFICANCE The fence is important as it shows the transition from an earlier style of 2 – 3 or four split rail fence to an all wire fence.
SITE MANAGEMENT RECOMMENDATIONS: No action, the site has been recorded.

Site No.	MP34	Site Name	Windmill				
Coordinates: 56H		Easting	295060		Northing	6432422	
Portion	146	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	Yes		Archaeological	No	
Architect		Unknown		Builder	Unknown		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">Portion 146 originally a conditional purchase by Walter Cooper (a minor, 20 years of age) in 1873.³⁹⁸ He was listed as the owner when the survey was completed for Castlerock Road in the early 1880s³⁹⁹By 1920, it is listed in the Muswellbrook Shire rate book as owned by John Lonergan.John Lonergan transferred Portions 38, 39 and 146 to John Edward Lonergan on 26th July 1944 as a gift.⁴⁰⁰							
DESCRIPTION OF SITE							
<ul style="list-style-type: none">Site contains well, windmill and piers of a small tank stand.Well is small, approximately one metre square and timber lined.Mill is of three legs mounted on timber posts.Mill head is of unusual design with exposed gearing and timber crank.							

PLANS & DRAWINGS



Plan 141: Part of the parish Ellis showing the location of MP34 on Portion 146.

³⁹⁸ State Records CP Register 7/2747

³⁹⁹ Lands Department Map 81.897

⁴⁰⁰ Muswellbrook Shire rate book 1944

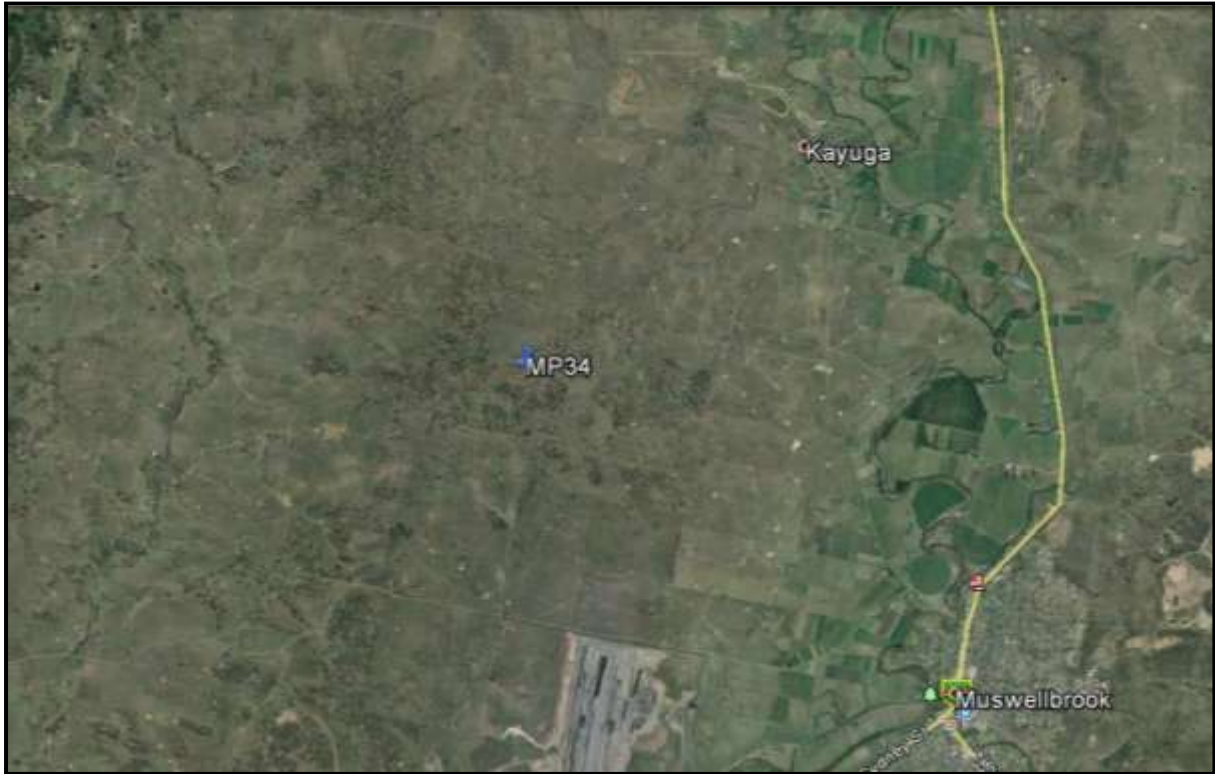


Plate 328: Google Earth view showing the location of MP34 in relationship to Kayuga and Muswellbrook.



Plate 329: Google Earth view showing position of MP34 within the landscape.

PHOTOGRAPHS



Plate 330: P1. View windmill looking west,



Plate 331: P2 – 3. Two views of the mill head.

THEMES APPLICABLE TO THE SITE

Pastoralism

Farming

HERITAGE CRITERIA APPLICABLE

Criterion (a)

The site shows evidence of significant human activity. The digging of a well and erection of a mill a major investment in time and capital.

Criterion (c)

The design of the mill head shows technical innovation that is unusual for this district.

LEVEL OF SIGNIFICANCE: High

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

No Action

STATEMENT OF SIGNIFICANCE

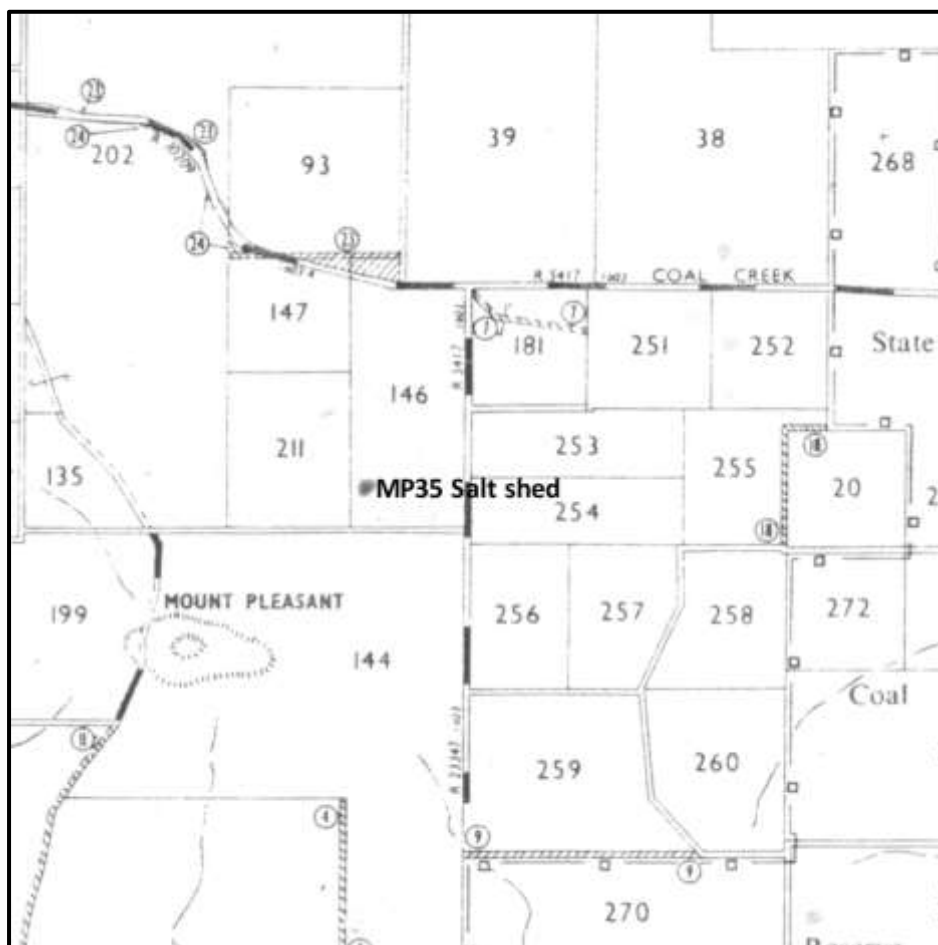
The mill head is of unusual design, it may be one of the earliest to appear in this district.

SITE MANAGEMENT RECOMMENDATIONS:

The mill be dismantled and offered to the Denman Heritage Village.

Site No.	MP35	Site Name	Salt Shed				
Coordinates: 56H		Easting	294566		Northing	6432644	
Portion	146	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	Yes		Archaeological		No
Architect		Unknown		Builder	Unknown		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">Portion 146 originally a conditional purchase by W Cooper. He was listed as the owner when the survey was completed for Castlerock Road in the early 1880s⁴⁰¹By 1920 it is listed in the Muswellbrook Shire rate book as owned by John Lonergan.John Lonergan transferred Portions 38, 39 and 146 to John Edward Lonergan on 26th July 1944 as a gift.⁴⁰²							
DESCRIPTION OF SITE							
<ul style="list-style-type: none">Site consists of small shed constructed of split ironbark frame, twitched together with fencing wire and clad with corrugated iron.Pat Watts stated the Lonergan’s constructed it as a shed for salt licks.							

PLANS & DRAWINGS



Plan 142: Part of the parish Ellis showing the location of MP35 on Portion 146

⁴⁰¹ Lands Department Map 81.897

⁴⁰² Muswellbrook Shire rate book 1944

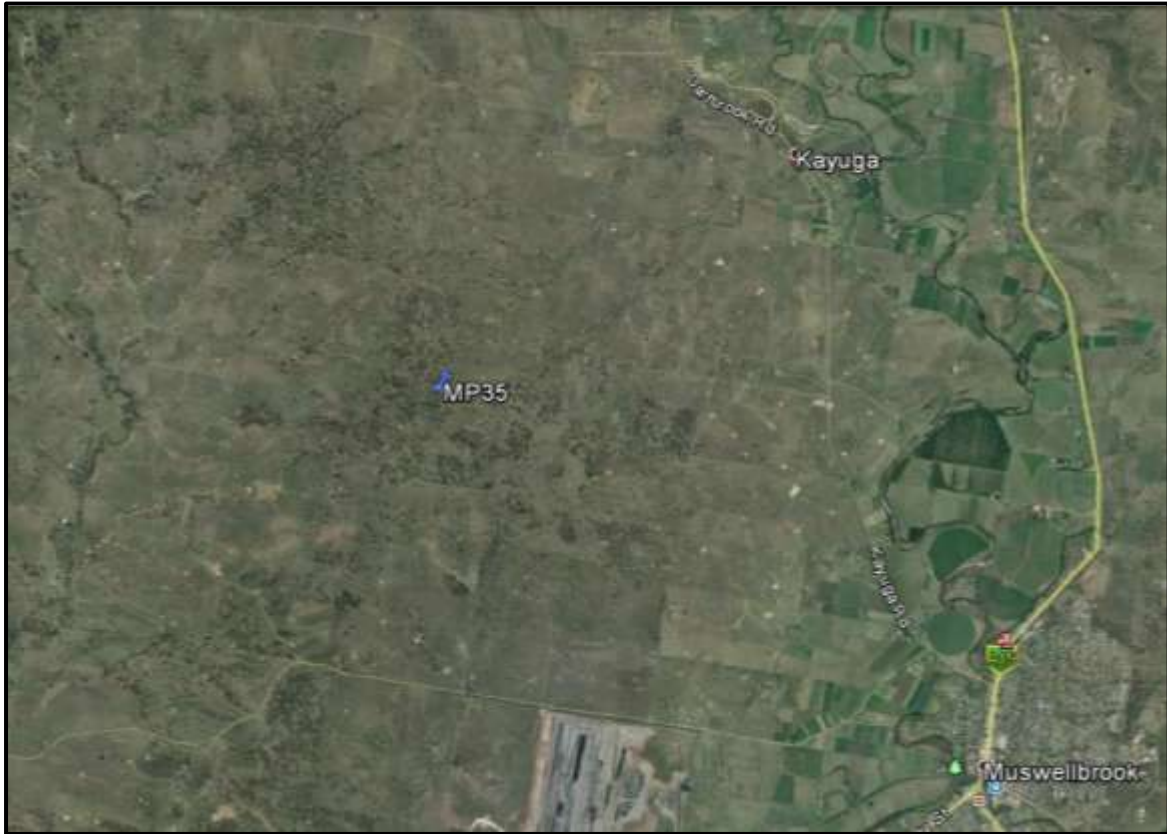


Plate 332: Google Earth view showing the location of MP35 in relationship to Kayuga and Muswellbrook

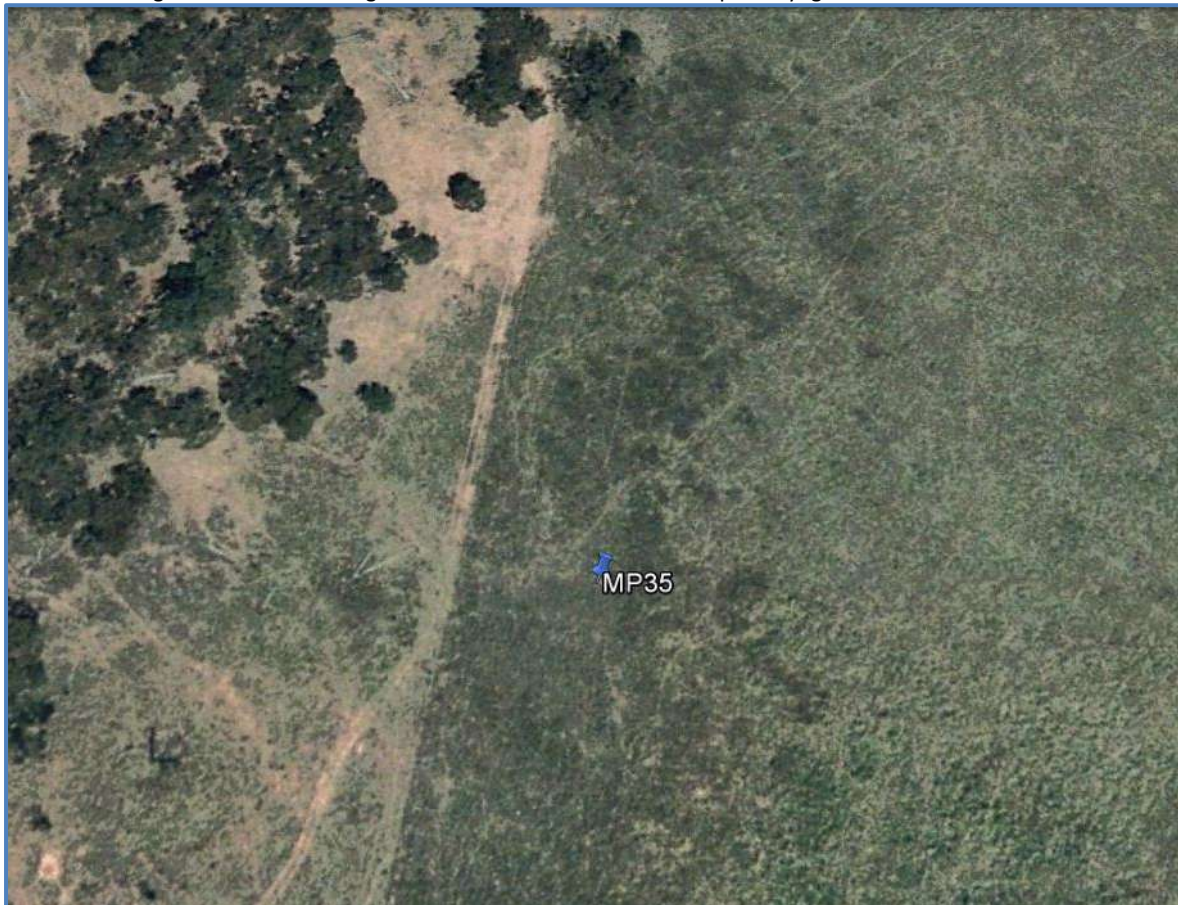


Plate 333: Google Earth view showing position of MP35 within the landscape.

PHOTOGRAPHS



Plate 334: P1. View north west of remains of salt shed.



Plate 335: View south west of remains of salt shed.

THEMES APPLICABLE TO THE SITE

Pastoralism

Farming

HERITAGE CRITERIA APPLICABLE

Criterion (f)

The site provides evidence of a defunct process, a specific building to protect stock salt licks from the elements.

LEVEL OF SIGNIFICANCE: Little

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

No Action

STATEMENT OF SIGNIFICANCE

This site provides evidence of stock management. It is unknown how common the practice was of erecting a specific shed to protect salt licks.

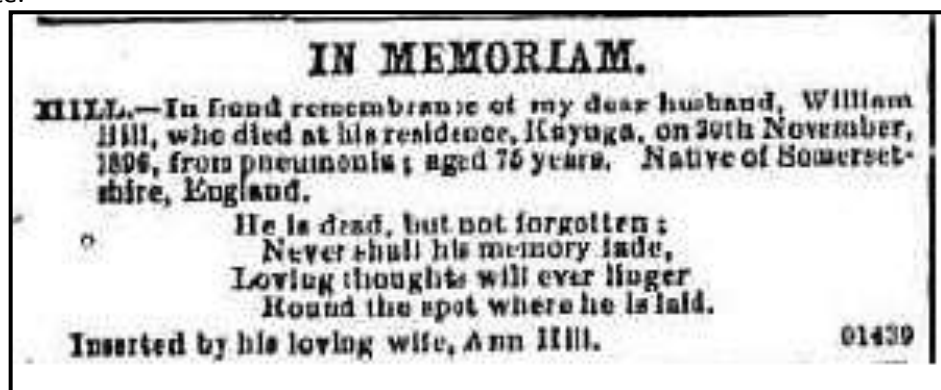
SITE MANAGEMENT RECOMMENDATIONS:

No action, the site has been recorded.

Site No.	MP36	Site Name	Hill's				
Coordinates: 56H		Easting	295350		Northing	6433335	
Portion	93	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	Yes		Archaeological		Yes
Architect		Unknown		Builder	Unknown		

HISTORICAL INFORMATION ON SITE

- William Hill took up Portion 93 as a conditional purchase block on 31st August 1871; it comprised 78 acres 3 roods.⁴⁰³
- Two years later in 1873, he took up Portion 147 of 40 acres.⁴⁰⁴
- Before coming to the Kayuga district, he had lived with his wife Anne in the Denman – Jerry's Plains area. Their children were all born in that district
- In 1874-5, electoral roll William Hill snr and jnr are listed as being at Kayuga.
- In the 1877 survey of possible school children in the Kayuga area William Hill stated that he lived two miles from the school site, had two children who could attend, Hannah 11 years and John 8 years. He listed his religion as Church of England.⁴⁰⁵
- Hannah Hill died the following year, 1878.⁴⁰⁶
- In 1885, William Hill was listed as holding 80 acres with four horses, 11 cattle and two pigs.⁴⁰⁷
- William Hill died 30th November 1896 aged 75 years. He left an estate valued at £290/15/-, but there were debts against the estate of £101/16/6 which included £60 owing on his conditional purchase, Portion 93. He owned 3 horses and 24 cattle at the time of his death. He may have been ill for sometime, as he owed Drs Grigson and Wilson, Muswellbrook £33/11/6 for medical attendance.⁴⁰⁸
- William must have disposed of Portion 147 before his death, as it is not listed as part of his estate.



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- The Muswellbrook Shire rate books show the property owned by Ann Hill (widow of William) until her death in 1913. From 1914-16 it is the estate of late Ann Hill c/- of her son, John and from 1917 to 1943 it formed part of his estate. He held portions 90, 253, 254 256 and 262 for a total of 120 acres.
- John Hill died 1943⁴¹⁰ and in his executors sold Portion 90 to James Allan Lonergan and the

⁴⁰³ State Records CP Register 7/2734

⁴⁰⁴ Crown Land Administrative Map Parish Ellis 4th Edition 1/1/1915.

⁴⁰⁵ State Records School file Kayuga 5/16430.2(a)

⁴⁰⁶ NSW BDM Death 7732/1878

⁴⁰⁷ Journal of the Legislative Council of NSW, 2nd Session, 1885, Vol. 39 Part 1, Appendix 2

⁴⁰⁸ State Records DEF William Hill 20/105

⁴⁰⁹ Maitland Mercury 26th November 1898

remainder to Norman L and Hilton Leslie Devine.

MR. JOHN HILL

The death took place at Brentwood Hospital on Friday of Mr. John Hill, of Aberdeen, at the age of 74 years. Deceased had been admitted to the hospital on the day prior to his death.

The late Mr. Hill was born at Singleton, and was a son of the late Mr. and Mrs. William Hill, who took up farming at Kayuga 72 years ago. Deceased had carried on farming at Kayuga until eight years ago, since when he had resided with Mr. and Mrs. Harry Devine at "Angledale," Aberdeen. He is survived by one sister, Mrs. Henry Guy, of West Maitland, and also by four nieces and four nephews, viz., Miss H. Hill, Mrs. Jos. Wilder, Mrs. Walter Budden (Muswellbrook), Mrs. H. Devine (Aberdeen), and Messrs Thomas and Walter Hill (Kayuga), Walter Hill (Brushy Hill) and Albert Hill (Rouchel). The interment took place at the Church of England cemetery, Muswellbrook, the Rev. H. Hampden-Hobart officiating at the graveside.

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- The obituary of John shows that the Hill family were connected to a number of other Kayuga families i.e. Guy and Devine.

DESCRIPTION OF SITE

This site contains a number of features that were part of a small farming enterprise. It has not been possible to determine what function every feature played.

- Site A: Number of elements. There is a shed on piers and earth fast posts. The posts have been adzed square except for the portion in the ground. The entire frame is constructed of round timber except for battens, which are of split timber. Floor and walls are of split slabs. The bottom of the wall slabs are butted up against the floor slabs and a retaining strip nailed along the outside. The top of the wall slabs are nailed to the top bearer. Nails are wire cut, rose head. All timber is ironbark except for rafters, which are cypress. Corrugated iron roof. Shed is approximately 3 x 4 metres with the floor 500mm from the ground. Next to this shed there are the remains of what may have been another shed with lean-to. There are still five posts standing indicating a structure 3.5 x 6 metres. Most of the nails in this area were the same as the standing shed, but there were several rectangular wedge

⁴¹⁰ NSW BDM death 1943/20826

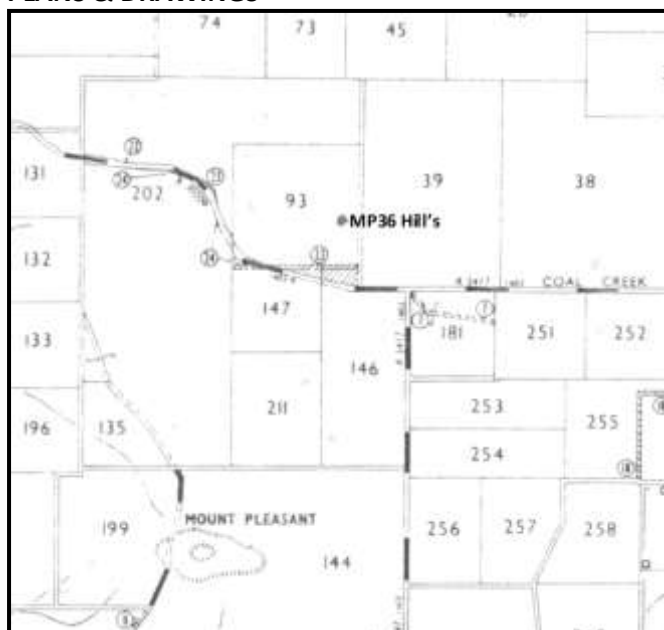
⁴¹¹ *Muswellbrook Chronicle* 3rd August 1943

shaped. Further along there may have been a blacksmith shop. There is a small corrugated iron tank filled with dirt, which may have been part of a forge. There is some timber on the ground along with pieces of iron.

- Site B: This is a collapsed building constructed of slabs with round timber frame and split battens. Main part of the building had a gable roof with a possible lean-to. Slabs on the lean-to section are two metres long. Very approximate dimensions are 3 x 7 metres for gable section and same for lean-to. There are a number of bricks under the material from the lean-to, which may represent the location of a chimney. Mixture of wire cut rose head and wedge nails. Strips of galvanised tin have been nailed over gaps between slabs. A door lock was noted, H & T Vaughan, Willenhal Real No. ??A. The ceiling of the gable section appears to have been lined with material from the rows of clouts on the rafters. The building may have had a dirt floor. Roof was corrugated iron. This may have been a kitchen area.
- Site C: Small shed constructed with slabs that rest on the ground and nailed to adzed top bearer. Rafters are round timber with split battens. Round corner posts. Tin strips on some slabs to close gap. Interior may have been white-washed. Dirt floor. All nails appear to be wire cut. The shed is 1.5m high with gable roof of corrugated iron. Function unknown.
- Site D: This may have been a living area of two rooms with veranda or lean-to on one side (piers are lower in that section). The main part would have been approximately 4 x 7.5 metres and may have been divided into two rooms. There appears to have been a fireplace at the south west end of the structure. The lean-to/veranda would have been approximately 2.5 x 7.5m. The structure appears to have had a sawn timber frame, which sat on round timber bearers on piers. Corner piers extended up to tie the outer bearers together. Nails seen were wire cut.
- Site E: Concrete slab 2 x 4m, round and split timber in the area. May have been cow bails.
- Site F: Area 1.7 x 2 metres, structure of round and split timber, all fallen. One post 1.5m long. Few bricks in the area. May have been pig or calf pen.
- Site G: Area of concrete 2 x 5 metres. Concrete slab thin and utilised river gravel. Very little timber left from frame, one piece had adzed face. Post the right height for a separator to be mounted on. This may have been a dairy.

This site appears to have had a number of buildings reconstructed over a period utilising material from earlier buildings. The kitchen area is perhaps the oldest structure. The buildings highlight that construction took place with a very limited budget.

PLANS & DRAWINGS



Plan 143: Part of the parish Ellis showing the location of MP36 on Portion 93.

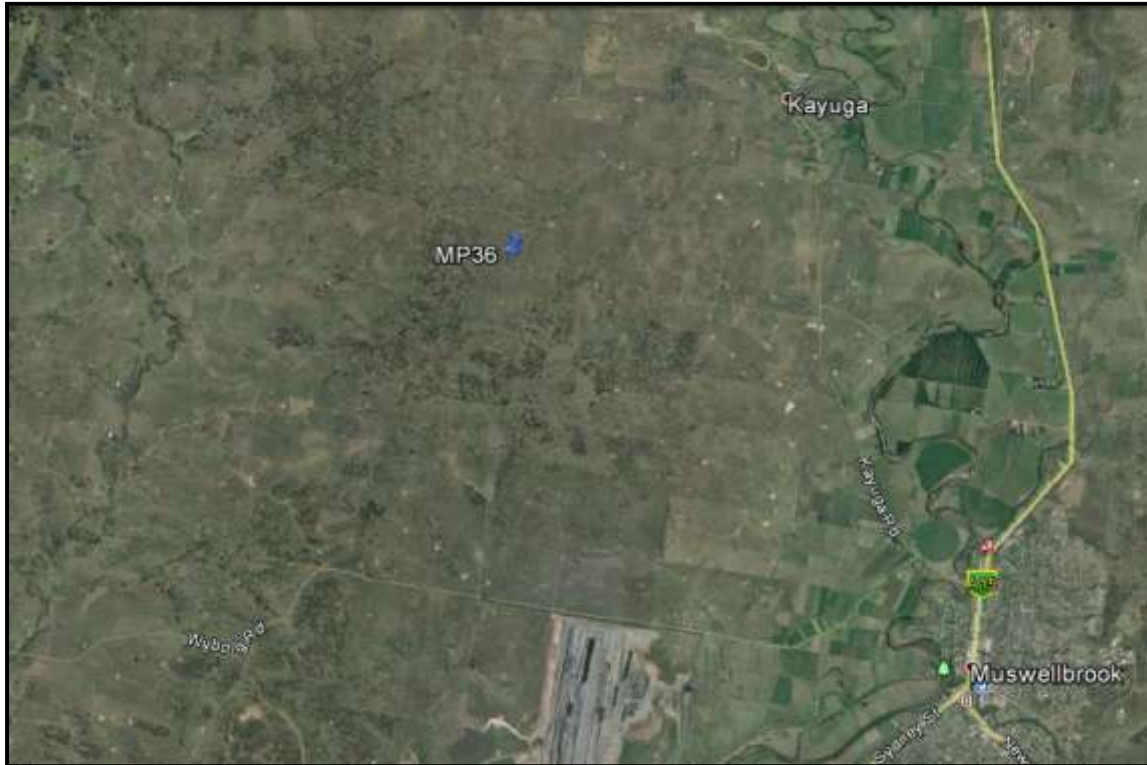


Plate 336: Google Earth view showing the location of MP36 in relationship to Kayuga and Muswellbrook.

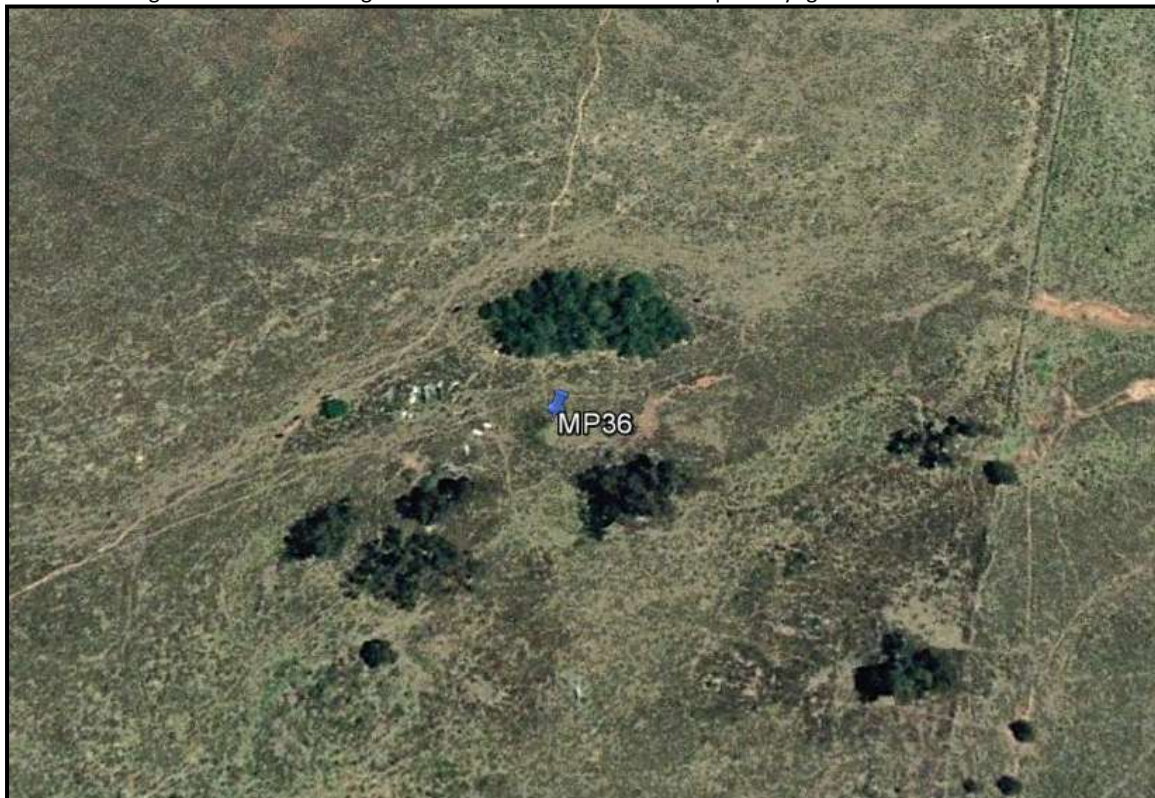
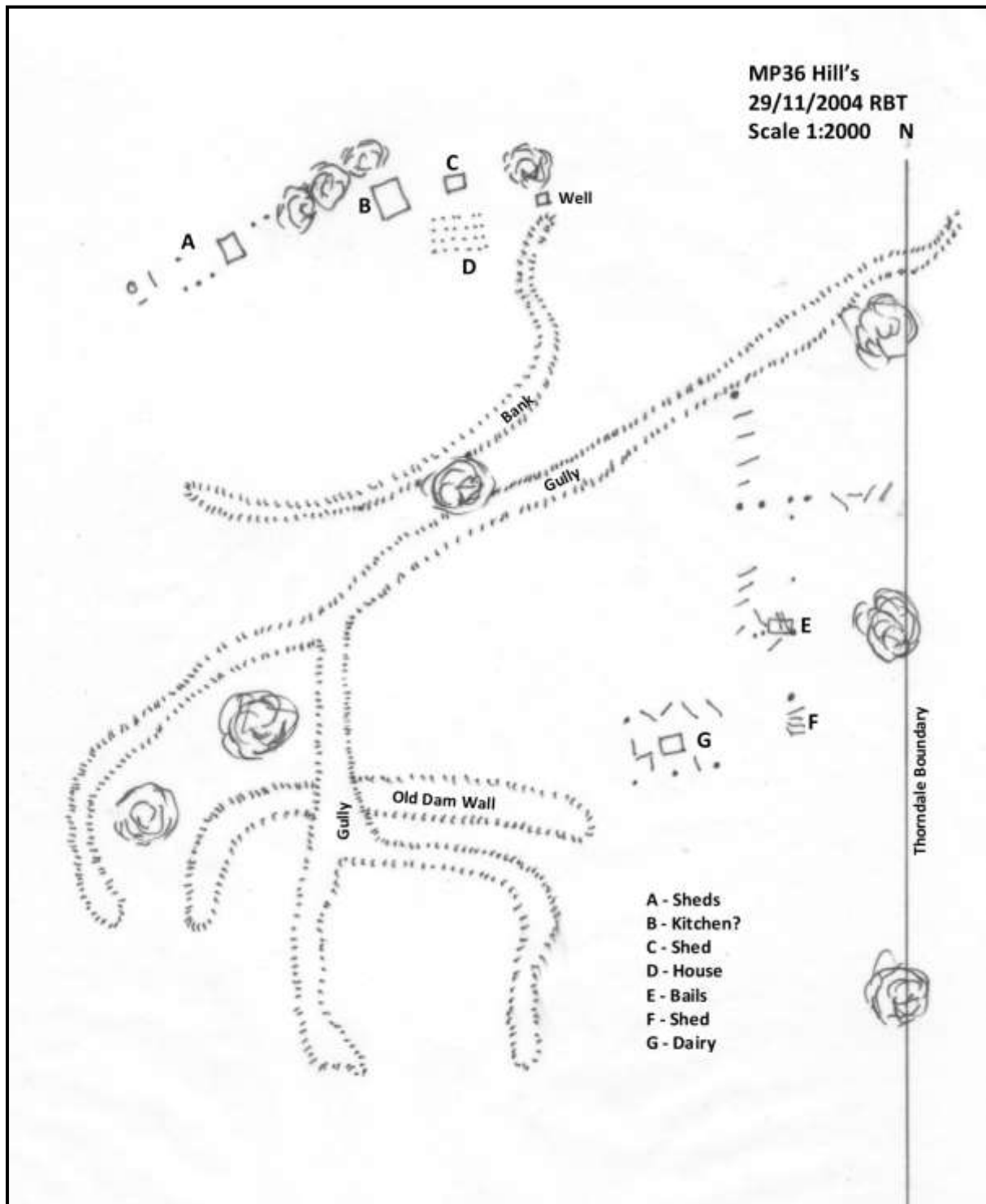
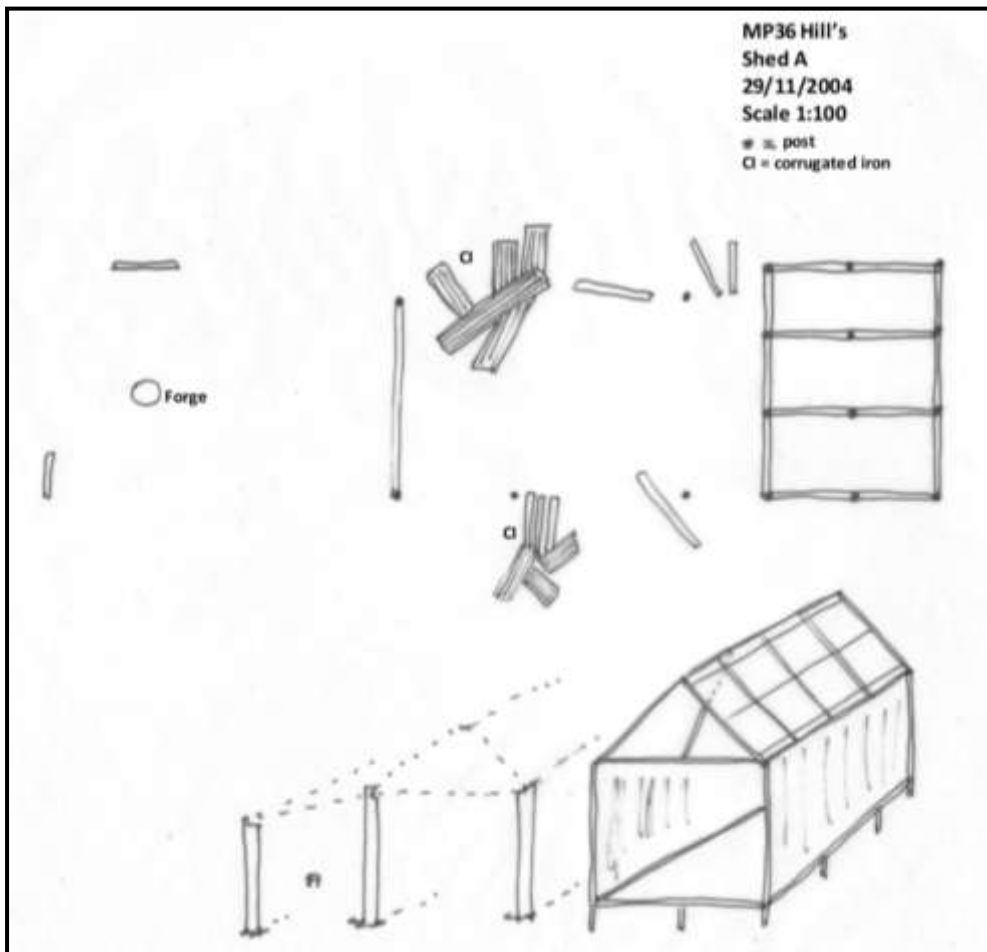


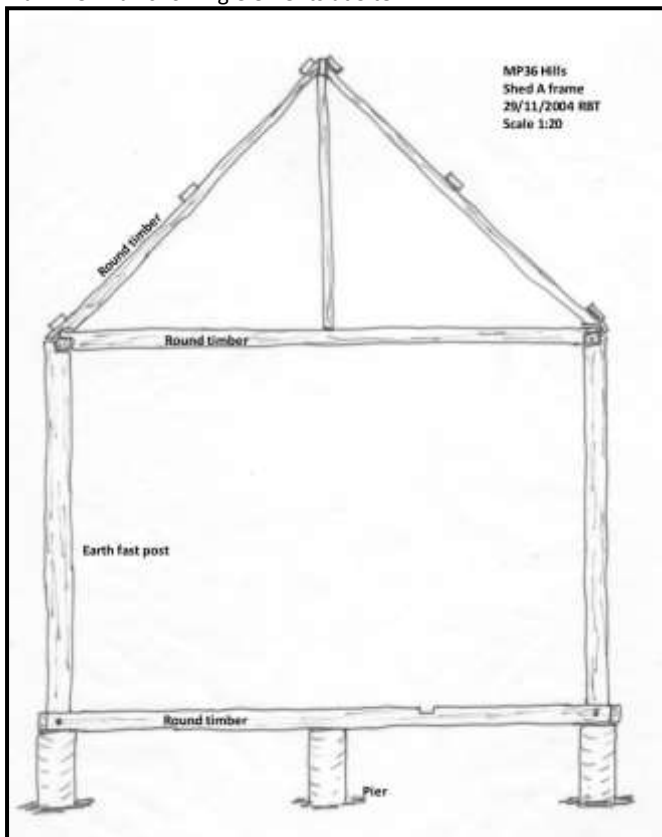
Plate 337: Google Earth view showing position of MP36 within the landscape.



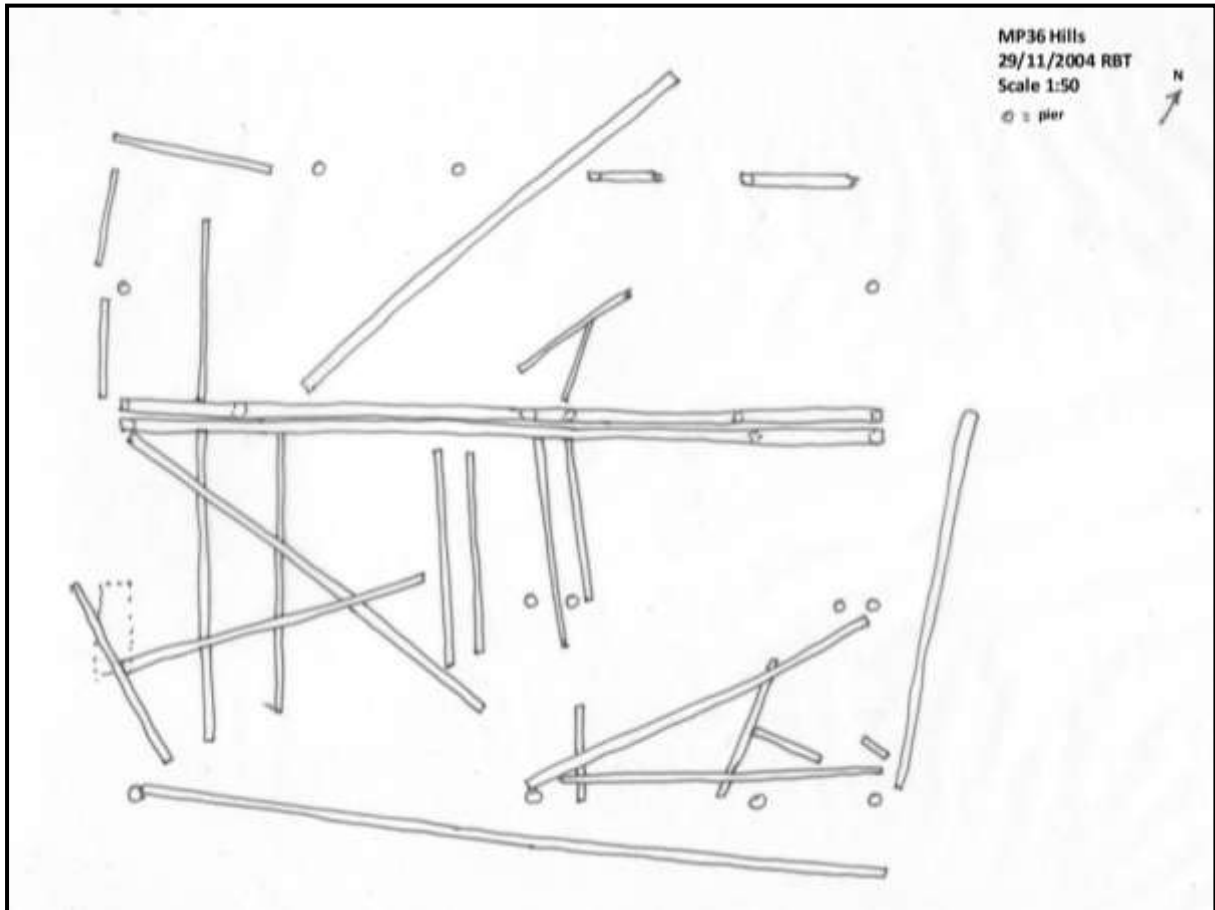
Plan 144: Plan showing location and relationship between features at this site.



Plan 145: Plan showing elements at Site A.



Plan 146: Construction details of frame for shed at Site A.



Plan 147: Drawing showing remains of timber frame at Site D.

PHOTOGRAPHS



Plate 338: P3. View Site A, Sites B, C and D near pepper trees.



Plate 339: P4. Shed at Site A, posts for other shed to left.



Plate 340: P8. View of Site B with C in background amongst trees.



Plate 341: P10. Part of Site B.



Plate 342: P12. Part of Site B. Note clouts on rafters where material has been held on.



Plate 343: P12. Part Site B, possible lean-to. Slabs with metal strips to close gaps.



Plate 344: P14. Site C.



Plate 345: P15. Front of Site C.



Plate 346: P16. Site D. B on left and A in background.



Plate 347: P17. Part of foundations of Site D.



Plate 348: P18. Site D, part of foundations.



Plate 349: P23. Remains of Site E



Plate 350: P24. Remains of Site F. E in background.



Plate 351: P25. Site G. Site E in background.



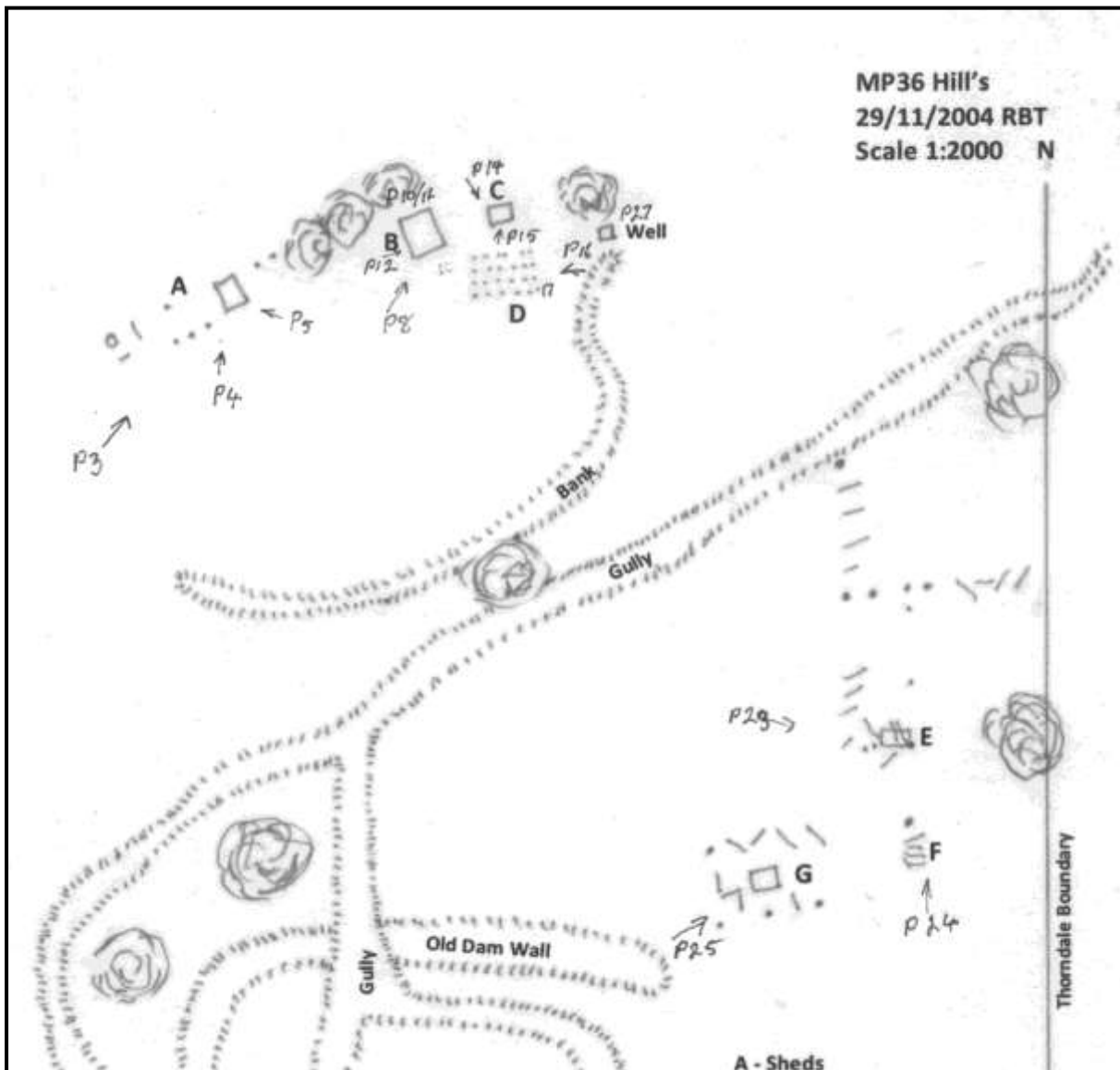
Plate 352: P27 Remains of well. Timber lined, old square tank dumped in shaft.



Plate 353: P9. Selection of bricks on the site showing different frogs.



Plate 354: P1. Original gate and boundary fence to property before road was straightened.



Plan 148: Plan showing position and direction of photographer when each photograph was taken.

THEMES APPLICABLE TO THE SITE

Pastoralism
Farming

HERITAGE CRITERIA APPLICABLE**Criterion (a)**

The site shows evidence of significant human activity during a historical phase, i. e. settler under the conditional purchase scheme.

Criterion (d)

The site is important for its association with an identifiable group i.e. conditional purchase settlers.

Criterion (e)

The site has the potential to yield further substantial archaeological information.

Criterion (f)

The site provides evidence of a defunct way of life.

LEVEL OF SIGNIFICANCE: High

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Monitor Test Excavation

STATEMENT OF SIGNIFICANCE

This site provides a rare opportunity to records a way of life that is defunct, that is providing a house and outbuildings with a minimum outlay of capital. The site may reveal how at least two generations of the same family utilised the resources available. The site could provide information on how material from earlier buildings was recycled yet retaining earlier building methods.

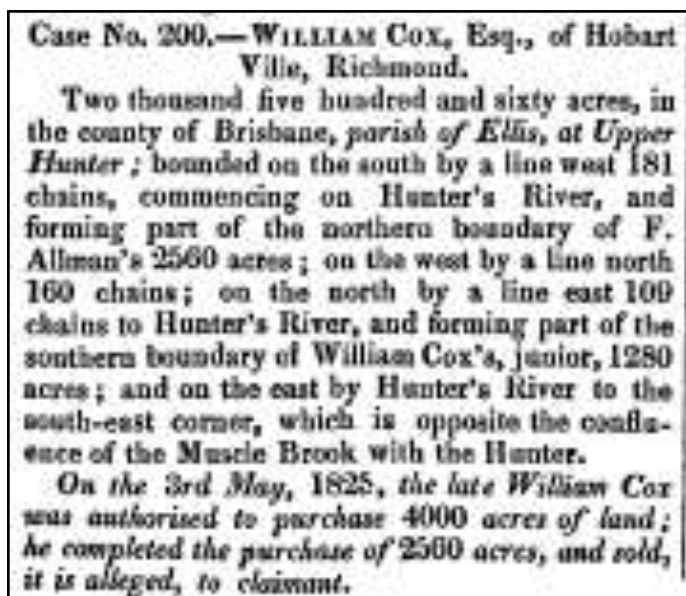
SITE MANAGEMENT RECOMMENDATIONS:

- An in-depth study of the remaining structural evidence be undertaken in an attempt to provide a better chronological development of the site.
- The 'kitchen' area of Site B needs to be carefully dismantled to recover as much information as possible re construction methods and possible date of construction.
- There may develop a need for some test excavation to determine the extent and use of some building sites.

Site No.	MP37	Site Name	Berrywood				
Coordinates: 56H		Easting	297460		Northing	6428700	
Portion		Allot.		Sect.	3	DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	Yes		Archaeological		No
Architect		Unknown		Builder	Unknown		

HISTORICAL INFORMATION ON SITE

- Berrywood is located on land that originally was part of Portion 3.
- On 3rd May 1825, Sir Thomas Brisbane granted William Cox of Clarendon the right to purchase 2560 acres in the Parish of Ellis, County of Brisbane for £640.⁴¹²
- In 1838, William Cox of Hobartville registered a claim for deeds to 2560 acres near Muswellbrook. It is very confusing with three generations of William Cox in this period. The late William Cox mentioned was from Clarendon and the father of the William Cox (Hobartville) making the claim. The William Cox jnr mentioned in the claim is William Cox of Hobartville. The claim was for Portion 3 in the Parish of Ellis, Country of Brisbane.



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- William Cox (Hobartville) put forward as evidence to the Commissioners of Claims that the 2560 acres was part of a grant by purchase from the Crown, authorised on 3rd March 1825 by Governor Sir George Gipps. Further, a transfer of land dated 7th June 1834 where his father transferred the land to him and a letter from the Colonial Secretary dated 28th November 1837 stating that the purchase price had been paid in full. Total cost of the 2560 acres was £659/19/10. The Commissioners agreed that William Cox (Hobartville) was the legal owner.⁴¹⁴
- The deed for Portion 3 of 2560 acres was registered on 18th May 1838.
- On 9th March 1846 William Cox (Hobartville) divided Portion 3 (2560 acres) and Portion 4 (1280 acres) between his sons, William (third generation William), John Hobart and Sloper.

⁴¹² LPMA, Register of Grants & Purchases, Book 67 Page 233.

⁴¹³ Government Gazette 1838 p.45

⁴¹⁴ State Records Reel 1210, Case 200, Report of the Commissioners of Claims.

- William, eldest son of William (Hobartville) was to receive the southern portion (Rosebrook end) of 1375 acres, but he was not to dispose of the land during his father's lifetime without written authority and his father was to have use of the land.⁴¹⁵
- The early history of this portion owned by William the 3rd is extremely complex. It appears that William sold some of the land to John Whitford, but by 1880s most of the land was consolidated under the Doyle family.
- John Frederick Doyle junior died 18th May 1880 aged 49 years and was buried in the Church of England cemetery, Muswellbrook. His father, John Frederick Doyle died 24th April 1882 and was buried in the same cemetery.⁴¹⁶ John senior was the owner of Dartmouth, just north of Muswellbrook.
- The *Maitland Mercury* of 1st November 1887 carried the following notice of marriage, 'Married at St Alban's, Muswellbrook. Charles Hobart Cox, second son of John Hobart Cox of Negoa to Miss Minnie Doyle, second daughter of the late John Frederick Doyle of Rosebrook.
- In the early 1870s, George McNeil was the manager at Rosebrook.⁴¹⁷
- Edward Higgins & Co advertised in 1889, that they had been requested to auction on behalf of the trustees the property of Rosebrook, which was of 2425 acres and would be sold in farms of 30 to 100 acres.
- The trustees of the Rosebrook Estate are to sell the whole of the unsold portion of 1730 acres freehold on 31st March 1894.⁴¹⁸
- A few months later, in March 1894, Higgins & Marshall announced they had been instructed to auction nine farms fronting Wybong Road, being a portion of Rosebrook known as the Racecourse Paddock.⁴¹⁹
- W M Fleming may have been the purchaser as the *Muswellbrook Chronicle* carried an advertisement on 5th March 1910 for the sale of 680 acres by Edward Higgins, Parkinson on account of Fleming.
- On 24th September 1910, the *Chronicle* reported that I G Budden had a boring plant working on the land he had purchased from W M Fleming.
- Later, on 2nd November 1910 the *Chronicle* reported that I G Budden was having a large commodious dwelling erected on his land at Rosebrook. There was no mention of the architect or builder.
- On 21st May 1913, the following advertisement appeared in the *Muswellbrook Chronicle*. Apparently, it did not sell as I G Budden had it up for auction two years later.

⁴¹⁵ LPMA, Old System Book 10 No.500

⁴¹⁶ *Muswellbrook Cemetery Inscriptions*, Muswellbrook & Upper Hunter Historical Society, 1986.

⁴¹⁷ *Muswellbrook Chronicle* 29th June 1923 Obituary

⁴¹⁸ *Maitland Mercury* 24th February 1894

⁴¹⁹ *Maitland Mercury* 3rd November 1894

To Dairymen, Horse Breeders & Others.

WEAVER & PERRY, Muswellbrook, in conjunction with HIGGENS, PARKINSON & CO., have received instructions from Mr. I.G. Budden to sell at their rooms Market-street, on

Wednesday, May 28,

AT 11 A.M.,

That well known Dairy Farm,

Berrywood, Muswellbrook,

Situate on the outskirts of the town of Muswellbrook, and containing an area of 251 acres Freehold, subdivided into four paddocks, of which about 112 acres are on the flat, admirably adapted for lucerne culture, 10 acres now growing lucerne. The balance of the area is well improved.

The improvements comprise a charming up-to-date residence of 8 rooms, with numerous outbuildings. Also, Dairyman's Cottage (new) of 5 rooms, Dairy, with Turbine Separator, 7 bails, with concrete floors; Piggery, with concrete floors and troughs; and everything necessary for an up-to-date dairy farm.

WATER is ample in all seasons, obtained from two good dams and a sub-artesian bore fitted with windmill and troughing, giving a good supply.

The property will be sold either as a whole or the Residence and 8 acres, eminently suitable for a suburban residence in one lot and the Dairy Farm in another.

-
- For auction on 25th September 1915, on account of Mr I G Budden. Three miles from Muswellbrook on Wybong Road, 250 acres freehold (exclusive of 11 acres of roads). Residence of eight rooms, erected three years, stables, hayshed, garage, new four room cottage, dairy, cow bails and piggery (concreted). Sub-divided into six paddocks, 40 acres lucerne, 46 acres wheat, new hay shed to hold 200 tons, acetylene gas plant, 2 2000 gal. tanks, bath heater, orchard, garden. Watered by bore (which when sunk went through a 30' coal seam), windmill, 5000 gal. tank, troughing, also two dams.⁴²⁰
- On 18th August 1916, Isaac George Budden sold Berrywood to Isabella Watts Higman (wife of Selden Hyronimus Higman) and Elizabeth Crockett Humphries, spinster for £3826/13/2. Property was 246 acres 3 roods 21 perches. Land was a subdivision of the Rosebrook Estate being part each of lots 7, 8, 9, 10 & 11 of Section 3 and lot 28 part of lot 11 Section 3.⁴²¹

⁴²⁰ *Muswellbrook Chronicle* 11th September 1915

⁴²¹ Muswellbrook Shire, Notice of sale and transfer of ratable land

CLEARING SALE.

AT "BERRYWOOD."

Saturday, August 12,

AT 11 a.m.

FURNITURE & EFFECTS, MA
CHINERY, HORSES, &c.

EDWARD HIGGENS, PARKINSON & CO. have received instructions from Mr I. G. Budden, owing to having disposed of the property, to sell at Berrywood on above date:—

FURNITURE & EFFECTS, MACHINERY & STOCK comprising—

FURNITURE & EFFECTS—

1 Walnut Bedroom Suite (three pieces), 2 Bedroom Chairs, Mahogany Settee and Easy Chair, Overmantel with mirror, 1 White Maple Combination Chest and Marble Top Washstand, 2 Sets of China Washstand Ware, 1 Spring Couch, Verandah Chairs and Couch, Lounges, Garden Seat, 1 Pataphone with Records (in good order), 4 Kitchen Tables, 1 stained Dresser and Safe, Methylated Spirit Primus, Kerosene Primus, Copper Steamer, 4 Decker, Crockery and Cooking Utensils, quantity of Linoleums, Door Mats and Slips, Child's Bath, Child's Motor Car and Tricycle, Riding Pad and Bridle, 4 large Easy Chairs, large Chesterfield leather upholstered, large Walnut Sideboard with four bevelled mirrors Walnut Dressing Cabinet with mirrors, 4 Wicker Tables, quantity of Russian Chairs, Pedestals, Mahogany Overmantel, 6 Bevelled Mirrors and Brackets, large Cedar Dining Table, Wicker Settee, 3 Wicker Chairs, 2 Footstools, 3 Gipsy Tables, Brass Fire Stand and Irons, Double Bedstead and Wire Mattress, 1 White Enamel Bedstead and Mattress, 2 Double Horsehair Beds, Cricket Bats and Leggings, 3 Tennis Racquets and Net, 1 Camera complete almost new, Dbl Shot Gun, Full-size and 1/2 size Violins.

FARMING IMPLEMENTS, HARNESS, TOOLS, &c

1 Massey Harris Reaper and Binder (almost new), 1 Mowing Machine, 1 Hay Rake, Stripper and Winnow (all complete), 3-Disc Massey Plough, 2 Mould Board Ploughs, 1 set Massey Iron Harrows 1 Scarifier, 1 large Roller with pole and seat, 2 sets Swinging Bars, 1 3-Horse Bar, 1 set 3 horse plough Leather Traces 2 sets Plough Harness and Trace Chains 2 sets leading and body Harness, 1 set Waggon Harness, quantity of Collars, Hames, Winkers, &c. 1 Light Box Farm Waggon, with springs (nearly new), with hay frame, 1 Light Tip Dray, 2 Saddles and Bridles, spare Harness, quantity of Farming Tools, 1 Horse Clipping Machine, 1 24 feet Ladder, 1 25 gal Alfa Laval Separator, 1 set Blacksmith's

MACHINE, 1 25 feet LADDER, 1 25 gal ALFA Laval Separator, 1 set Blacksmith's Tools, including Bellows, Anvil, Vice, Shoeing Tools quantity of second hand Galvanised Iron, and a lot of new 1 1/2 inch Galvanised Fencing, quantity Tools, including Saws, Shovels, Axes, Blocks and Tackle, Ropes, Grinding Stone and other articles too numerous to mention

—ALSO—

1 Clement Talbot MOTOR CAR, 4 cylinder, 20.30 H.P. 1912 model, in good order

HORSES.

7 Draught Horses and Mares in foal, or with foals at foot, including Mare by Plucky Willis, with Colt foal by Gartlin Prince, imp, 1 active Draught Stallion, 6 years, 2 Unbroken Colts and Fillies, by Prince Huon, 1 Unbroken Filly by Prince Sturdy, 1 aged Mare by Scots Grey, in foal, 1 Burgundy Pony, by Arden, 6 years, 1 Taffy Pony, 5 years, broken to saddle and harness, champion child's pony, Thoroughbred Mare, "Creeping Jane" with foal at foot by Duke of Melton, and stunted to Vat. Bay Gelding "Singular," by Merv from Creeping Jane, in full train, Bay Mare "Pearl B" by Fucile—Creeping Jane, in full train, Bay Mare, "Fucile Jane" by Fucile—Creeping Jane, 1 Grey Gelding, 7 years, broken to saddle and harness, champion lady's hack

CATTLE.

2 Champion Milking Cows, one just calved, other close to work, 1 Jersey Bull 2 years, by Earl Dudley.

NOTE DATE, TIME & PLACE.

At "Berrywood," 3 Miles from Muswellbrook
Saturday, August 12th, at 11 o'clock sharp.

Light Luncheon provided.

"BERRYWOOD" SALE.

CLARK'S MOTOR LORRY will leave our Office at 10.30 and 1.30 on SATURDAY NEXT for convenience of buyers attending this sale. NO CHARGE.

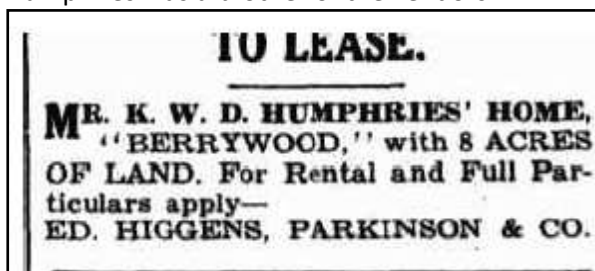
ED. HIGGENS, PARKINSON & CO.
Auctioneers.

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- On 15th July 1920, Isabella Watts Higman and Elizabeth Crockett Humphries sold Berrywood to Kenneth William Douglas Humphries for £3826/13/2.⁴²³ KWD (as he was known)

⁴²² Muswellbrook Chronicle 12th August 1916. Rare to obtain such a comprehensive list of equipment.

Humphries was a brother of the vendors.



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- KWD Humphries sold Berrywood to Roy Aldous Jonas, dentist of Muswellbrook, on 9th July 1945 for £2358/13/- or £19/3/6 per acre. Property consisted of Lot 28 of Section 3 (8 acres 3 roods and 5 perches) and part of lots 10 and 11 Section 3 (114 acres 1 rood and 38 perches).⁴²⁵

DESCRIPTION OF SITE

Originally, Berrywood was part of a large dairy operation with another cottage and numerous outbuildings. The homestead is the only building now on the site.

Homestead

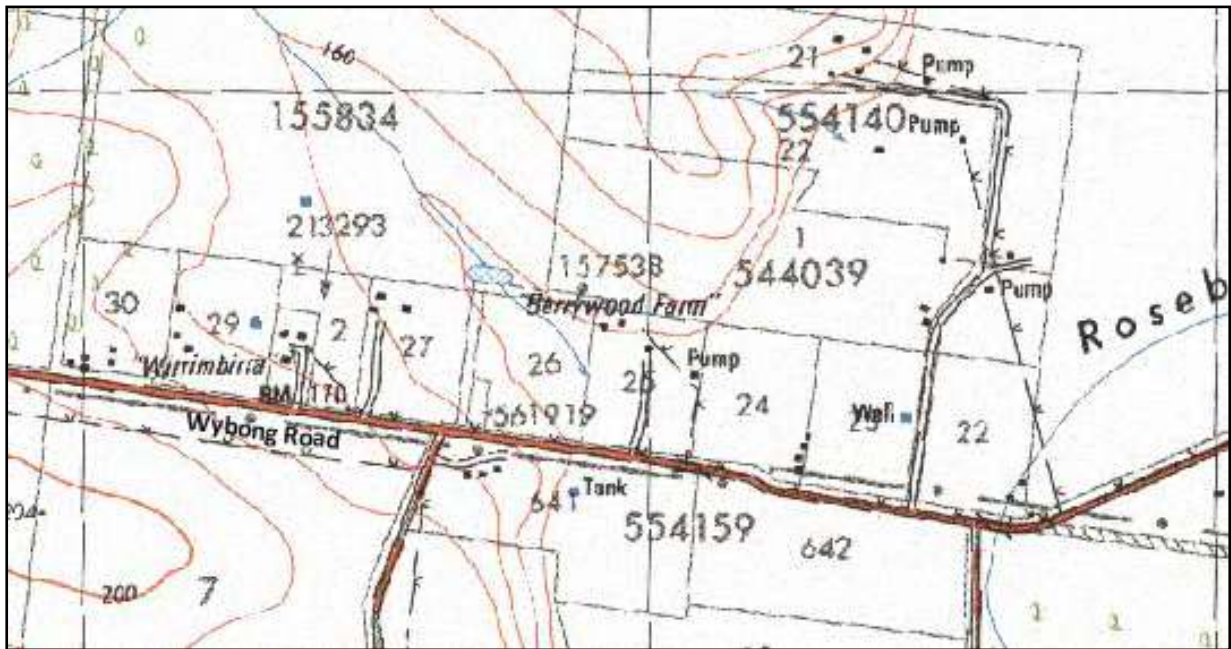
- The front door has panels of leadlight which is included in the windows each side of the door.
- There is a porch at the front door, which forms part of the veranda. The ceiling of the porch is lined with timber.
- The veranda continues across the front of the house and down each side. The veranda may have continued across the back of the house, as there are a set of steps under the present veranda. Veranda is supported by decorative posts.
- Features of the house are the bay windows in the two front rooms. The bay window in the left room takes up most of the southern wall while the one in the southeast corner of the other room forms an interesting nook.
- There is a wide entrance hall, the northern end of which is finished with a decorative arch.
- There are French doors into three of the rooms.
- The bathroom between two of the rooms may be original though the present occupiers of the residence believe it was a minor hall.
- The auction notices of 1913 and 1915 mention that the homestead had eight rooms. It is difficult to determine where the eight rooms were as there have been a number of additions to the building since it was erected in 1910.
- The building is constructed of sawn timber and sits on timber piers.
- Cladding is of weatherboard of a 'modern' profile though wider than is the standard now. The boards are 165mm wide.
- Floor boards are of T & G cypress pine 140mm wide.
- All ceilings are of Wunderlich pressed tin, each room has a different pattern.
- There is one fireplace in the kitchen, which has an electric stove replacing the original wood burning unit. This is in one corner at an angle to the room.
- Two other rooms have angled fireplaces and share the same chimney.
- Both chimneys have decorative brickwork at the top with simple chimney pots.
- The brickwork in the lower part of the chimneys is stretcher bond.
- Ceiling height in the original part of the house is 3.4 metres.
- Front windows are of sash type with a single pane of glass in the bottom and nine in the upper sash.

⁴²³ Muswellbrook Shire, Notice of sale and transfer of ratable land

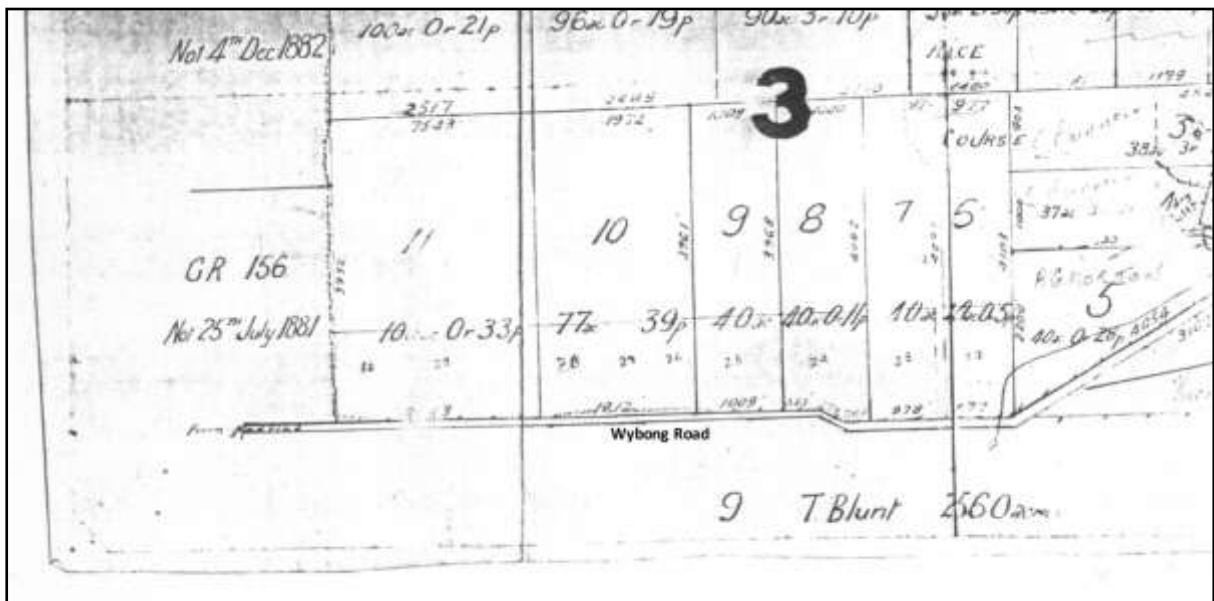
⁴²⁴ *Muswellbrook Chronicle* 14th December 1934

⁴²⁵ Muswellbrook Shire, Notice of Transfer of Land.

PLANS & DRAWINGS



Plan 149: Part of topographical map showing location of Berrywood.



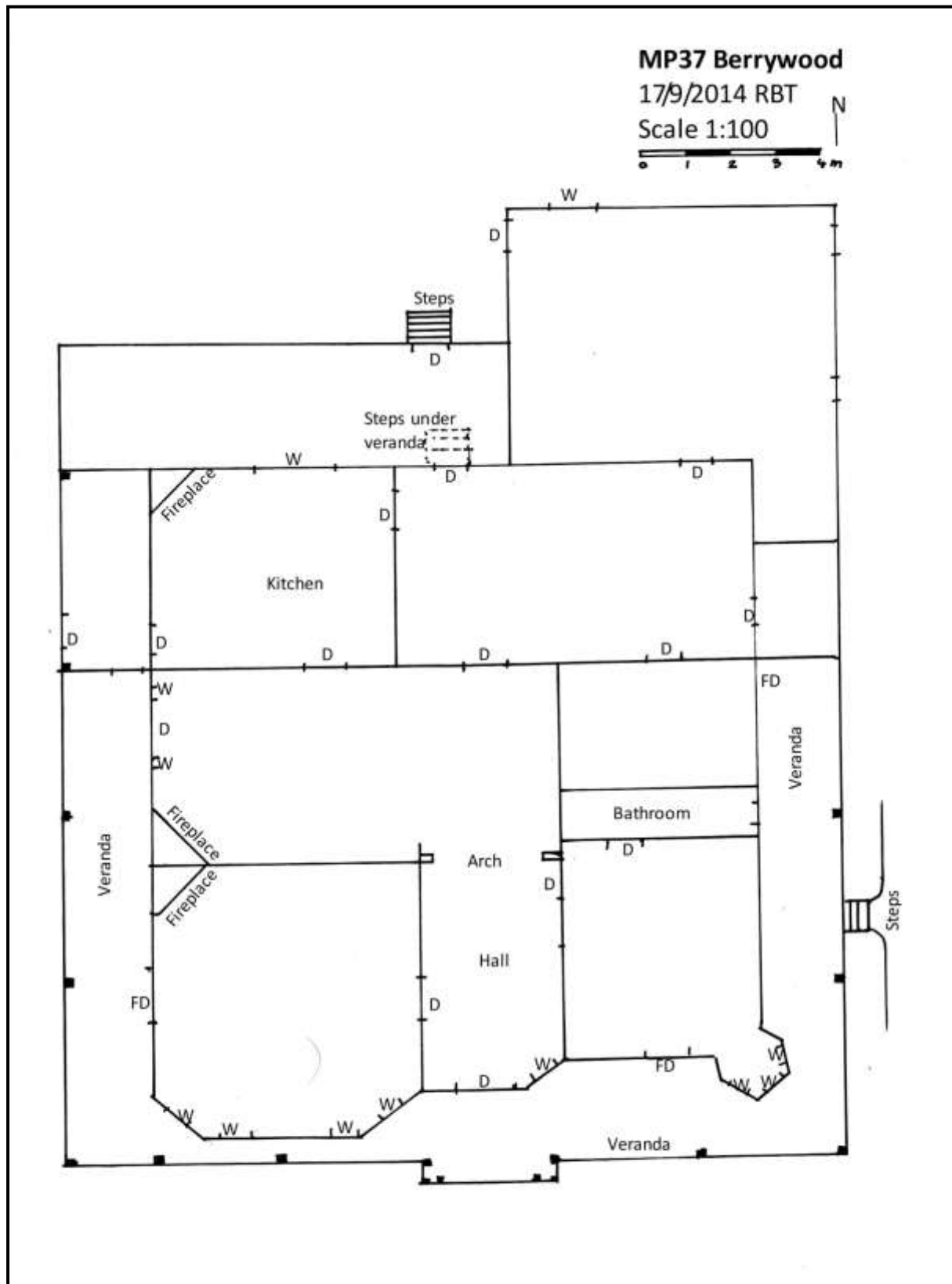
Plan 150: Part of the 1892 subdivision plan for Rosebrook showing lots 7 to 11 in Section 3, which formed part of Berrywood.



Plate 355: Google Earth view showing the location of MP37 in relationship to Kayuga and Muswellbrook.



Plate 356: Google Earth view showing position of MP37 within the landscape.



Plan 151: Plan of Berrywood in 2014.

PHOTOGRAPHS



Plate 357: P13. View of house looking to north east.



Plate 358: P24. Front of house looking north.



Plate 359: P14. View of house looking to north west.



Plate 360: P15. View of house looking to southwest. This view shows some of the additions that have been made to the house.



Plate 361: P16. View of house looking south. Further view of additions that have been made to the building.



Plate 362: P17. View of decorative brickwork in chimneys. Left chimney is the kitchen.



Plate 363: P21. Front door with leadlight panels. Window on left is part of the large bay window.



Plate 364: P02. View of leadlight in front door and surrounds taken from inside the house.



Plate 365: P18. View of double doors on west side of house.



Plate 366: P19. View of French doors on west side of house.



Plate 367: P20. View of large bay window. French doors on left are same as in Plate 360. Note decorative veranda posts and window style.



Plate 368: P22. View west across front veranda.



Plate 369: P23. View showing bay window nock in south east corner.



Plate 370: P01. View of kitchen with angled fireplace.



Plate 371: P03. View of room with angled fireplace and double doors.

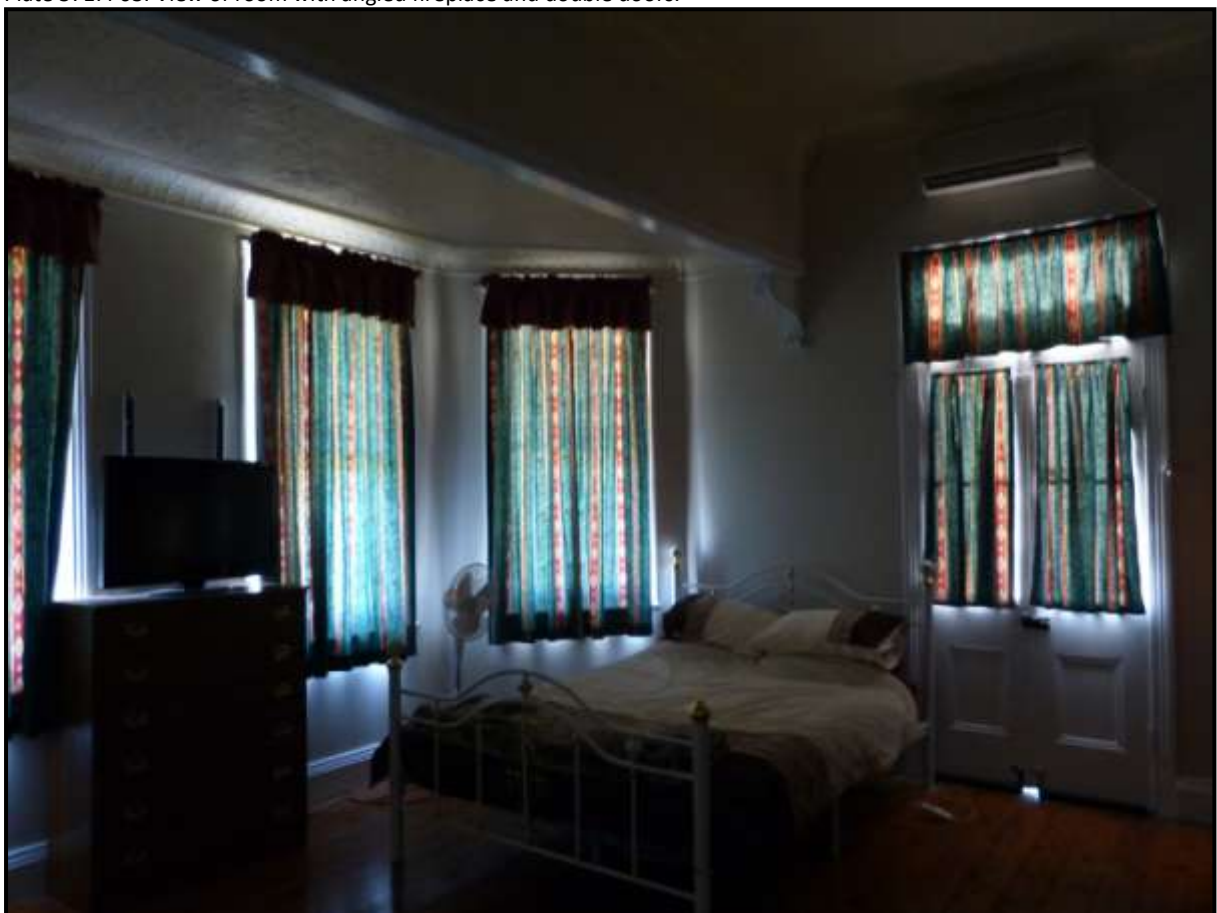


Plate 372: P05. View of room with large bay window.



Plate 373: P04. View of arch in hall looking towards the back of the house.



Plate 374: P09. Internal view of bay window nook.



Plate 375: P06. Wunderlich ceiling in hall.



Plate 376: P11. Wunderlich ceiling in double door room



Plate 377: P07 Wunderlich ceiling in west front room.



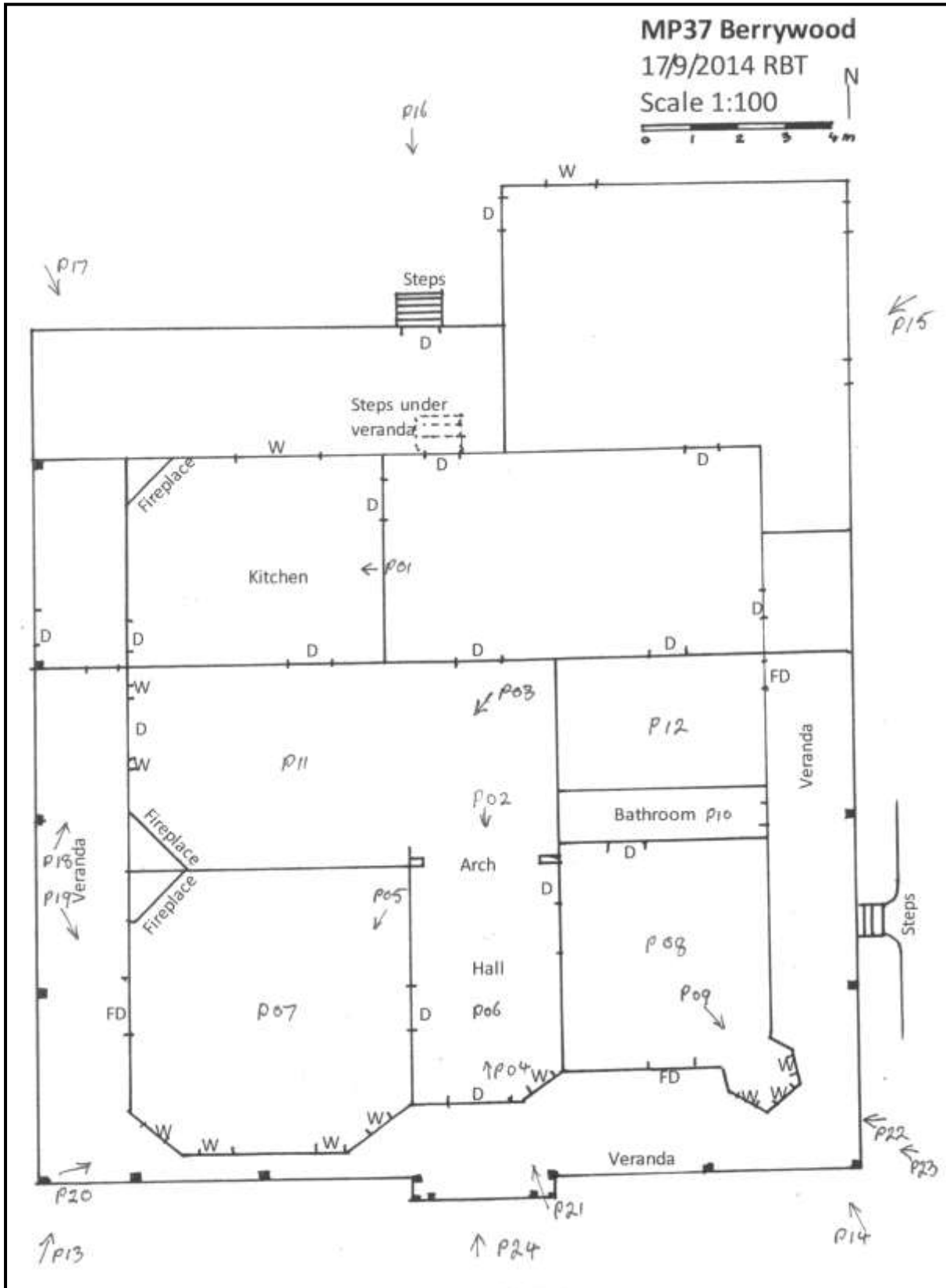
Plate 378: P12. Wunderlich ceiling in back bedroom



Plate 379: P08. Wunderlich ceiling in bay window room nock.



Plate 380: P10. Wunderlich ceiling in bathroom



Plan 152: Plan showing position & direction of photographer when each photograph was taken.

THEMES APPLICABLE TO THE SITE

Dairy farming

HERITAGE CRITERIA APPLICABLE

Criterion (a)

The site is associated with a significant activity and historical phase i. e. the development of the dairy industry in this district.

Criterion (c)

The site shows technical achievement i. e. the construction of an early Federation style house as a rural homestead.

Criterion (g)

The site is outstanding because of its condition and internal features such as ceilings.

LEVEL OF SIGNIFICANCE: High

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

In situ conservation

STATEMENT OF SIGNIFICANCE

The building is significant due to its condition and representation of style.

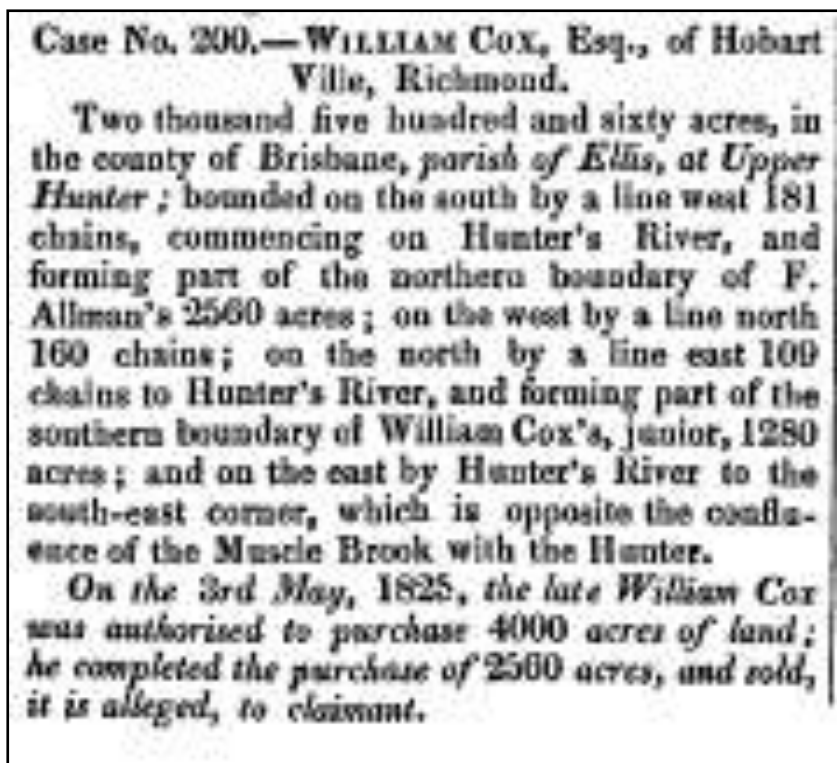
SITE MANAGEMENT RECOMMENDATIONS:

Building should be retained and maintained. As a last resort, the building could be relocated if that would preserve it.

Site No.	MP38	Site Name	Rosebrook				
Coordinates: 56 H		Easting	300110		Northing	6429778	
Portion		Allot.	1	Sect.	3	DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	Yes		Archaeological		Yes
Architect		Unknown		Builder	Possibly John Wilkins		

HISTORICAL INFORMATION ON SITE

- On 3rd May 1825, Sir Thomas Brisbane granted William Cox of Clarendon the right to purchase 2560 acres in the Parish of Ellis, County of Brisbane for £640.⁴²⁶
- On 23rd June 1825, Sir Thomas Brisbane granted William Cox of Hobartville the right to purchase 1280 acres in the Parish of Ellis, Country of Brisbane for £320.⁴²⁷
- In 1838, William Cox of Hobartville registered a claim for deeds to 2560 acres near Muswellbrook. It is very confusing with three generations of William Cox in this period. The late William Cox mentioned was from Clarendon and the father of the William Cox making the claim. The William Cox jnr mentioned in the claim is William Cox of Hobartville. The claim was for Portion 3 in the Parish of Ellis, Country of Brisbane.



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- His claim must have been successful for on 9th March 1846 he divided Portion 3 (2560 acres) and Portion 4 (1280 acres) between his sons, William (third generation William), John Hobart and Sloper.
- William, eldest son of William (Hobartville) was to receive the southern portion (Rosebrook end) of 1375 acres, but he was not to dispose of the land during his father's lifetime without written authority and his father was to have use of the land.⁴²⁹
- John Hobart, second son of William (Hobartville) was to receive 1280 acres, which was

⁴²⁶ LPMA, Register of Grants & Purchases, Book 67 Page 233.

⁴²⁷ LPMA, Register of Grants & Purchases, Book 67 Page 230

⁴²⁸ Government Gazette 1838 p.45

⁴²⁹ LPMA, Old System Book 10 No.500

Portion 4 (Negoa end) under the same conditions.⁴³⁰

- Sloper, third son of William (Hobartville) was to receive 1190 acres, which was the northern part of Portion 3 (Ascot) under the same conditions as his brothers.⁴³¹
- On 15th October 1858, William Cox (with permission of John Brown who held the land as security on a mortgage) sold 224 acres 2 roods and 30 perches to John Whitford, grazier of Coonabarabran for £898/15/-. John Whitford took out a mortgage of £500 with Charles Fitzsimmons.⁴³²
- John Whitford advertised in the *Maitland Mercury*, October 1858 that there would be no trespassing on land purchased by him known as William Cox's Flat. He also wanted fencers to erect three miles of three rail fence on the flat. He advertised again in January 1859 for the erection of the fence.⁴³³
- John Whitford advertised in 1862 for a married couple, man to be well accustomed to farm work. He also wanted a boy who could drive bullocks.⁴³⁴
- Richardson & Wrench, in 1864, advertised that they had received instruction from John Whitford to auction his farm Rosebrook of 230 acres at Muswellbrook. The house was a well-built family residence containing nine rooms, with front veranda and balcony. There was a large basement used as cellar and dairy. The house was built of cut stone with a slate roof. Other improvements on the farm were a four-stall stable and coach house, large barn, stockyards with calf pens and cow bails for conducting a dairy. There was an orchard and orangery of about two acres. The house was built by the present proprietor without regard to cost, is very complete and stands on an elevated position out of reach of all floods. Upon one portion of the land is a large quarry of building stone, which has already furnished the material for most of the premises in and around Muswellbrook.⁴³⁵
- The property must not have sold as in February 1865; John Whitford advertised the property for sale or for a five-year lease. Interested parties were to contact John Whitford, Palmer Street, Sydney or Mr J P Ducker on the farm.⁴³⁶
- In 1865, David Ferguson, advertised that he would auction the household furniture of John Whitford at Rosebrook, Muswellbrook on 12th April.⁴³⁷
- John Frederick Doyle may have been the purchaser of Rosebrook as he had a trespass notice published in December 1865.⁴³⁸
- John Frederick Doyle junior died 18th May 1880 aged 49 years and was buried in the Church of England cemetery, Muswellbrook. His father, John Frederick Doyle died 24th April 1882 and was buried in the same cemetery.⁴³⁹ John senior was the owner of Dartmouth, just north of Muswellbrook.
- The *Maitland Mercury* of 1st November 1887 carried the following notice of marriage, 'Married at St Alban's, Muswellbrook. Charles Hobart Cox, second son of John Hobart Cox of Negoa to Miss Minnie Doyle, second daughter of the late John Frederick Doyle of Rosebrook.
- In the early 1870s, George McNeil was the manager at Rosebrook.⁴⁴⁰
- Edward Higgins & Co advertised in 1889, that they had been requested to auction on behalf of the trustees the property of Rosebrook, which was of 2425 acres and would be sold in farms of 30 to 100 acres. The homestead is built of stone and contains eight rooms, with

⁴³⁰ LPMA, Old System Book 10 No.501

⁴³¹ LPMA, Old System Book 10 No.502

⁴³² LPMA, Old System Book 58 No.499 and 500.

⁴³³ *Maitland Mercury* 28th October 1858 and 13th January 1859

⁴³⁴ *Maitland Mercury* 29th May 1862

⁴³⁵ *Maitland Mercury* 20th September 1864

⁴³⁶ *Maitland Mercury* 18th February 1865

⁴³⁷ *Maitland Mercury* 6th April 1865

⁴³⁸ *Maitland Mercury* 9th December 1865

⁴³⁹ *Muswellbrook Cemetery Inscriptions*, Muswellbrook & Upper Hunter Historical Society, 1986.

⁴⁴⁰ *Muswellbrook Chronicle* 29th June 1923 Obituary

kitchen, storeroom, bathroom, good stables, coach house, cart shed, milking yards, orchard, vineyard and flower garden. Homestead will be sold on a block of 80 to 100 acres.⁴⁴¹

- The trustees of the Rosebrook Estate are to sell the whole of the unsold portion of 1730 acres freehold on 31st March 1894.⁴⁴²
- A few months later, Higgens & Marshall announced they had been instructed to auction nine farms fronting Wybong Road, being a portion of Rosebrook known as the Racecourse Paddock.⁴⁴³
- There was a further sale of the Rosebrook Estate on 7th May 1896 to dispose of the Ascot portion. Farms would be available in eight to 13 ½ acre lots.⁴⁴⁴
- In 1900, the Rosebrook Creamery was officially opened. Mr Carberry managed it on behalf of the owners, Mr Higgens and Mr Granville. The creamery had a 2hp Tange engine, 4ph vertical steam boiler and an Alpha separator, which has a capacity of 150 gallons per hour.⁴⁴⁵
- In 1906, C H Granville to sell Rosebrook, 1500 acres freehold.⁴⁴⁶
- Around 1920, Richard Temple Hall of Nandowra near Aberdeen, purchased the homestead portion of Rosebrook, which contained 133 acres.⁴⁴⁷ He had married Amy Louise Boyce in 1887.⁴⁴⁸
- On 24th August 1920, R T Hall transferred Lots 1 and 2 Section of the Rosebrook subdivision containing 131 acres 1 rood 34 perches to his wife Amy Louise Hall.⁴⁴⁹
- After the death of Richard Temple Hall in 1927⁴⁵⁰, Amy lived at Rosebrook until the early 1940s when she retired to 31 Stanton Street, Mosman.⁴⁵¹ She died there on 7th January 1947.⁴⁵²
- She left Rosebrook to her sons, Edward Temple Hall and Noel Temple Hall in equal shares. Rosebrook consisted of 131 acres 1 rood 34 perches being Lots 1 and 3 of Section 3 and Lots 1 and 3 of Section 4. Buildings on the property consisted of dwelling of sandstone, 42' 6" x 17'. Skillion of weatherboard and stone 31' x 13'. Bathroom of iron 8'6" x 6'6". 3 upstairs rooms ceiling of cypress, 3 rooms ground floor ceiling of cypress and Wunderlich, kitchen ceiled cypress. Shed 22' x 15'. Stables of slabs, with partions of slab and brick. Shed (very old) 21' x 13' earth floor. Shed (old) of iron & slabs 9' x 6'. Cow bails & milk room. Shed of weatherboards in bad repair, 24' x 14'. Engine room of iron & earth floor 12' x 10'. Three wells. Property valued at £3600.⁴⁵³
- On 8th April 1948, the estate of Amy Louise Hall at Rosebrook was sold to Francis Harold Blake for £4207.⁴⁵⁴ F H Blake had leased the property for a short period. F H Blake also purchased the estate of the late Charles Richardson for £7576 on 28th March 1949. This added 467 acres 2 roods 5 perches to the homestead block.⁴⁵⁵
- The Blake family owned the property up until recently (2013-14) when it was sold to RTCA.

⁴⁴¹ *Maitland Mercury* 26th October 1889

⁴⁴² *Maitland Mercury* 24th February 1894

⁴⁴³ *Maitland Mercury* 3rd November 1894

⁴⁴⁴ *Maitland Mercury* 6th May 1896

⁴⁴⁵ *Muswellbrook Chronicle* 11th August 1900

⁴⁴⁶ *Muswellbrook Chronicle* 2nd June 1906.

⁴⁴⁷ Muswellbrook Shire rate books, 1920-22

⁴⁴⁸ R M Warner, *Over-halling the Colony*, 1989, Australian Documents Library, Sydney, p.115

⁴⁴⁹ Muswellbrook Shire, Notice of sale and transfer of ratable land.

⁴⁵⁰ *Scone Town Memorials*, 1989, p.51.

⁴⁵¹ Muswellbrook Shire rate books, 1940-41

⁴⁵² *Sydney Morning Herald* 9th January 1947

⁴⁵³ State Records, Probate Packet Series 13660 No. 4-325181

⁴⁵⁴ Muswellbrook Shire rate books, 1947-49

⁴⁵⁵ Muswellbrook Shire rate books, 1947-49

DESCRIPTION OF SITE

The only original building from the 1850s is the two-storey stone homestead.

- Construction date could be 1858 as this is the date carved into the lintel to the cellar – J W 1858. The J W most likely refers to the owner of the property, John Whitford. Frank Blake feels it could be the initials of John Wilkins. He was a local stonemason who may have worked on the building of the house. Frank Blake recalled a conversation he had with descendants of John Hardwell Wilkins. The Wilkins family believed their grandfather carried out an extension to the house in 1858 and the house had been standing for some time before that.
- When the Blake family went to live at Rosebrook there was a large coach house with upper level, built of slabs. The main house had an outside pit toilet and bathroom.⁴⁵⁶
- The building is of two storeys, built of sandstone.
- There is a cellar at the south end of the house, which has external access. This cellar is mentioned in 1861 as being used as a dairy and this may be the reason for no internal access.
- Frank Blake recorded that there was a billiard room extending from the south end of the house over the entrance to the cellar. The original use of the room may have been something else other than a billiard room.
- Original doors and trim are of cedar.
- There are French doors from the first floor to the balcony.
- Ceilings in first floor lined with boards.
- Windows on the ground floor facing east are small, 860 x 1400mm, with 12 panes.
- Original internal stairs are steep and only 700mm wide.
- Originally, there was a narrow steep roofed lean-to on the west side of the house. This has been extended out. Frank Blake stated that the walls were 500mm thick.
- There was a servery window between this lean-to and the main ground floor room.
- The house has a number of intrusive elements: steel posts supporting the balcony, veranda floor concreted, steel external fire escape, painted external sandstone walls, replacement of original slate roof and extension to the lean-to.

⁴⁵⁶ *Mount Pleasant Oral History Project*, Frank Blake, 2004.

PLANS & DRAWINGS



Plan 153: Part of the parish Ellis showing the location of Rosebrook Homestead.⁴⁵⁷ The map also shows the Portions owned by William Cox, which took in all the west bank of the Hunter River from Kayuga to Muswellbrook.



Plan 154: Part of the 1892 subdivision plan showing the buildings and their location at Rosebrook.

⁴⁵⁷ Crown Land Administrative Map, Parish Ellis 4th Edition 1st January 1915

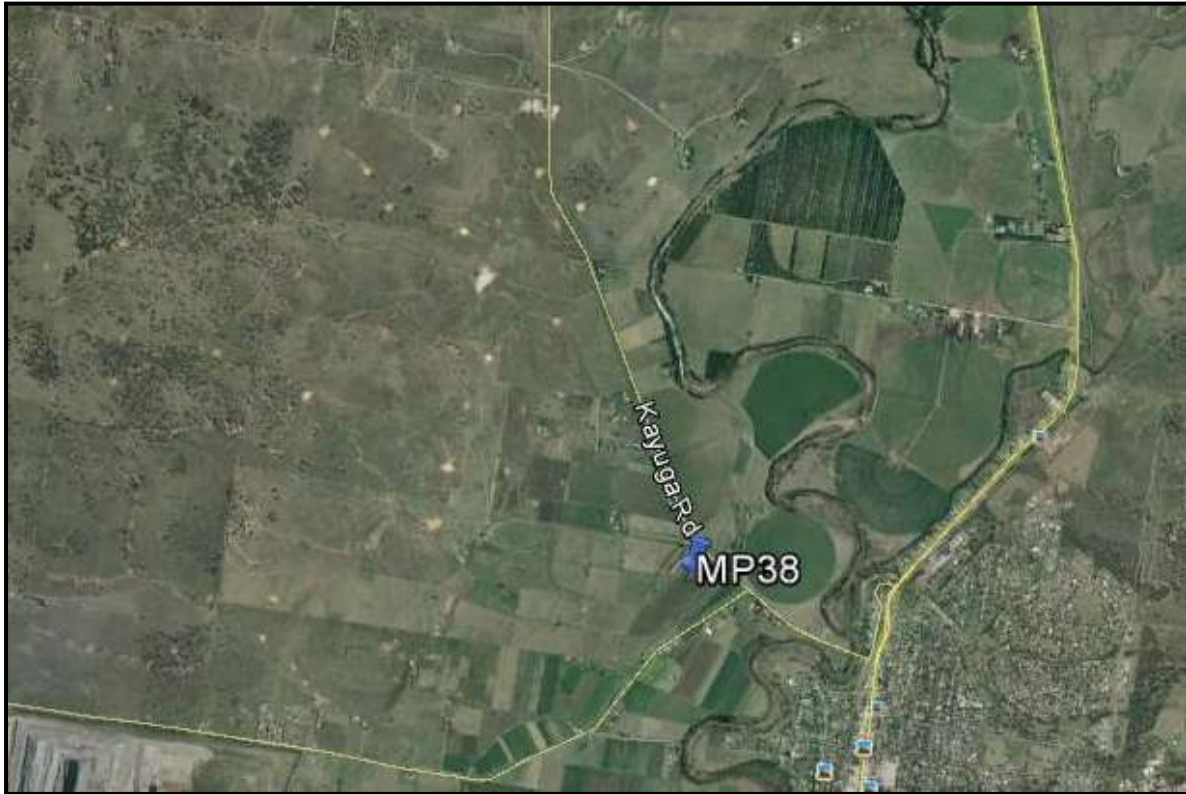
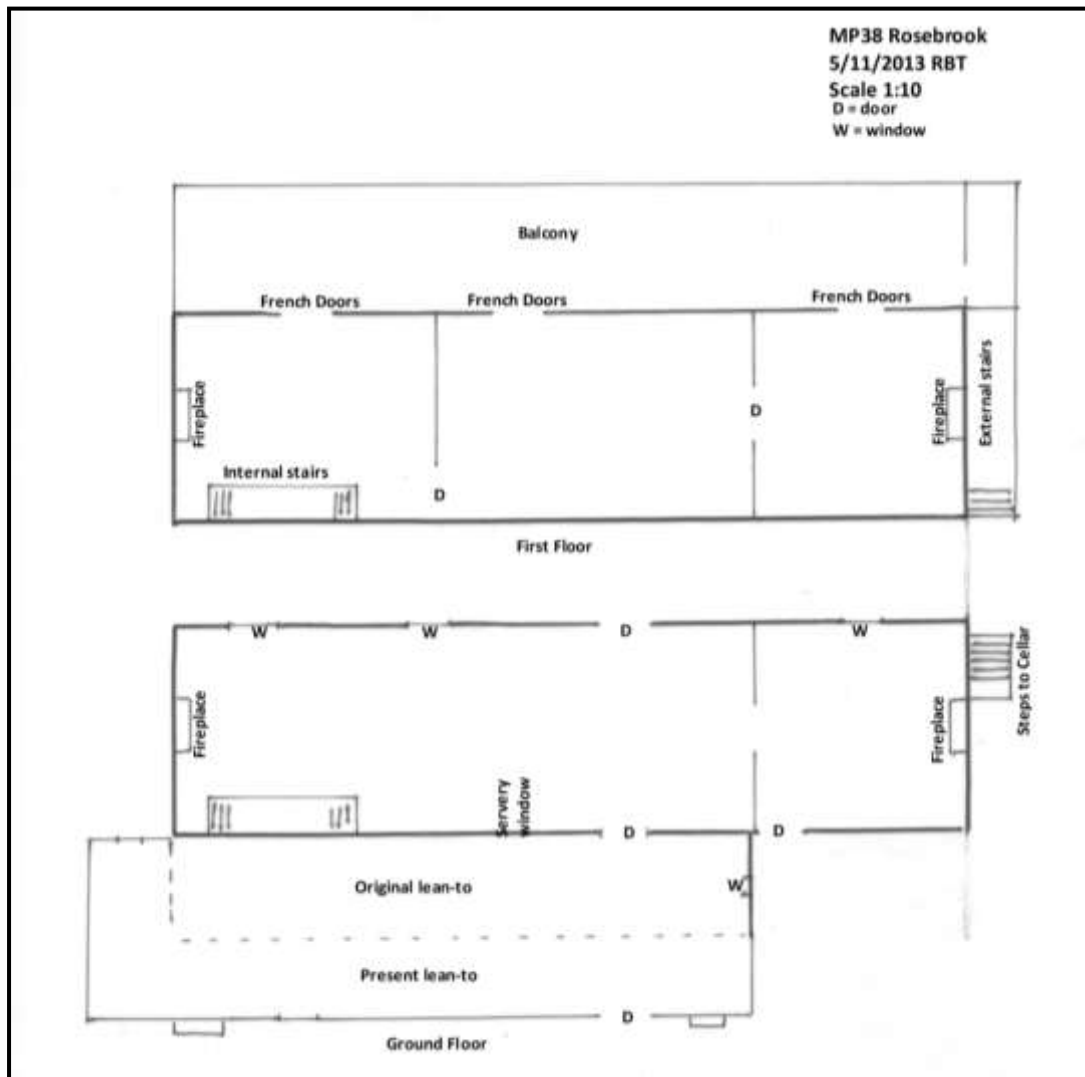


Plate 381: Google Earth view showing the location of MP38 in relationship to Muswellbrook



Plate 382: Google Earth view showing position of MP38 within the landscape.



Plan 155: Plan showing features at Rosebrook Homestead.

PHOTOGRAPHS



Plate 383: View of Rosebrook in 1980. Photograph by T Tame.



Plate 384: View of building at Rosebrook in 1980, since demolished. Photograph by T Tame.



Plate 385: P81. Front of Rosebrook. Joel Deacon on right, Frank Blake on right.



Plate 386: P82. North east corner of Rosebrook.



Plate 387: P89. South end of Rosebrook



Plate 388: P78. Initials and date on lintel to cellar.



Plate 389: P79. View of cellar.



Plate 390: P80. Another view of cellar. Walls may have been white washed.



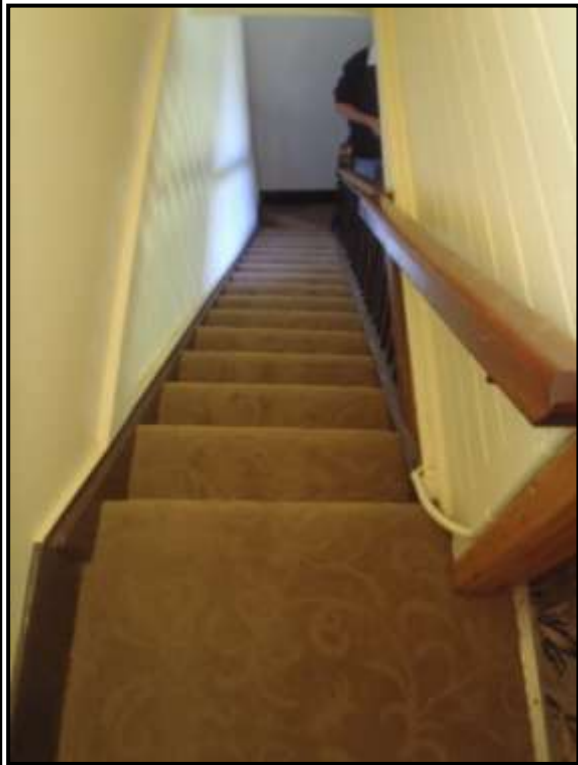
Plate 391: P83. Window on ground floor east side.



P90. Door at rear of ground floor.



Plate 392: P85. Bottom of stairs, Frank Blake.



P88. Looking down stairs from first floor.



Plate 393: P86. Timber lined ceilings.

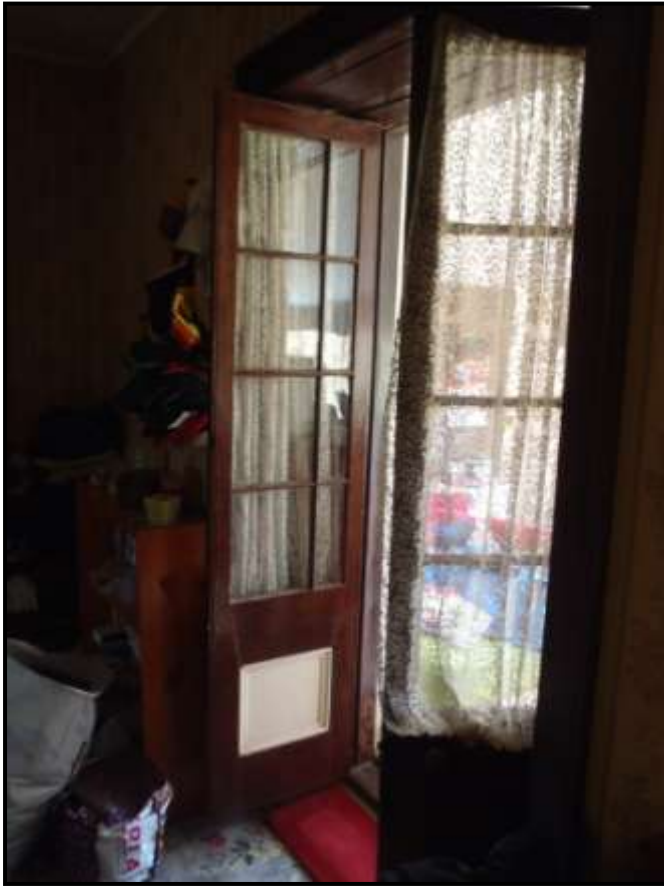
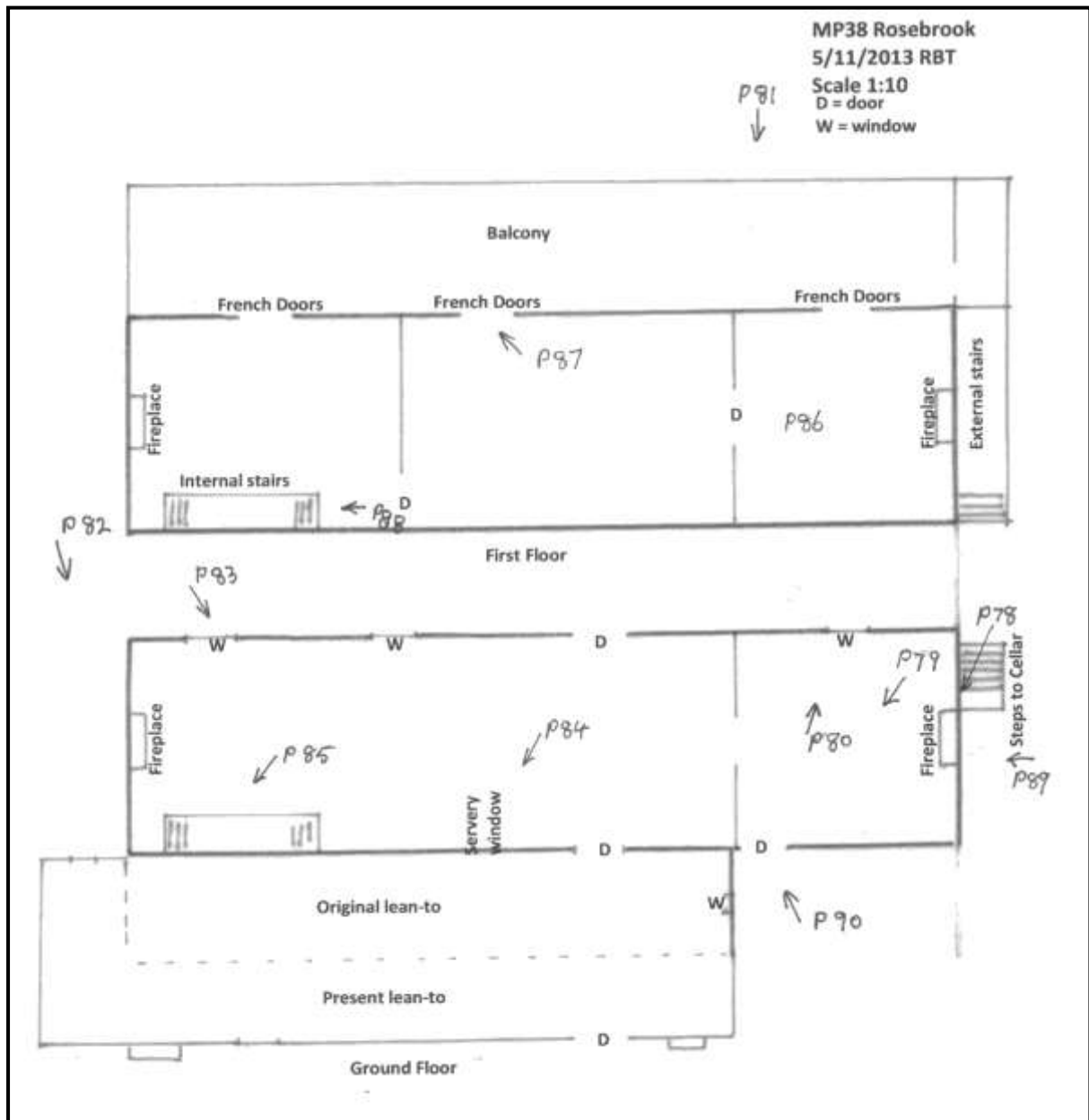


Plate 394: P87. View of French doors on First Floor.



Plate 395: P84. View of serving window.



Plan 156: Plan showing position and direction of photographer when each photograph was taken.

THEMES APPLICABLE TO THE SITE

Pastoralism
Farming

HERITAGE CRITERIA APPLICABLE

Criterion (a)

The site shows evidence of significant human activity i.e. early homestead of an affluent landowner.

Criterion (d)

The property is important for its association with a number of identifiable groups, early horse racing, polo, dairying and polocrosse.

Criterion (f)

The site has the potential to yield further archaeological information on how the site operated and construction methods in the mid 19th century.

LEVEL OF SIGNIFICANCE: High

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Monitor In situ conservation

STATEMENT OF SIGNIFICANCE

The site is significant for its association with local horse racing, polo, start of the dairy industry and development of polocrosse. It also has significance due to the potential to provide further information on lifestyle building use. Buildings of the 1850s era are rare in the Muswellbrook district.

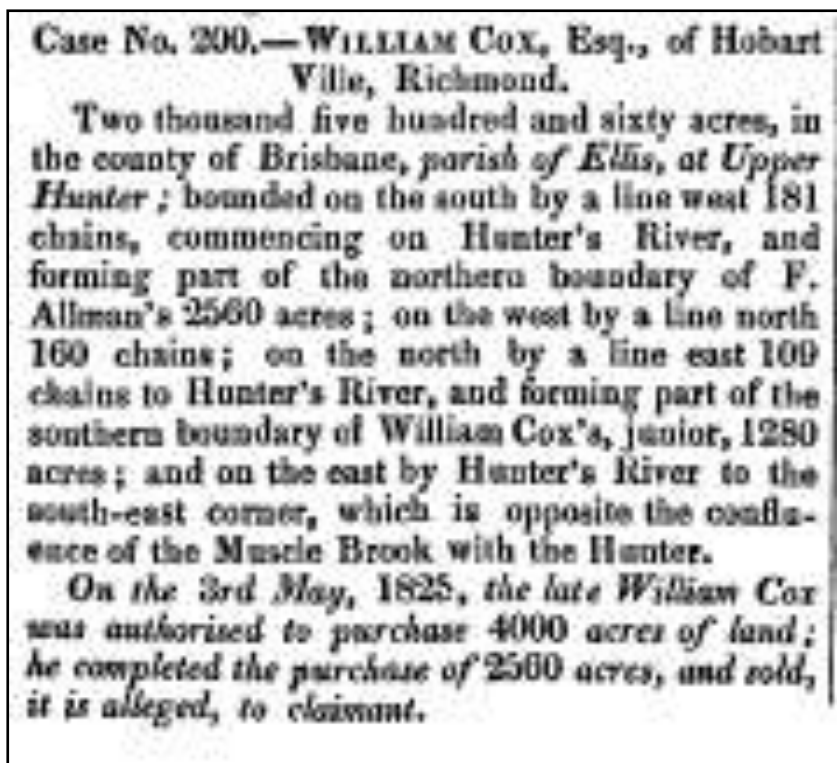
SITE MANAGEMENT RECOMMENDATIONS:

The homestead should be retained and maintained. Any major earthworks around the homestead should be monitored for further evidence of how the site functioned.

Site No.	MP39	Site Name	Rosebrook Quarry				
Coordinates: 56H		Easting	299150		Northing	6429850	
Portion	Pt 3	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building			Archaeological		Yes
Architect				Builder			

HISTORICAL INFORMATION ON SITE

- On 3rd May 1825, Sir Thomas Brisbane granted William Cox of Clarendon the right to purchase 2560 acres in the Parish of Ellis, County of Brisbane for £640.⁴⁵⁸
- On 23rd June 1825, Sir Thomas Brisbane granted William Cox of Hobartville the right to purchase 1280 acres in the Parish of Ellis, Country of Brisbane for £320.⁴⁵⁹
- In 1838, William Cox of Hobartville registered a claim for deeds to 2560 acres near Muswellbrook. It is very confusing with three generations of William Cox in this period. The late William Cox mentioned was from Clarendon and the father of the William Cox making the claim. The William Cox jnr mentioned in the claim is William Cox of Hobartville. The claim was for Portion 3 in the Parish of Ellis, Country of Brisbane.



- His claim must have been successful for on 9th March 1846 he divided Portion 3 (2560 acres) and Portion 4 (1280 acres) between his sons, William (third generation William), John Hobart and Sloper.
- William, eldest son of William (Hobartville) was to receive the southern portion (Rosebrook end) of 1375 acres, but he was not to dispose of the land during his father's lifetime without written authority and his father was to have use of the land.⁴⁶¹
- John Hobart, second son of William (Hobartville) was to receive 1280 acres, which was

⁴⁵⁸ LPMA, Register of Grants & Purchases, Book 67 Page 233.

⁴⁵⁹ LPMA, Register of Grants & Purchases, Book 67 Page 230

⁴⁶⁰ Government Gazette 1838 p.45

⁴⁶¹ LPMA Old System Book 10 No.500

Portion 4 (Negoa end) under the same conditions.⁴⁶²

- Sloper, third son of William (Hobartville) was to receive 1190 acres, which was the northern part of Portion 3 (Ascot) under the same conditions as his brothers.⁴⁶³
- On 15th October 1858, William Cox (with permission of John Brown who held the land as security on a mortgage) sold 224 acres 2roods and 30 perches to John Whitford, grazier of Coonabarabran for £898/15/-. John Whitford took out a mortgage of £500 with Charles Fitzsimmons.⁴⁶⁴
- John Whitford advertised in the Maitland Mercury, October 1858 that there would be no trespassing on land purchased by him known as Wm Cox's Flat. He also wanted fencers to erect three miles of three rail fence on the flat. He advertised again in January, 1859 for the erection of the fence.⁴⁶⁵
- John Whitford advertised in 1862 for a married couple, man to be well accustomed to farm work. He also wanted a boy who could drive bullocks.⁴⁶⁶
- Richardson & Wrench, in 1864, advertised that they had received instruction from John Whitford to auction his farm Rosebrook of 230 acres at Muswellbrook. The house was a well-built family residence containing nine rooms, with front veranda and balcony. There was a large basement used as cellar and dairy. The house was built of cut stone with a slate roof. Other improvements on the farm were a four-stall stable and coach house, large barn, stockyards with calf pens and cow bails for conducting a dairy. There was an orchard and orangery of about two acres. The house was built by the present proprietor without regard to cost, is very complete and stands on an elevated position out of reach of all floods. Upon one portion of the land is a large quarry of building stone, which has already furnished the material for most of the premises in and around Muswellbrook.⁴⁶⁷
- The rest of the history for this site is the same as for MP38.
- The above reference to the sandstone quarry is the only one that I have been able to locate. The statement that it had provided for most of the premises in Muswellbrook up to 1864 may have been some over enthusiastic advertising on the part of the agent.
- A number of articles in the *Muswellbrook Chronicle* mention quarries at Grasstree, Halls Dartbrook, Bengalla, St Helier's and Muswellbrook Common, but nothing about Rosebrook.
- A check was made in the obituary of John Hardwell Wilkins and his son James Wilkins where mention is made of buildings that J H Wilkins worked. There is no mention of him having worked on the erection of Rosebrook homestead.⁴⁶⁸

DESCRIPTION OF SITE

- The site is located west of Rosebrook Homestead where the valley floor meets a steep slope.
- The stone has been tested for 2-300 metres along the ridgeline in a north – south direction.
- Several areas have had stone removed.
- Very few large blocks of quarried stone left.
- Several area of rubble, much of which has been covered by soil eroding down the slope.

⁴⁶² LPMA Old System Book 10 No.501

⁴⁶³ LPMA Old System Book 10 No.502

⁴⁶⁴ LPMA Old System Book 58 No.499 and 500.

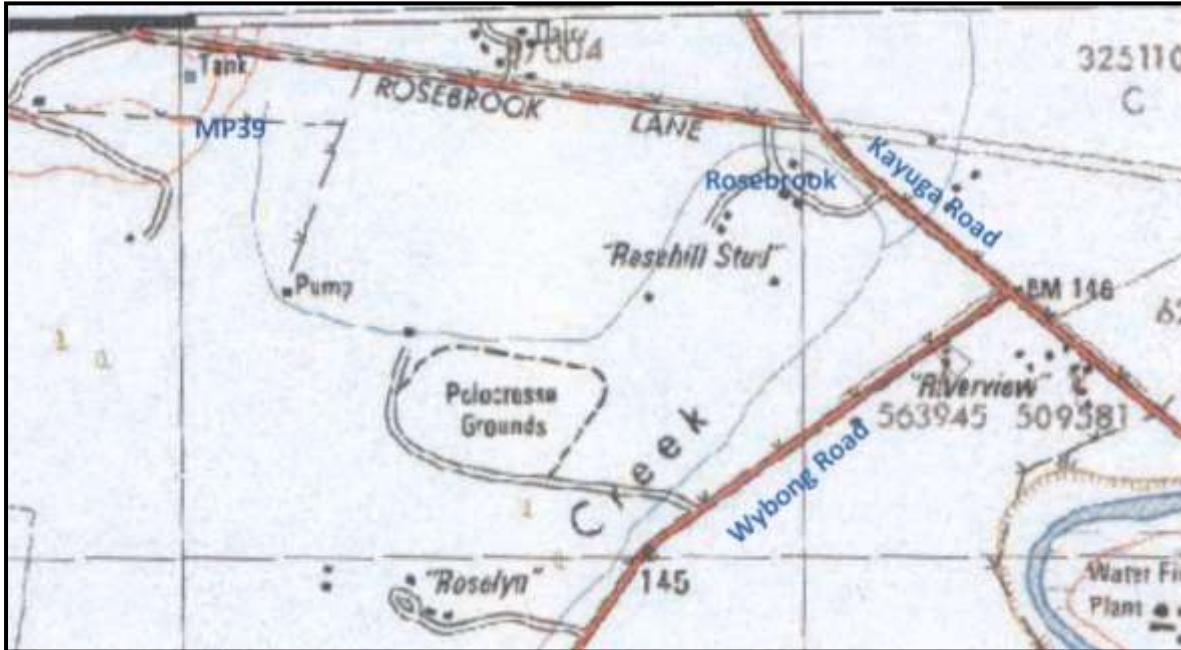
⁴⁶⁵ *Maitland Mercury* 28th October 1858 and 13th January 1859

⁴⁶⁶ *Maitland Mercury* 29th May 1862

⁴⁶⁷ *Maitland Mercury* 20th September 1864

⁴⁶⁸ *Muswellbrook Chronicle* 3rd June 1911 and 2nd August 1940

PLANS & DRAWINGS



Plan 157: Map showing the location of MP39 in relationship to Rosebrook.

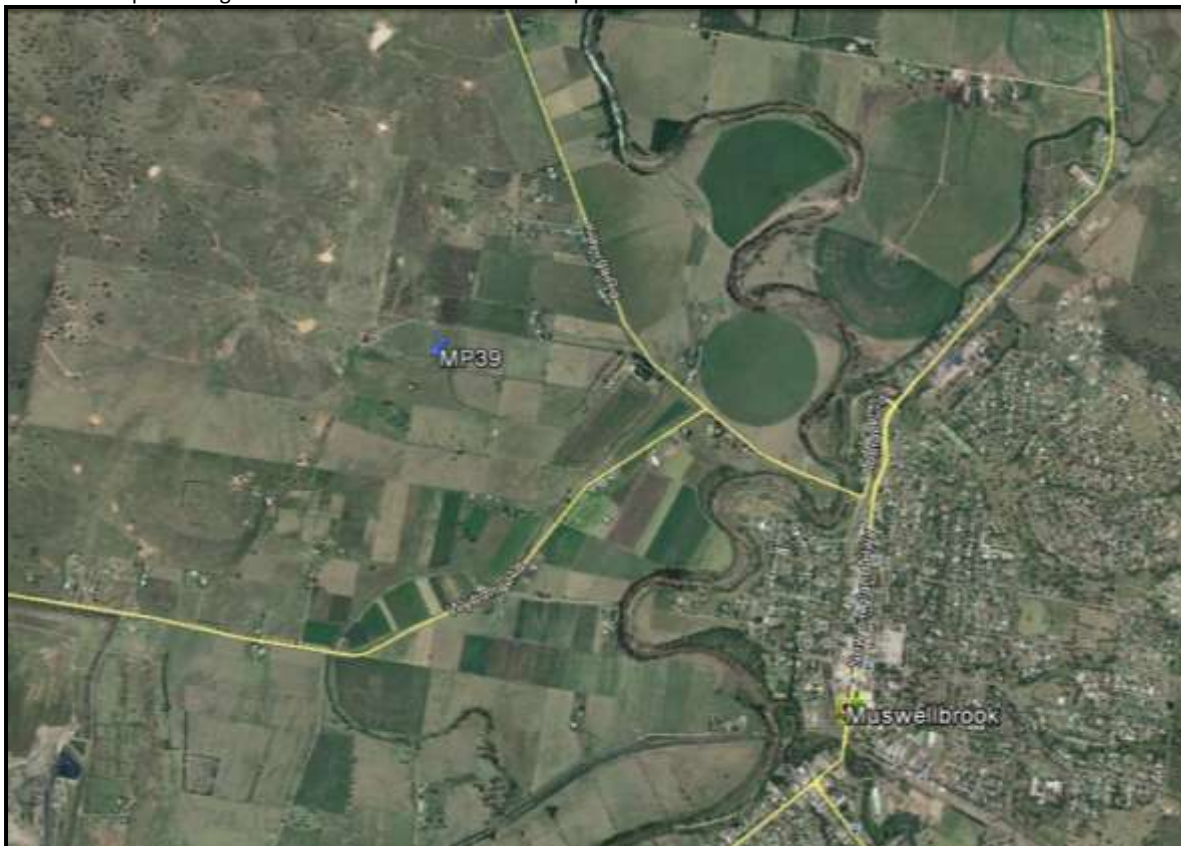


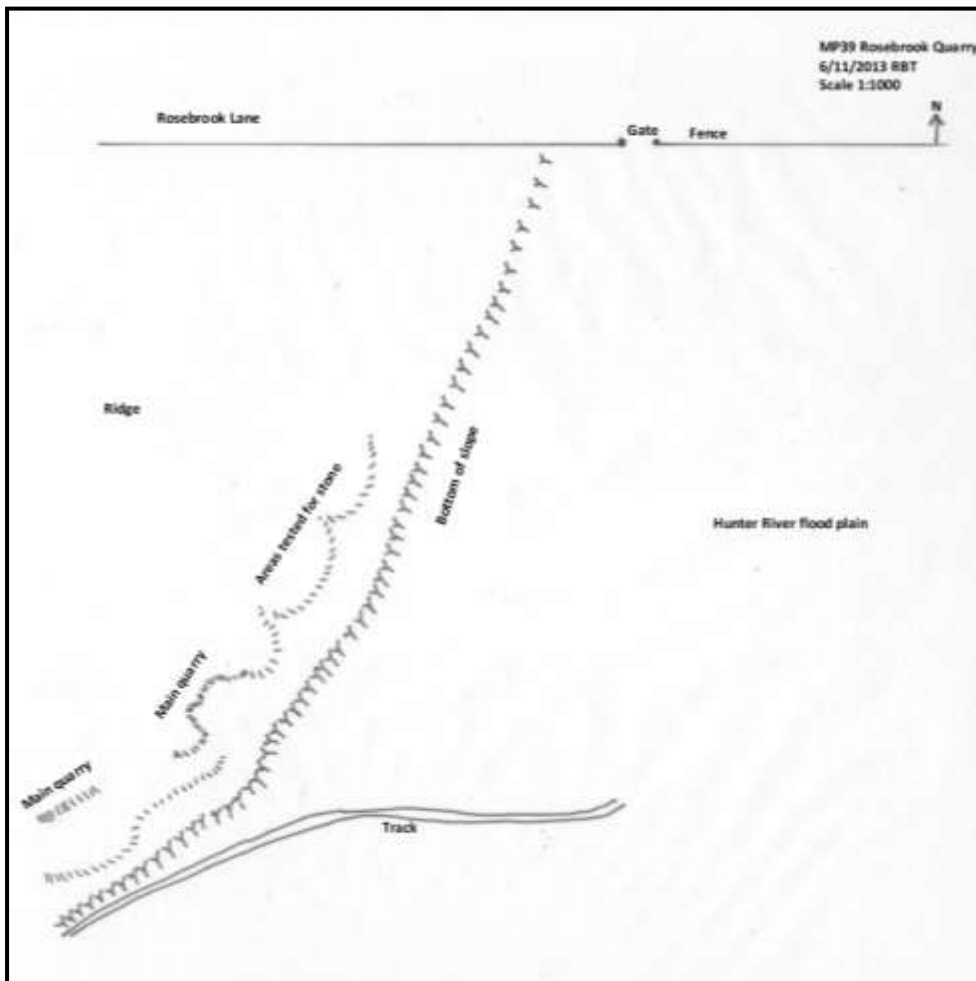
Plate 396: Google Earth view showing the location of MP39 in relationship to Muswellbrook.



Plate 397: Google Earth view showing the relationship of MP39 to Rosebrook.



Plate 398: Google Earth view showing position of MP39 within the landscape.



Plan 158: Drawing showing the feature within the site.

PHOTOGRAPHS



Plate 399: P96. View of quarry showing disturbed ground at bottom of slope.



Plate 400: P99. Looking north across the face of slope.



Plate 401: P100. Looking north west at site.



Plate 402: P101. View west over main quarry area.



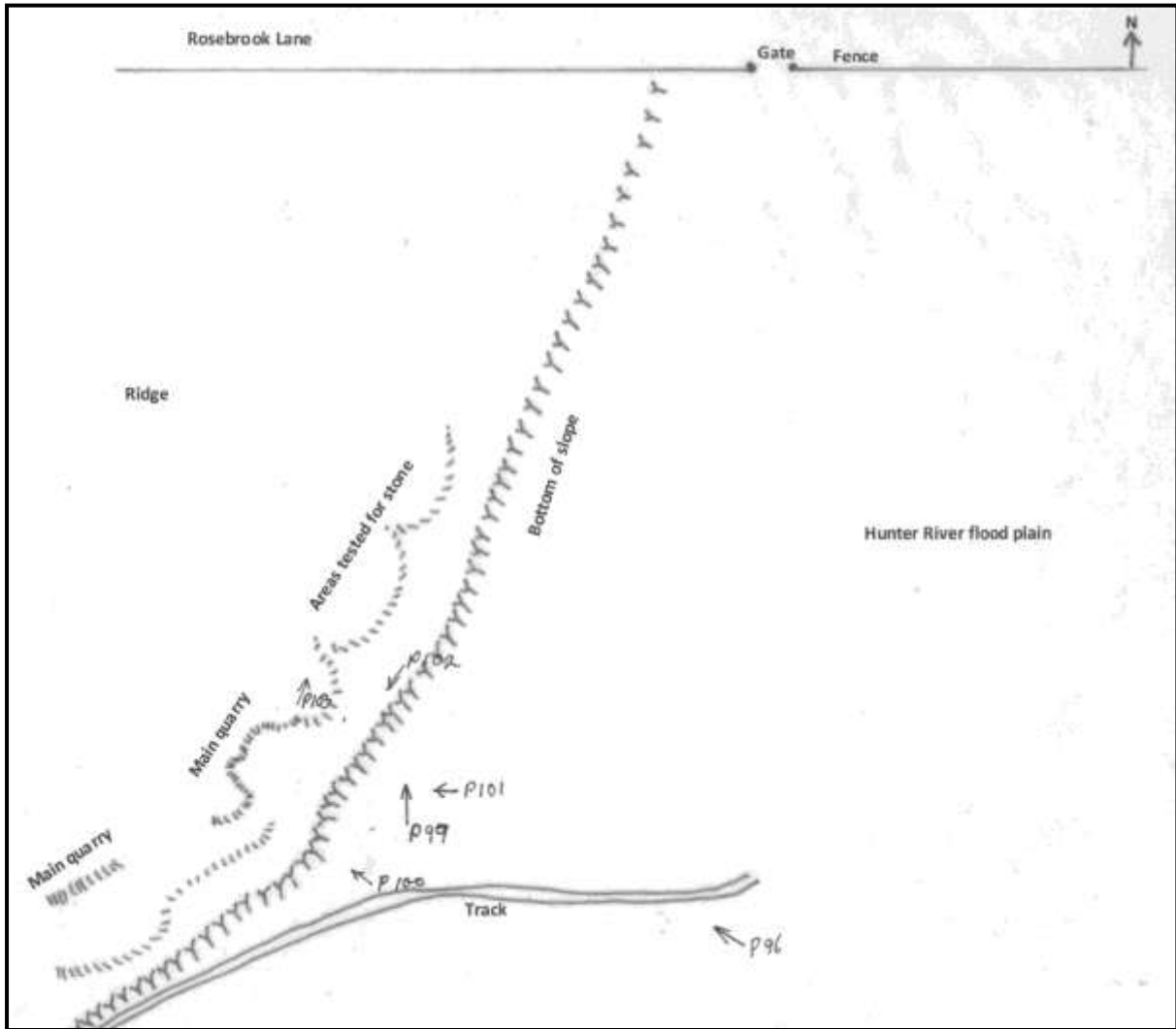
Plate 403: P102. Looking south west over main quarry face.



Plate 404: P103. Looking north east over area that has been tested.



Plate 405: P105. One of the large blocks of stone at the site showing tool marks.



Plan 159: Plan showing position and location of photographer when each photograph was taken.

THEMES APPLICABLE TO THE SITE

Building
Accommodation

HERITAGE CRITERIA APPLICABLE

Criterion (a)

The site shows evidence of significant human activity and historical phase.

Criterion (c)

The site shows technical achievement in the quarrying of building stone.

Criterion (f)

The site provides evidence of a defunct process in the Muswellbrook district.

LEVEL OF SIGNIFICANCE: High

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

In situ conservation

STATEMENT OF SIGNIFICANCE

The site provides evidence of very early quarrying for building material and perhaps headstones. The site appears to have only used for a short period and the importance of the site may increase with further research.

SITE MANAGEMENT RECOMMENDATIONS:

The site appears to be in an area that will not be impacted by future mining activities hence it should be protected and preserved.

Site No.	MP40	Site Name	Weidmann's				
Coordinates: 56H		Easting	298935		Northing	6431690	
Portion		Allot.	13	Sect.	9	DP	2770
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	Yes		Archaeological		Yes
Architect		Unknown		Builder	Unknown		

HISTORICAL INFORMATION ON SITE

- Site is on Lot 13 Section 9 of 64 acres 3 roods 30 perches, originally part of Portion 4
- On 3rd May 1825, Sir Thomas Brisbane granted William Cox of Clarendon the right to purchase 2560 acres in the Parish of Ellis, County of Brisbane for £640.⁴⁶⁹
- On 23rd June 1825, Sir Thomas Brisbane granted William Cox of Hobartville the right to purchase 1280 acres in the Parish of Ellis, Country of Brisbane for £320.⁴⁷⁰
- In 1838, William Cox of Hobartville registered a claim for deeds to 2560 acres near Muswellbrook. It is very confusing with three generations of William Cox in this period. The late William Cox mentioned was from Clarendon and the father of the William Cox making the claim. The William Cox jnr mentioned in the claim is William Cox of Hobartville. The claim was for Portion 3 in the Parish of Ellis, Country of Brisbane.

Case No. 200.—WILLIAM COX, Esq., of Hobart Ville, Richmond.

Two thousand five hundred and sixty acres, in the county of Brisbane, parish of Ellis, at Upper Hunter; bounded on the south by a line west 181 chains, commencing on Hunter's River, and forming part of the northern boundary of F. Allman's 2560 acres; on the west by a line north 160 chains; on the north by a line east 109 chains to Hunter's River, and forming part of the southern boundary of William Cox's, junior, 1280 acres; and on the east by Hunter's River to the south-east corner, which is opposite the confluence of the Muscle Brook with the Hunter.

On the 3rd May, 1825, the late William Cox was authorised to purchase 4000 acres of land; he completed the purchase of 2560 acres, and sold, it is alleged, to claimant.

471

- His claim must have been successful for on 9th March 1846 he divided Portion 3 (2560 acres) and Portion 4 (1280 acres) between his sons, William (third generation William), John Hobart and Sloper.
- William, eldest son of William (Hobartville) was to receive the southern portion (Rosebrook end) of 1375 acres, but he was not to dispose of the land during his father's lifetime without written authority and his father was to have use of the land.⁴⁷²

⁴⁶⁹ LPMA, Register of Grants & Purchases, Book 67 Page 233.

⁴⁷⁰ LPMA, Register of Grants & Purchases, Book 67 Page 230

⁴⁷¹ Government Gazette 1838 p.45

⁴⁷² LPMA Old System Book 10 No.500

- John Hobart, second son of William (Hobartville) was to receive 1280 acres, which was Portion 4 (Negoa end) under the same conditions.⁴⁷³
- Sloper, third son of William (Hobartville) was to receive 1190 acres, which was the northern part of Portion 3 (Ascot) under the same conditions as his brothers.⁴⁷⁴
- John Hobart Cox died 24th August 1891 and following his death, his children started to subdivide Negoa.⁴⁷⁵
- On 17th February 1892, Lot 13 Section 9 was sold to Albert Weidmann, butcher of Muswellbrook.⁴⁷⁶
- Vic Parry, who was a slaughter man for Weidmann's in the 1930s, tells the story that old Mrs Weidmann (Albert's mother) used to sit upstairs in Weidmann Cottage, Bridge Street Muswellbrook, and watch the slaughter yard. If there were a problem at the slaughter yard then Vic or the other men working there would hang a sheet in a nearby tree. Mrs Weidmann would spot this and report that help was needed.⁴⁷⁷
- Albert Weidmann: One of Muswellbrook's oldest residents in the person of Albert Weidmann died at Lister private hospital, Darlinghurst, early on Saturday morning last, after a short illness. The late Mr Weidmann took ill about a month ago, and 16 days before his death was taken to Sydney for treatment. The old gentleman appeared to be making good progress, and hopes were entertained for a restoration to good health. However, his condition became serious on Friday night and he died at 4am next day.
The late Mr Ab Weidmann was one of the most successful business men in the district, his activities embracing the butchering trade and pastoral pursuits. A son of the late Mr and Mrs Peter Weidmann, deceased was born in Bridge Street in a cottage opposite the premises in which he had carried on business as a wholesale and retail butcher for nearly 50 years. As a lad, he was indentured to the trade of wheelwright under the late Mr W Gale, whose works were located on the site now occupied by the Bank of Australasia. He did not carry on his trade, however, but entered the service of the late Mr David Stewart as butcher's assistant. In due time he set up in business on his own account, and his first shop was on the site now occupied by Mr J Bell's shoe store. He subsequently shifted his business to the premises in Bridge Street where the business has been carried on for about 50 years. A few years the business was formed into a limited liability company, with Mr Ab Weidmann as chairman of directors.
The late Mr Weidmann has established shops in Market, Victoria and Sydney streets.
The late Mr Weidmann acquired considerable property, owning 'Ascot', portions of the St Heliers and Rosebrook estates, his last purchase being 'Wynola', portion of the Collaroy estate in the Merriwa district. He was one of the pioneers of irrigation in the Upper Hunter. Deceased was keenly interested in sporting activities, and at the time of his death held the office of patron of the Muswellbrook Central Coursing Club. He was the owner of many racehorses, which competed at local and district meetings when the sport was carried on here.
Deceased was a brother of the late Mr Alec Weidmann, one of the founders of the Muswellbrook Colliery. He is survived by a widow and two sons and two daughters viz. Messrs Les and Palmer Weidmann and Miss V Weidmann (Muswellbrook) and Mrs A (Rene) Harvey (Wollongong) and also two sisters, Mrs W Thomas and Mrs C A Williams of Muswellbrook.⁴⁷⁸
- The Muswellbrook Shire rate books show it was still owned by the Weidmann family in 1950. It is not known when they sold it.

⁴⁷³ LPMA Old System Book 10 No.501

⁴⁷⁴ LPMA Old System Book 10 No.502

⁴⁷⁵ *Muswellbrook Cemetery Inscription*, Muswellbrook & Upper Hunter Historical Society, 1986.

⁴⁷⁶ LPMA Vol. 949 Fol.103 DP2770 T196033

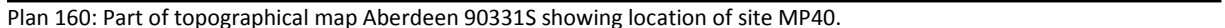
⁴⁷⁷ Interview between Vic Parry & RBT, 1988.

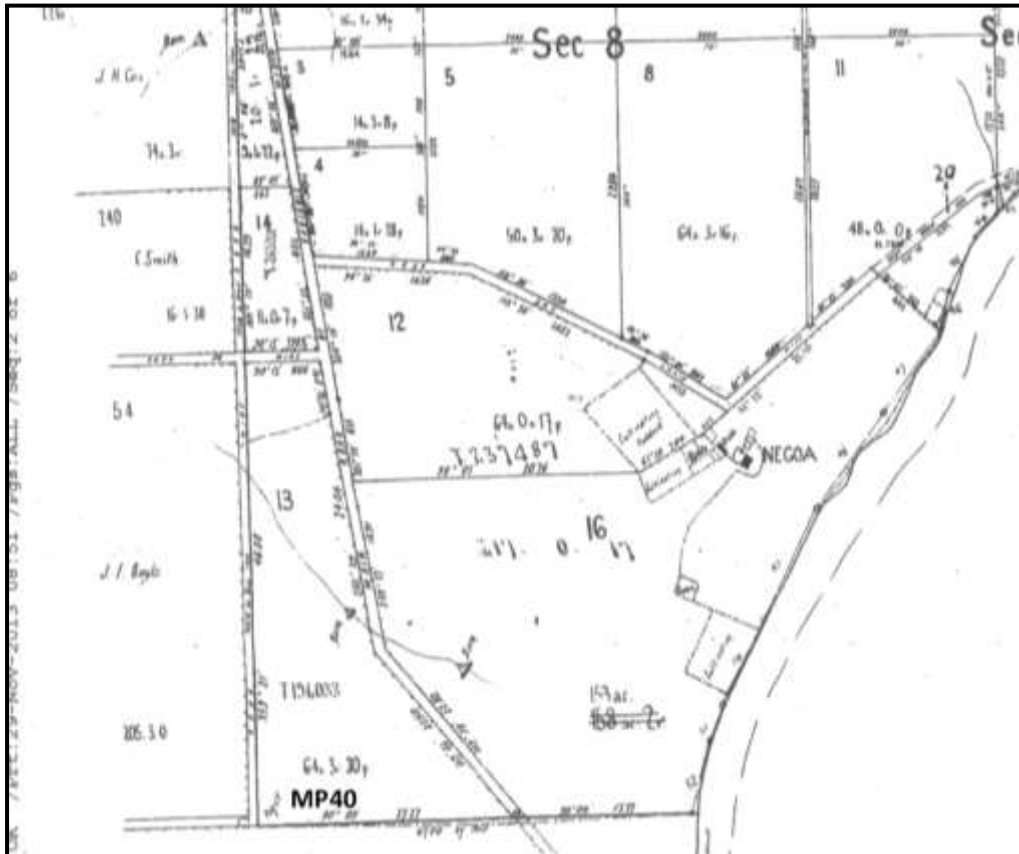
⁴⁷⁸ *Muswellbrook Chronicle* 18th August 1936

- ## DESCRIPTION OF CASE

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Plan 161: Part of map for DP2770 showing location of site MP40 on Lot 13 Section 9, being part of original Portion 4.

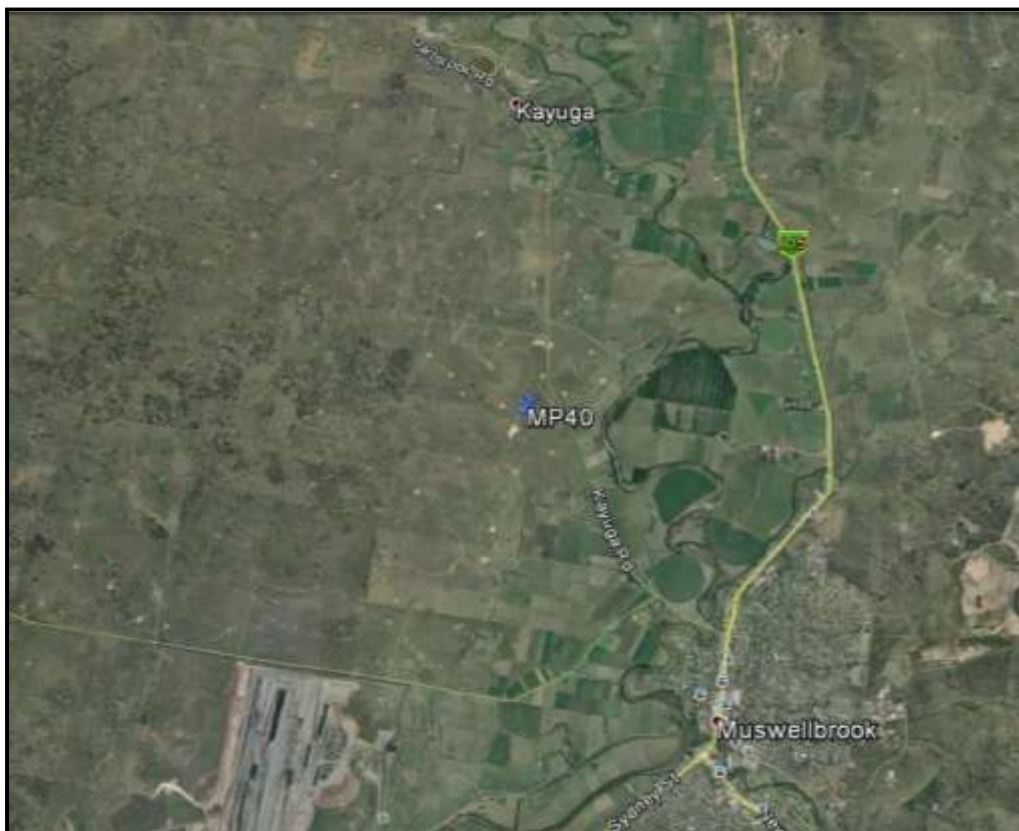


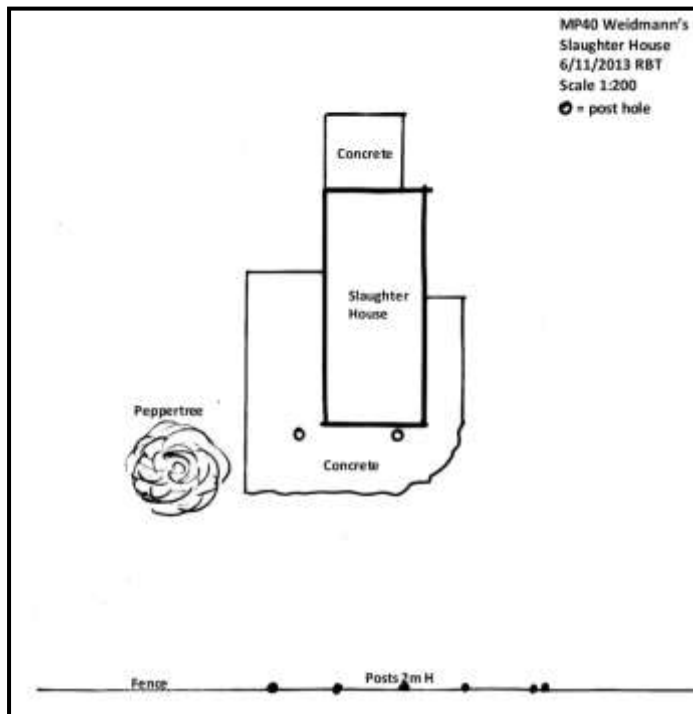
Plate 406: Google Earth view showing the location of MP40 in relationship to Muswellbrook



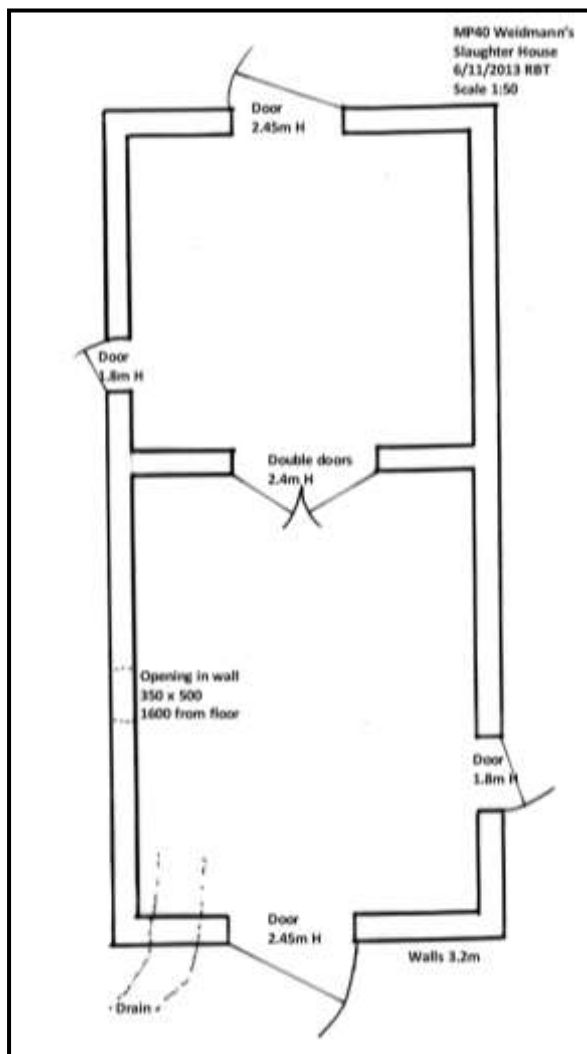
Plate 407: Google Earth view showing relationship between site MP40 and Ascot and Negoa.



Plate 408: Google Earth view showing location of features at site MP40



Plan 162: General view of slaughter house at MP40



Plan 163: Detailed view of slaughter house at MP40

PHOTOGRAPHS



Plate 409: P110. View to south east of slaughterhouse. Muswellbrook in background.



Plate 410: P112. View west of slaughterhouse



Plate 411: P113. View of killing room in slaughterhouse.



Plate 412: P114. Cutting room at slaughterhouse.



Plate 413: P115. Chopping block at slaughterhouse.



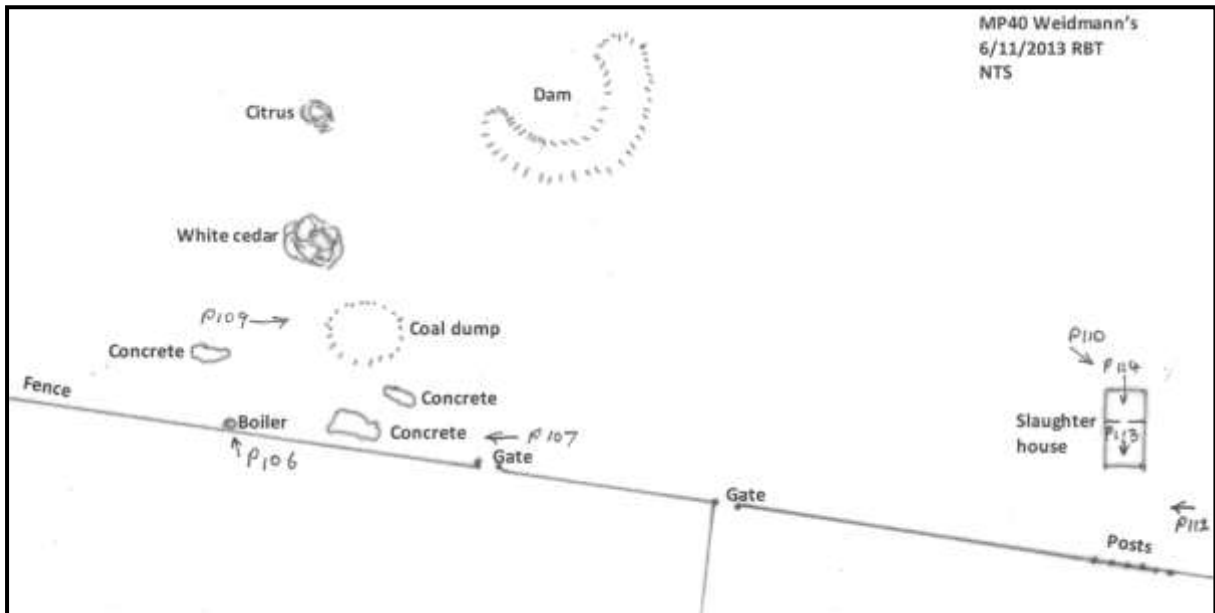
Plate 414: P107. View west over concrete slab.



Plate 415: P109. View east over coal dump area.



Plate 416: P106. Remains of cast boiler at site MP40.



Plan 164: Plan showing position and location of photographer when each photograph was taken.

THEMES APPLICABLE TO THE SITE Pastoralism Commerce
HERITAGE CRITERIA APPLICABLE Criterion (a) The site shows evidence of significant human activity i.e. slaughterhouse and remnants of a piggery. Criterion (f) The site provided evidence of a defunct process i.e. small local slaughterhouse servicing a single butchering business.
LEVEL OF SIGNIFICANCE: High
TYPE OF SIGNIFICANCE: Local
ARCHAEOLOGICAL POTENTIAL: No Action
STATEMENT OF SIGNIFICANCE The site is highly significant as it is the last example of a small local slaughterhouse that were very common before the development of major abattoirs and restrictions on local butchering.
SITE MANAGEMENT RECOMMENDATIONS: Recorded, no further action.

Site No.	MP41	Site Name	Negoa				
Coordinates: 56H		Easting	299970		Northing	6432220	
Portion	4	Allot.		Sect.		DP	2770
Statutory Listing: Yes			Type	<ul style="list-style-type: none">Hunter Regional Environmental Plan 1989, Schedule 2. Muswellbrook Local Environment Plan, Local.Muswellbrook LEP 2009, Local			
Non-Statutory Listing: Yes			Type	National Trust Register, R4025.			
Type of Site		Building	Yes		Archaeological		Yes
Architect		Unknown		Builder	Unknown		

HISTORICAL INFORMATION ON SITE

- On 3rd May 1825, Sir Thomas Brisbane granted William Cox of Clarendon the right to purchase 2560 acres in the Parish of Ellis, County of Brisbane for £640.⁴⁷⁹
- On 23rd June 1825, Sir Thomas Brisbane granted William Cox of Hobartville the right to purchase 1280 acres in the Parish of Ellis, Country of Brisbane for £320.⁴⁸⁰
- In 1838, William Cox of Hobartville registered a claim for deeds to 2560 acres near Muswellbrook. It is very confusing with three generations of William Cox in this period. The late William Cox mentioned was from Clarendon and the father of the William Cox (Hobartville) making the claim. The William Cox jnr mentioned in the claim is William Cox of Hobartville. The claim was for Portion 3 in the Parish of Ellis, Country of Brisbane.

Case No. 200.—WILLIAM COX, Esq., of Hobartville, Richmond.

Two thousand five hundred and sixty acres, in the county of Brisbane, parish of Ellis, at Upper Hunter; bounded on the south by a line west 181 chains, commencing on Hunter's River, and forming part of the northern boundary of F. Allman's 2560 acres; on the west by a line north 160 chains; on the north by a line east 100 chains to Hunter's River, and forming part of the southern boundary of William Cox's, junior, 1280 acres; and on the east by Hunter's River to the south-east corner, which is opposite the confluence of the Muscle Brook with the Hunter.

On the 3rd May, 1825, the late William Cox was authorised to purchase 4000 acres of land; he completed the purchase of 2560 acres, and sold, it is alleged, to claimant.

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- William Cox (Hobartville) put forward as evidence to the Commissioners of Claims that the 2560 acres was part of a grant by purchase from the Crown, authorised on 3rd March 1825 by Governor Sir George Gipps. Further, a transfer of land dated 7th June 1834 where his father transferred the land to him and a letter from the Colonial Secretary dated 28th November 1837 stating that the purchase price had been paid in full. Total cost of the 2560 acres was £659/19/10. The Commissioners agreed that William Cox (Hobartville) was the legal owner.⁴⁸²
- The deed for Portion 3 of 2560 acres was registered on 18th May 1838 and for Portion 4 of

⁴⁷⁹ LPMA, Register of Grants & Purchases, Book 67 Page 233.

⁴⁸⁰ LPMA, Register of Grants & Purchases, Book 67 Page 230

⁴⁸¹ Government Gazette 1838 p.45

⁴⁸² State Records Reel 1210, Case 200, Report of the Commissioners of Claims.

1280 acres on 12th October 1838.

- The development of Negoa may have started soon after the right to purchase was given for in the 1828 Census there were possibly 21 people living on the station. Their occupations as given in the Census were six shepherds, four shearers, two watchmen, two stockmen, two ploughmen, one reaper, one bullock driver, one carpenter, one farm servant and one house servant. The listing of a carpenter may indicate that some building was taking place. A farm and house servant indicates that William Cox (Hobartville) or a superintendent were in occupation. It has not been possible to determine who was in charge as most of the staff of William Cox are listed as living at Hobartville. There would have had to be a person of responsibility in charge as some of the people listed as living at Negoa were convicts.
- It is not known where the above people were living or what the accommodation was like.
- The 1828 Census states that William Cox of Hobartville had 9300 acres of which 550 acres was cleared and 180 were under cultivation. He held 35 horses, 500 cattle and 2300 sheep. The census does not give a breakdown of where the land was held.
- One of the people in the 1828 Census was Amos Cowles; he was still living on Negoa in September 1832 when he married Elizabeth Harrison of Invermein. The following year Elizabeth gave birth to a daughter, Harriet⁴⁸³. She was born on 9th May 1833.⁴⁸⁴ On 17th November 1833, Amos Cowles died aged 27 years and was buried in the Kayuga Cemetery.⁴⁸⁵
- Another person in the 1828 Census was David Conway or Connaway. He also died in 1834 and was buried in Kayuga Cemetery, near Amos Cowles. Both have well executed sandstone headstones, which are of the style of that period so there must have been someone in the area with the skill to cut and inscribe a headstone.⁴⁸⁶
- In 1841, when the census was taken, William Cox (JP) was the head of household at Negoa. This is most likely William, eldest son of William Cox (Hobartville). He would have been 26 years of age at the census. There were 22 people on the station made up of 19 males and 3 females. Sixteen were Church of England and six were Roman Catholics. There were two married couples. The homestead was of wood, finished and inhabited.
- John Hobart Cox was in residence at Negoa by 1844 as he was appointed a magistrate for the Muswellbrook district in that year.⁴⁸⁷
- In 1845, the decision was made to replace the earlier homestead of the 1820s.⁴⁸⁸

⁴⁸³ *Muswellbrook Chronicle* 2nd March 1898. Harriet first married Elijah Budden and then William Percy. She claimed that she was the first white woman born in the Upper Hunter.

⁴⁸⁴ Church of England parish records.

⁴⁸⁵ R Tickle, 1990, *History Through Monuments*, UNE, unpublished.

⁴⁸⁶ R Tickle, 1990, *History Through Monuments*, UNE, unpublished.

⁴⁸⁷ *Maitland Mercury* 8th June 1844. He was appointed on 15th February.

⁴⁸⁸ *Maitland Mercury* 14th June 1845

To Builders.

TENDERS required for the ERECTION of a COTTAGE on the Estate of William Cox, Esq., Negoa, Hunter's River, adjoining the village of Muswell Brook. The Plan and Specification to be seen at Mr. Slack's, Union Hotel, East Maitland, and proposals for the same to be addressed to John Cox, Esq., Negoa, Muswell Brook, on or before Monday, the 23rd instant. Bricks, Lime, Cedar, Hardwood, Shingles, and Laths will be supplied to the Contractor at a fixed price on the ground, which is appended to the specification. All the other materials and workmanship, together with labour, to be found by the contractor. Further particulars may be obtained on application to Mr. Slack.

12th June, 1845. 485

- Unfortunately, the advertisement gives no indication of what the cottage may have been like.
- On 9th March 1846 William Cox (Hobartville) divided Portion 3 (2560 acres) and Portion 4 (1280 acres) between his sons, William (third generation William), John Hobart and Sloper.
- William, eldest son of William (Hobartville) was to receive the southern portion (Rosebrook end) of 1375 acres, but he was not to dispose of the land during his father's lifetime without written authority and his father was to have use of the land.⁴⁸⁹
- John Hobart, second son of William (Hobartville) was to receive 1280 acres, which was Portion 4 (Negoa end) under the same conditions.⁴⁹⁰
- Sloper, third son of William (Hobartville) was to receive 1190 acres, which was the northern part of Portion 3 (Ascot) under the same conditions as his brothers.⁴⁹¹
- The division of the property may have been prompted by the marriage of John Hobart Cox to Eliza Georgina Cox (cousin) on 24th February 1846 at St Thomas, Mulgoa.⁴⁹²
- John Hobart Cox was at Negoa in July 1846 as he is recorded as having wheat ground and dressed at the Muswellbrook flourmill.⁴⁹³
- John Hobart Cox continued breeding sheep and horses during the 1840s to 1860s, as there are a number of advertisements in the *Maitland Mercury* for sale of stock.
- On 6th October 1855, John Hobart Cox purchased Portion 2, Parish of Ellis for £1500 from DCF and Helenus Scott.⁴⁹⁴ This was 2560 acres at the western end of the Parish of Ellis. Cox most likely used the land between this and Negoa as leasehold from the Crown.
- In 1864, John Hobart Cox advertised Negoa for lease. The advertisement provides a good description of the property and buildings.⁴⁹⁵

⁴⁸⁹ LPMA Old System Book 10 No.500

⁴⁹⁰ LPMA Old System Book 10 No.501

⁴⁹¹ LPMA Old System Book 10 No.502

⁴⁹² [http://familypedia.wikia.com/wiki/Eliza_Georgina_Cox_\(1823-1882\)](http://familypedia.wikia.com/wiki/Eliza_Georgina_Cox_(1823-1882))

⁴⁹³ Stores Records, Mitchell Library Reel CY2272

⁴⁹⁴ LPMA Old System Book 40 No.360

⁴⁹⁵ *Maitland Mercury* 30th January 1864

TO SQUATTERS AND OTHERS.

NEGOA, NEAR MUSWELLBROOK.

TO LET, for a term of years, the NEGUA ESTATE, near Muswellbrook, well known as the residence and property of John H. Cox, Esq.

The premises are very extensive—house (brick and stone, two stories, ten rooms), kitchen, laundry, stores, stables, woolshed, &c, all in excellent repair. The purchased land—about 3500 acres—commands a run of about 20,000 acres, admirably adapted for depasturing sheep or cattle.

As a homestead it cannot be surpassed. The run and homestead will be let either together or separately. It is only let in consequence of proprietor removing to Namoi River.

THOMAS CADELL,
747 West Maitland.

- John Hobart Cox advertised the property for lease again in May 1864, but it appears he did not lease the property or move to the Namoi area. Advertisements continue to appear in the *Maitland Mercury* for the sale of stock by him.
- In 1868, J H Cox called for tenders to erect four miles of two rail fence. This may have been needed to define his boundaries following the selection of land under the Robertson Land Act 1861.⁴⁹⁶
- Elizabeth Georgina Cox, wife of John Hobart died on 26th April 1882 at Negoa. She was 58 years of age and had suffered from cancer for 18 months. She had 12 children, 10 of whom were alive at her death.⁴⁹⁷
- In 1889, John Hobart Cox decided to convert the land title of Negoa to Torrens Title or Real Property Act title. His application included a plan of the station, which shows a number of buildings on the estate.⁴⁹⁸ (See Plan No. 166)
- On 24th August 1891, John Hobart Cox of Negoa died and was buried the following day.⁴⁹⁹ The following report appeared in the *Maitland Mercury*: Mr J H Cox, one of our oldest and most widely esteemed residents, died this morning at his residence, Negoa, after a short but severely painful illness. The deceased gentleman had nearly attained the age of 73 years, more than fifty of which were spent in this district. Mr Cox was an earnest and prominent member of the Anglican community and his name was always conspicuously identified with all our charitable and educational institutions notably the local hospital, in which he ever manifested a profound interest, and of which he was president for many years. He was in every sense of the word a sincere Christian, and the loss of his kindly counsel and valuable experience will be deeply felt by all who knew him and could appreciate his sterling worth and unassuming disposition. A large number of grown up sons and daughters are left to mourn the loss of a much beloved father and friend. The funeral cortege will proceed from Negoa at two o'clock tomorrow afternoon to the Church of England and thence to the cemetery.⁵⁰⁰
- John Hobart Cox left a long and detailed will plus two codicils. He left an estate valued at

⁴⁹⁶ *Maitland Mercury* 21st July 1868 and 12th December 1868

⁴⁹⁷ NSW BDM Death certificate 9147/1882.

⁴⁹⁸ LPMA Primary Application Packet No. 7698

⁴⁹⁹ Church of England Parish Records

⁵⁰⁰ *Maitland Mercury* 25th August 1891.

£14,034, but there were debts of £5914/11/2 against the estate. It is worth looking at how he divided his estate:

- 1) The insurance policy on his life was left in equal shares to his daughters, Georgina Maria, Emily Matilda and Rebecca Jane Cox.
 - 2) Eldest son – John William George Cox to receive framed portraits of late Mr & Mrs George Cox of Winbourn and the Hon. George Henry Cox. Oil painting of Negoa. My dressing gown and half my wearing apparel.
 - 3) 2nd son – Charles Hobart Cox, desk and office furniture.
 - 4) 3rd son – Francis Arthur Cox, silver goblet won by George Cox for Australian wine in 1850. My gold seal with coat of arms.
 - 5) 4th son – James Stephen Cox, my saddle horse, saddle, bridle and the other half of my clothes.
 - 6) 5th son – Archibald Edward Cox, books and framed portrait of late Archibald Bell Cox.
 - 7) 6th son – Henry Hunter Cox, double barrelled gun and scarf pin.
 - 8) 7th son – Conrade Clement Cox, silver watch and chain.
 - 9) Eldest daughter – Georgina Maria Cox, mahogany chest drawers and my mother's framed photographs.
 - 10) 2nd daughter – Emily Matilda, album presented by my children, watercolour portrait of my mother.
 - 11) 3rd daughter – Rebecca Jane, album presented by Mr McDonald, watercolour portrait of my sister, Rebecca Whitaker.
 - 12) To my three daughters, Georgina, Emily and Rebecca, drawing room and bedroom furniture, the furniture in their bedrooms and my carriage with pair of horses.
 - 13) My nephew, William Cox Reynolds, watercolour of my eldest sister, Anne Reynolds.
 - 14) Residue: Trustees to continue running the farm until his youngest son reaches 21 years of age. Son, Charles Hobart Cox to be farm manager. The estate then to be divided between children in equal shares.
 - 15) Emily Matilda Cox to receive £25 pa and Francis Arthur Cox and Rebecca Jane Cox to receive £20 pa each from the farm income.
 - 16) He directed that Georgina Maria Cox and John William George Cox were to have specified amounts deducted from their share of the estate as he had advanced them those amounts during his life.
 - 17) When the farm was sold, his son, Charles Hobart Cox was to have the right to purchase at the average price the portion known as 'The Oakes'.⁵⁰¹
- On 12th December 1891 the following advertisements appeared in the *Maitland Mercury*:

⁵⁰¹ State Records, Probate Packet John H Cox, SC00 0067/1495

THE WELL STATION, Or THE OAKS, Muswellbrook.

IN AREA ABOUT
**6250 ACRES FREEHOLD AND
G.P. LAND.**

IN GRAZING FARMS OF
320 TO 1500 ACRES.

EDWARD. HIGGENS & CO., have received instructions from the Executor in the Estate of the late Jno. H. Cox, Esq., to sell by auction, Barklay's Hotel, Muswellbrook, on

SATURDAY, 19th DEC.,

At ELEVEN O'CLOCK,

The WELL STATION, situated about 8 miles from Muswellbrook. The estate will be sold in Grazing and Agricultural Farms of 320 to

1500 acres, all securely fenced, sheep proof. The whole Estate is permanently watered by Coal and Sandy Creeks, and by several dams and wells, is admirably adapted for either sheep or cattle, and as an instance of the quality of the wool grown this year's clip brought 9½d in Sydney.

This property is highly improved and nearly all cleared, having a park-like appearance. It adjoins the properties of Messrs. Keys, Rhant, Lunergan, and others, and the auctioneers have no hesitation in recommending it as one of the finest estates in the Hunter River district.

It is rarely an opportunity occurs of securing such convenient areas in this district, and intending buyers are specially invited to inspect the property. The Auctioneers will arrange to drive anyone wishing to inspect over the estate prior to sale.

TERMS: Half cash, balance in two years, with interest at 6 per cent. payable half-yearly, and secured in the usual way.

Solicitor to the Estate—R. G. D. FITZ GERALD Esq., Muswellbrook.

For any farther information apply

EDWD. HIGGENS & CO.,
Stock and Station Agents,
Muswellbrook, N. S. W.

8263

**To Farmers, Speculators,
and Others.**

NEGOA ESTATE. MUSWELLBROOK.

SATURDAY, 19th Dec.

**10 TO 50 ACRE FARMS,
FRONTING THE HUNTER, AND ONLY 3
MILES FROM TOWN.**

EDWARD. HIGGENS & CO. have received instructions from the Owners, to sell by auction, at Barklay's Hotel, Muswellbrook, on SATURDAY, 19th Dec., at Eleven o'clock,

**THAT VALUABLE AND HIGHLY-IMPROVED
PROPERTY,**

NEGOA.

The Estate is distant only 3 miles from Muswellbrook, and has the very extensive frontage of 4½ miles to the Hunter River.

The whole property is highly improved, and the flats are splendid agricultural land, the being exceedingly rich. Specially adapted for lucerne growing.

The Estate comprises an area of about 1300 Acres, and the vendors are sub-dividing it into Farms of

from 10 to 50 Acres, so as to suit all classes of buyers.

TORRENS' TITLE.

TERMS: One-fourth cash; balance in equal payments at 2, 3, and 4 years, with interest at 6 per cent., payable half-yearly.

Lithographs on application.

Solicitor to the Estate—R. G. D. FITZ GERALD Esq., Muswellbrook.

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- On 22nd December 1891 the *Maitland Mercury* had the following report of the sale:

Eaton's Hotel on Saturday afternoon, when the well-known "Well Station" and "Negoa" properties were submitted to public competition by Edward Higgins and Co. The "Well Station" had been sub-divided into 12 lots, ranging in area from 67 to 1286 acres, composed partly of freehold and partly of conditionally purchased land, all full improved. Lot 1, comprising 606 acres freehold and 680 acres C.P. (with 12s an acre due to the Crown) fell to the bid of Mr. I. B. Keys at 30s an acre. Lot 2, consisting of 84 acres freehold and 1034 acres C.P. (12s an acre due to the Crown) was also knocked down at the same figure to Mr. Keys. Lot 3, being a C.P. of 67½ acres (11s 6d an acre due to the Crown) was purchased by Mr. George Clark at 31s an acre. Lot 4, a block of 320 acres freehold, was bought by Mr. Keys at 50s an acre. Lots 5, 6, and 7 were passed. Lots 8 and 9, of 320 acres each, freehold, were purchased by Mr. J. Lonergan at 51s. Lots 10, 11, and 12 (partly C.P.) were passed in at £2. I understand that a private offer for the whole of the unsold area is under consideration. "Negoa" was sub-divided into 9 sections and 67 lots, ranging in size from 10 acres to 134 acres. It was thought that the superior agricultural qualities of these rich lands would have excited brisk competition, but either on account of the reserve price, or the fact that the river frontages were not offered first, the sale fell comparatively flat, and after 11 lots were disposed of at from £7 to £13 10s an acre, the remainder was withdrawn. Several lots have since been sold privately at £3 over the reserve.

- The Negoa portion was sold in lots to Albert Weidmann, William Henry Allwood, William Thomas Hill, Thomas Guy, Charles Tucker, Charles Clayden, Thomas Francis Guy, Henry Guy, Rosina McDonald, Cyrus Edward Doyle, William Edward White, Charles Fibbins, Isaac Budden and Harris & Jacob Clark. Georgina Maria Cox, Emily Matilda Cox, Rebecca Jane Cox and Francis Arthur Cox retained part of Negoa being lots 12 and 16, Section 9 on which was the homestead.⁵⁰²
- Georgina Maria, Emily Matilda and Rebecca Jane Cox retained the homestead portion until 7th July 1927 when they sold it to Charles Henry Wilton for £2300.⁵⁰³
- Charles Henry Wilton sold Lots 12 and 16, Section 9 (217 acres 17 perches) to George Henry Walters on 6th August 1928 for £3000.
- Walters then sold to Frederick Ker Dickson on 2nd October 1928 for £3700.⁵⁰⁴
- Dickson kept Negoa until 27th May 1935 when he sold to Jane and Christine Barrie (spinsters)

⁵⁰² LPMA, Torrens Vol. 949 Folio 103.

⁵⁰³ Muswellbrook Shire, Notice of Transfer of Land.

⁵⁰⁴ Muswellbrook Shire, Notice of Transfer of Land.

for £4800.⁵⁰⁵

- Jane & Christine Barrie sold to John Lindsay & Daniel Gordon Drake on 15th September 1944 for £4400 or £20/5/6 per acre. There was a stone house, dairy and bails on the property.⁵⁰⁶
- The property then passed to Francis William Ludlow on 3rd June 1947, he paid £7500 or £34/11/3 per acre.⁵⁰⁷ Ludlow sold to Frank Hamilton Thorne in 1950-52.⁵⁰⁸ Thorne advertised the property for sale in the *Muswellbrook Chronicle*, 17th October 1952.

**ATTRACTIVE HUNTER RIVER PROPERTY
"NEGOA ESTATE," MUSWELLBROOK**

**FOR SALE BY AUCTION
AT MUNICIPAL HALL, MUSWELLBROOK**

**Saturday, 15th November
— AT 12 NOON —**

Account F. H. Thorne, Esq.

This Property, comprising 217 acres Torrens Title, is the Homestead portion of the famous "Negoa Estate," an original Crown Grant early in the last Century to the Cox family, situated 2½ miles from Muswellbrook by bitumen road. It has a good frontage to the HUNTER RIVER, is definitely flood free, with rich alluvial flats running back to undulating herbage, highly fattening country, timbered by box.

Improvements comprise 2 Storey Homestead of stone and brick, plaster walls, containing 8 Rooms, Kitchen, Bathroom and Pantry, large Verandah, underground Cellar, connected to Town Electricity Service, situated in a commanding position on the property, overlooking the Town. Detached Man's Room and Lumber Room of Brick, 2 large underground Tanks, ensuring ample soft water at all times. Milk Board standard Dairy and Bails, connected to Electric Supply Line, Machinery Shed, Horse Stalls and Yards, several other Sheds and Buildings. Well fenced and subdivided into numerous Paddocks. Ample Water Supply from River and Dams. Complete IRRIGATION PLANT, comprising 35 h.p. Slipring Electric Motor and 4in. 2 Stage Robinson Pump, approx. 2000ft. of 6in. fibre main, about 140 lengths Iron, Rubber and Fibro Main and Spray Pipes, with stand pipes, bends, "T" pieces, etc.

This Property would make an ideal Dairy Farm or Horse or Cattle Stud Farm.

A Rebate of 20 per cent. of Commission allowed to Outside Agent introducing the Purchaser.

For further particulars and arrangements to inspect, apply to the Auctioneers:—

**EDWARD HIGGINS, PARKINSON & CO., MUSWELLBROOK
AUSTRALIAN, MERCANTILE, LAND & FINANCE CO., LTD.
(Inc. in England, 1863) SYDNEY**

- Keith and Georgina Yore purchased Negoa from Frank Thorne.⁵⁰⁹

⁵⁰⁵ Muswellbrook Shire, Notice of Transfer of Land.

⁵⁰⁶ Muswellbrook Shire, Notice of Transfer of Land.

⁵⁰⁷ Muswellbrook Shire Rare Book 1947-49 p.109

⁵⁰⁸ Muswellbrook Shire Rare Book 1950-52 p.129

⁵⁰⁹ Mount Pleasant Oral History Project, interview with Georgina Yoke 5th December 2003, p.120

DESCRIPTION OF SITE

The Negoa homestead is a very complex site that has developed since the earliest settlement of the Hunter Valley. At present, there are three buildings of interest, but there are a number of potential archaeological areas. I have marked the buildings A, B and C homestead, D & E brick and timber building and F, timber building. Before starting the description of the buildings, the following overview is provided.

- In the 1828 census there were possibly 21 persons living on the station. Some of the people were shepherds. They would have been living in huts away from the main homestead, but there would have been a need for a secure building for stores and the other necessities for running a station.
- In the 1841 census, there were 21 persons on the station. The homestead was of wood, finished and inhabited.
- By 1845, the decision was made to erect a cottage of brick.⁵¹⁰
- In 1864, the station had a homestead of brick and stone with 10 rooms, kitchen, laundry, stores, stables and woolshed.⁵¹¹
- The 1889 plan shows homestead, house, two huts, stables and shed.⁵¹²
- John Hobart Cox mentioned an office, drawing room, bedroom and the bedrooms of his three daughters in his 1882 will.⁵¹³
- The 1891 deceased estate file for John Hobart Cox lists a drawing room, dining room, sitting room, 5 bedrooms, servants room, office, kitchen and bachelors quarters.⁵¹⁴
- The next mention of buildings on the site is not until 1952 when Frank Thorne advertised the property for sale. There was a homestead of stone and brick containing eight rooms, kitchen, bathroom, pantry, large veranda and underground cellar. There was a detached man's room and lumber-room of brick, machinery shed, horse stalls plus several other sheds and buildings.⁵¹⁵

• Homestead Section A, B & C

Section A: This appears to be the section that tenders were called for in 1845. Style is Victorian Georgian.

- It is constructed of brick. Bricks have been laid in Flemish bond. Flemish bond uses alternating header and stretcher, which produces a pleasing decorative effect. It requires a skilled bricklayer. Bricks are small 210L x 105W x 60T with no frog. Bricks are well made.
- External walls are approximately 3.3 metres high.
- There are three rooms in an L shaped plan. All three rooms have fireplaces though the surrounds in Rooms 1 and 2 are not original.
- There are external and internal doors into each room. External doors on room 1 and 2 are termed French doors.
- It would appear that the main entrance was on the north side into Room 2 through door D1. Double doors are light framed with glass panels. There is an arched fan light above.
- There is evidence that there was a veranda along the south side of the house from a timber insert in the brick wall along with footings. The veranda most likely continued along the east side of the building. The footings overlap Section C and there are French doors on this side of the building.
- Ceilings of mini orb with decorative timber have replaced earlier ceilings.
- At the west end of Section A there is a brick wall the length of the sandstone section. The upper floor of that section sits on the brick wall. It is suspected that the wall divided the new

⁵¹⁰ *Maitland Mercury* 14th June 1845

⁵¹¹ *Maitland Mercury* 30th January 1864

⁵¹² LPMA Primary Application Packet No. 7698

⁵¹³ State Records, Probate Packet John H Cox, SC00 0067/1495

⁵¹⁴ State Records, deceased estate file, John Hobart Cox, Reel 3025 20/23B

⁵¹⁵ *Muswellbrook Chronicle* 17th October 1952

1845 section from the earlier timber homestead and acted as a firewall.

- There is a two-room cellar under Rooms 1 and 2.
- Entrance to the cellar was from the north. This is now built over.
- There are air vents in the east wall of the north cellar (built over) and the south wall of the south cellar.
- Both rooms had a fireplace.
- There is an arched opening in the wall east of the fireplaces.
- Ceilings in the cellar rooms had lath and plaster. Walls and ceilings appear to have been whitewashed.
- Timber has been pit sawn and nails are handmade.

Section B

- It is not known when this section was erected, but it was mentioned in 1864 when John Hobart Cox was considering leasing the property.
- This section is two-storey and constructed of sandstone.
- Stone is well cut, 300mm wide with decorative border.
- Originally, there was a veranda and balcony on the west side and a veranda on the south end that aligned with the veranda on Section A.
- It contains four rooms, two up and two down.
- Upper level is accessed by a staircase in the north east corner of the building.
- Originally, the balcony was accessible by French doors from rooms. Following the removal of the balcony the lower part of the door openings have been infilled and windows fitted.
- The veranda floor was paved with blocks of sandstone.
- Room 5 has French doors on the west and another external door on the north. This may be the office mentioned by John Hobart Cox in his will. This room does not have a fireplace.
- Room 4 has a window to the south and French doors to the west. It is the only room that has a marble fireplace. This could have been a formal room or the bedroom of John & Eliza Cox.
- There is a single chimney serving three fireplaces. The chimney may have been of sandstone, but the section above the roof has been replaced with modern dry pressed bricks.
- External walls are approximately 5.85 metres high. Internal walls are 3 metres Rooms 4/5 and 2.4 metres Rooms 6/7.

Section C

- This section was added by Keith and Georgina Yore.

Section D

- This is a small brick building 4.5 x 5 metres.
- It is constructed of brick laid in Colonial bond, which is one course of headers followed by three courses of stretchers.
- Brick walls sit on a slate damp course.
- There are two rooms; one a toilet, the other may have been a servant's room.
- The walls are plastered and the ceilings are lined with timber with beaded edge.
- Internal walls are 2.8 metres high.
- Roof timber has been machine sawn.
- Floor boards are 140mm wide.
- This building appears to be of later construction than Section A. This may be the detached man's room mentioned in the 1952 sale.

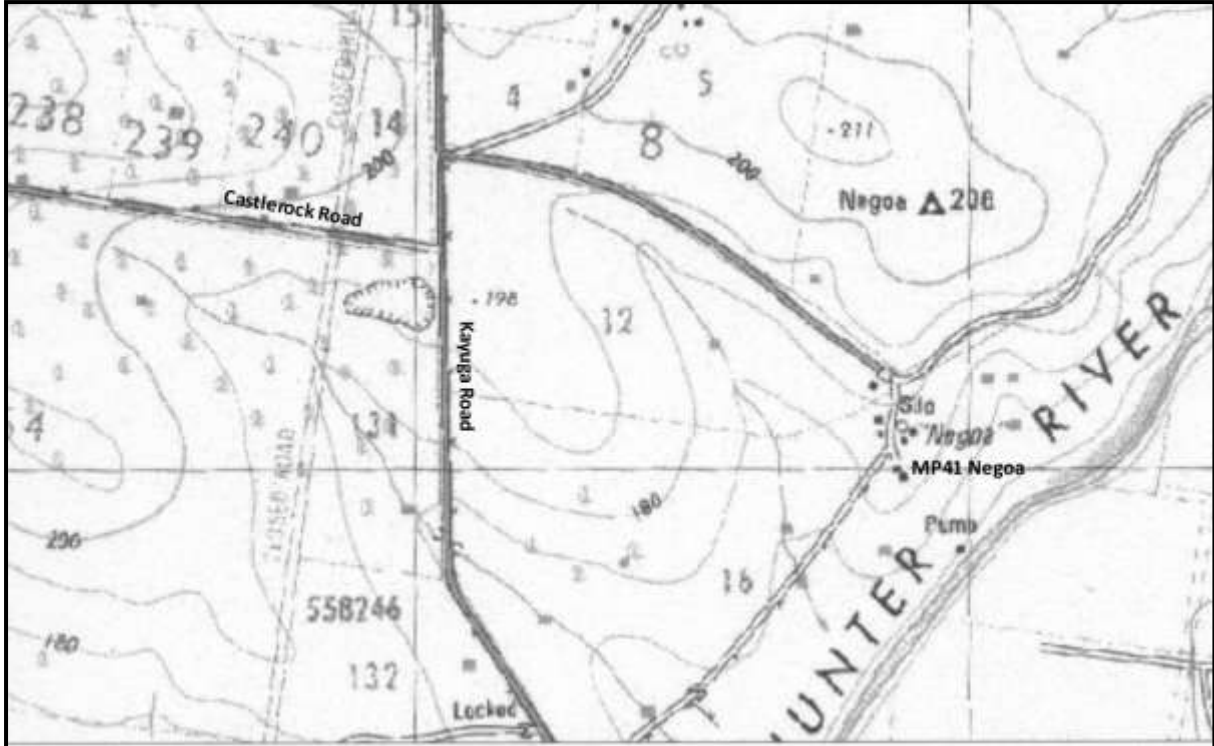
Section E

- This section is joined to Section D.
- Frame is made of machine-sawn timber. The corner posts at the east end are earth fast and from an earlier building.
- Floorboards are 150mm wide and not T & G.
- Originally, it appears to have been constructed as a conservatory as the walls are of timber-framed glass. This may be the lumber-room mentioned in the 1952 sale.

Section F

- Timber building constructed with earth-fast posts and pit-sawn timber.
- Roof is now corrugated iron, but originally was shingles.
- Some of the walls are of slabs.
- Rose headed nails retain the shingles. Suspect this building was constructed from an earlier building.

PLANS & DRAWINGS



Plan 165: Part of topographical map, Aberdeen 90331S, showing location of MP41.

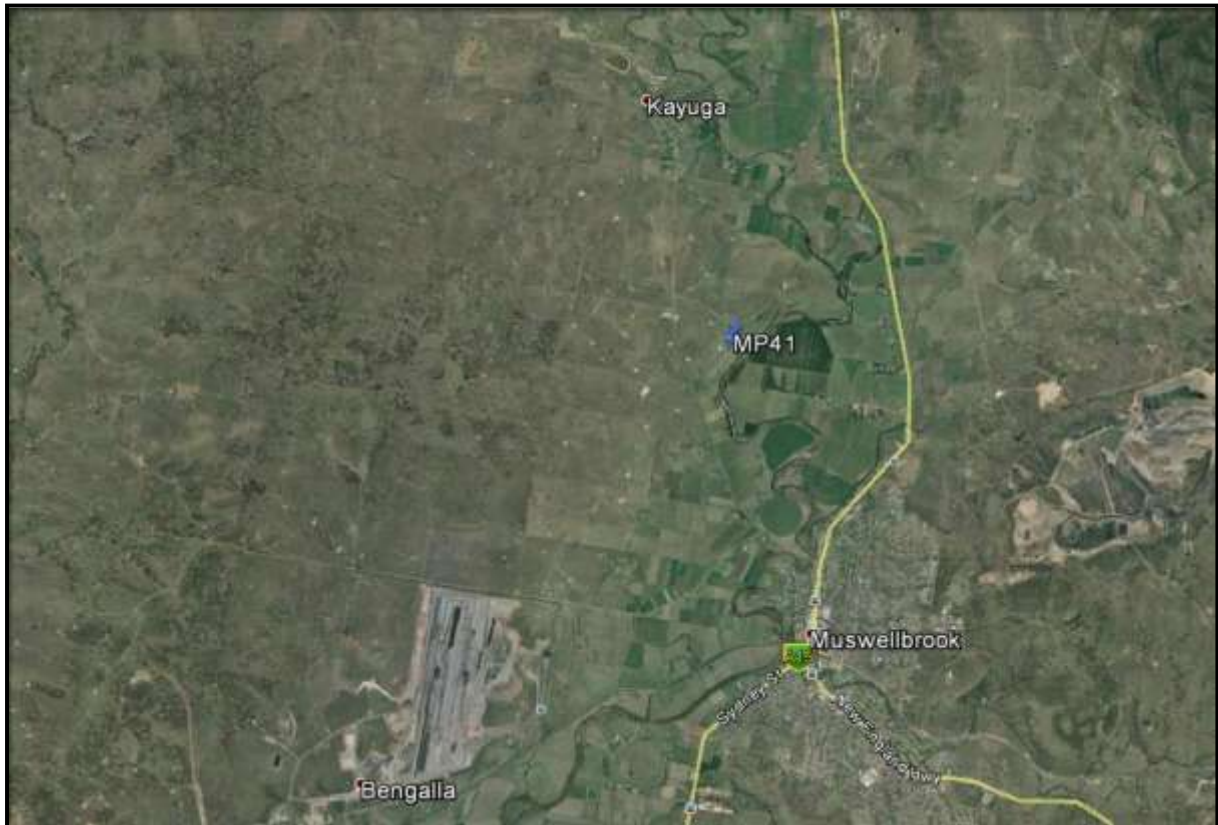
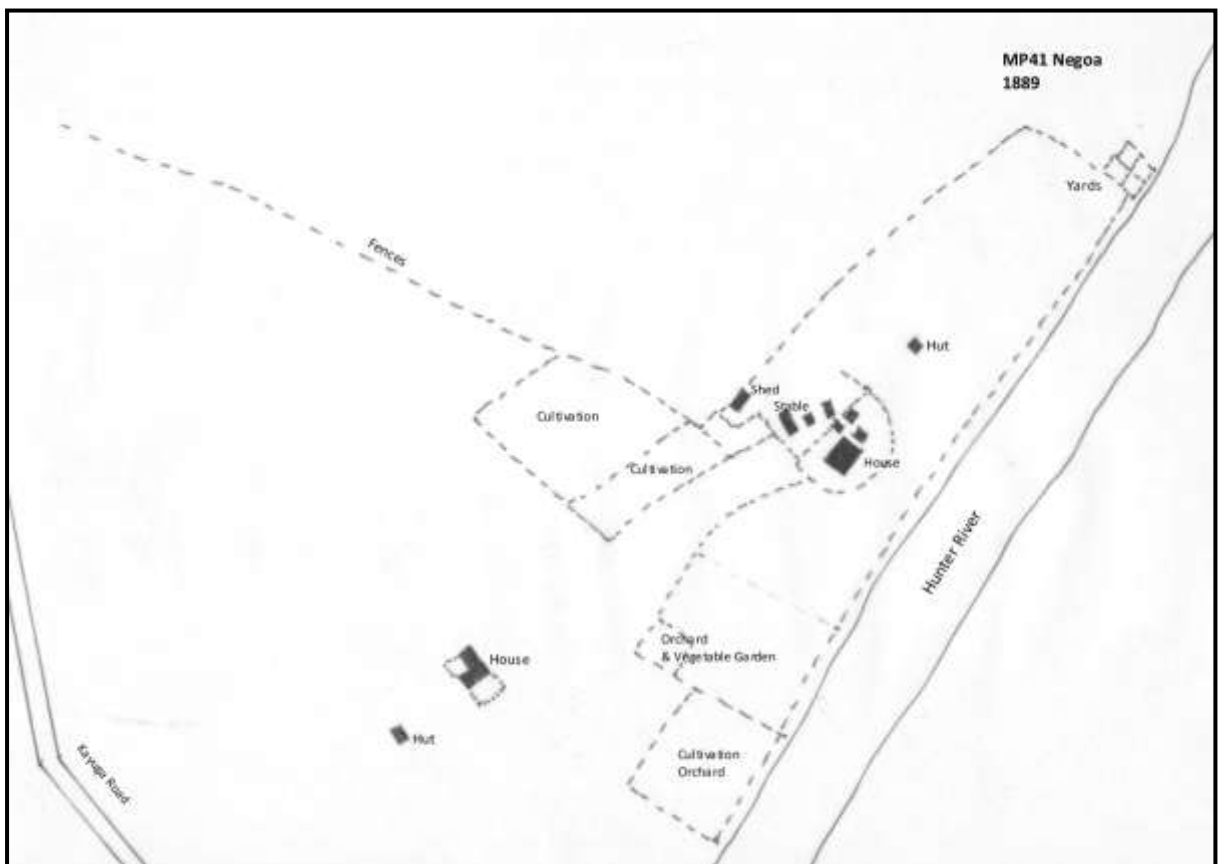
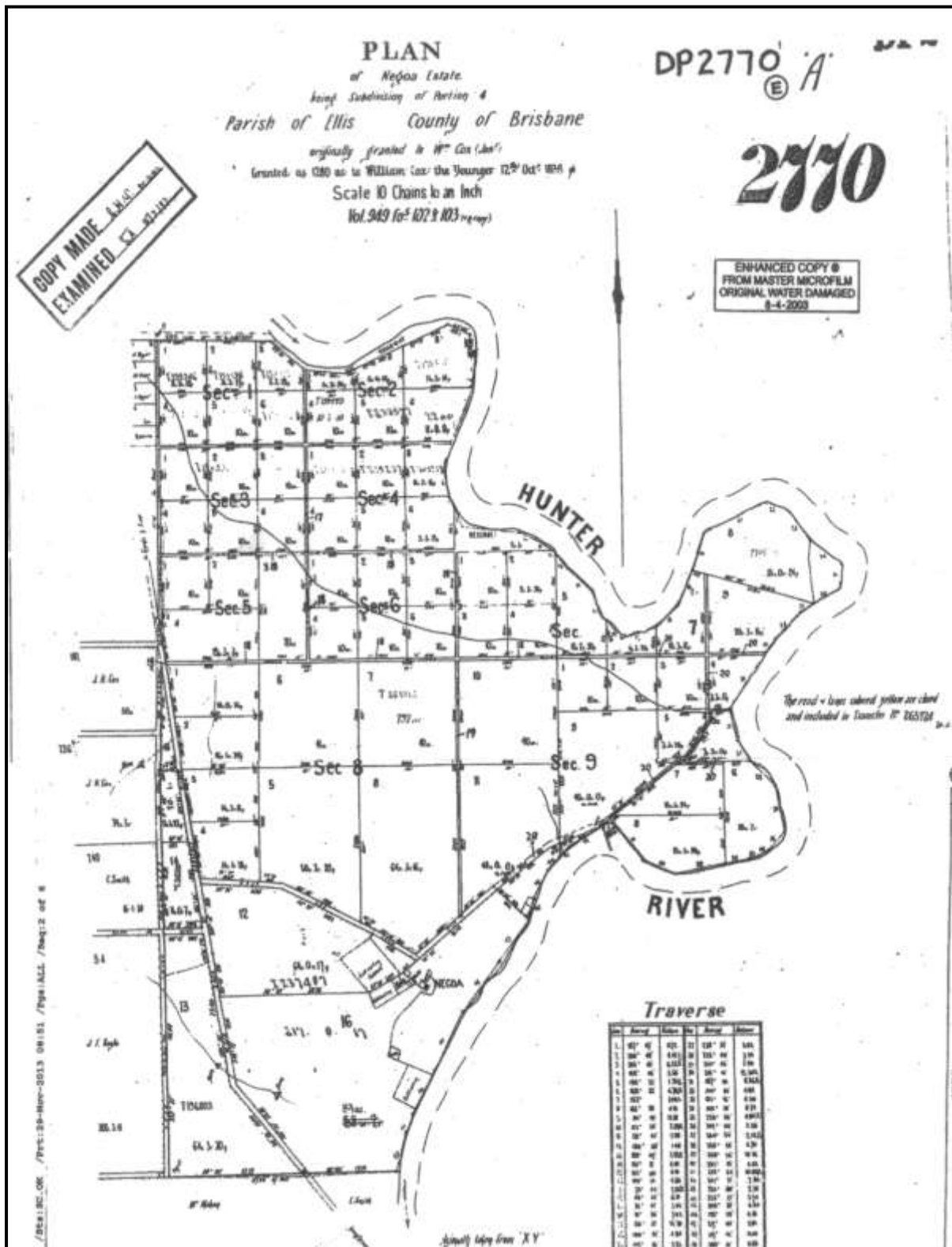


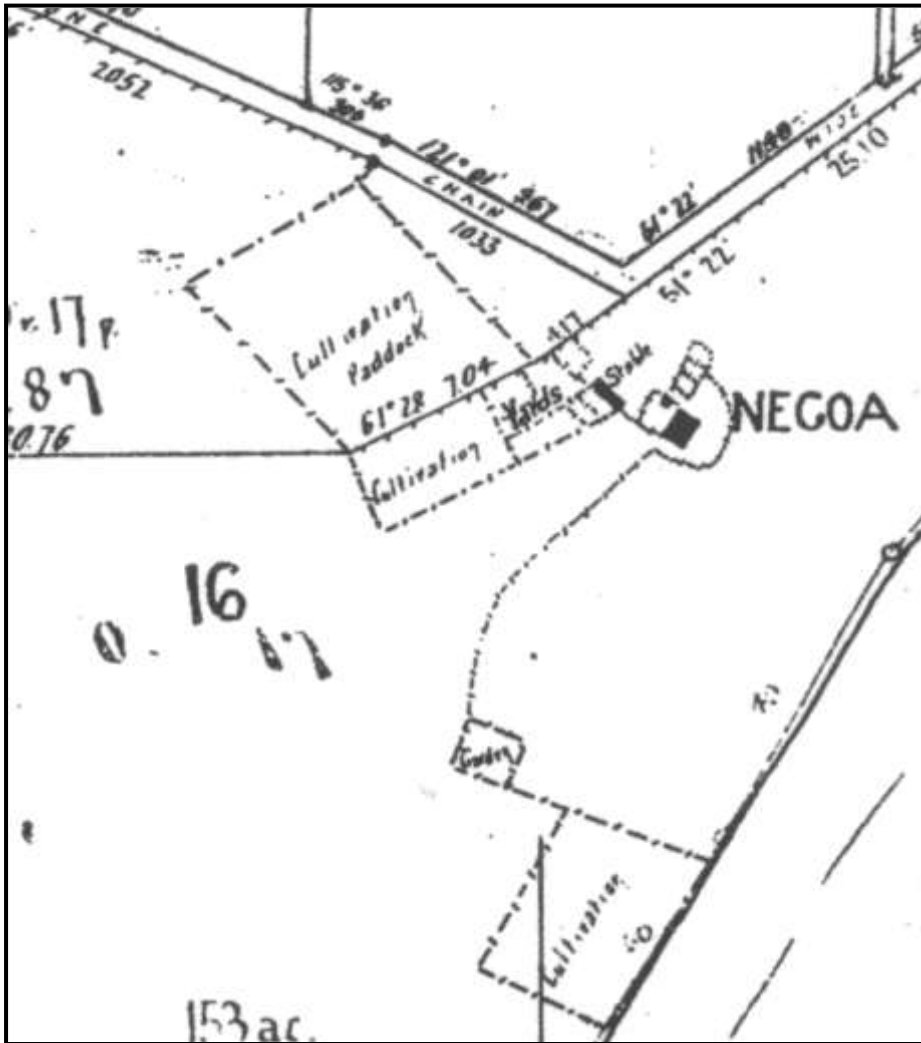
Plate 417: Google Earth view showing relationship between Site MP41, Kayuga and Muswellbrook.



Plan 166: Part of the map from the Primary Application of 1889 showing layout of buildings.



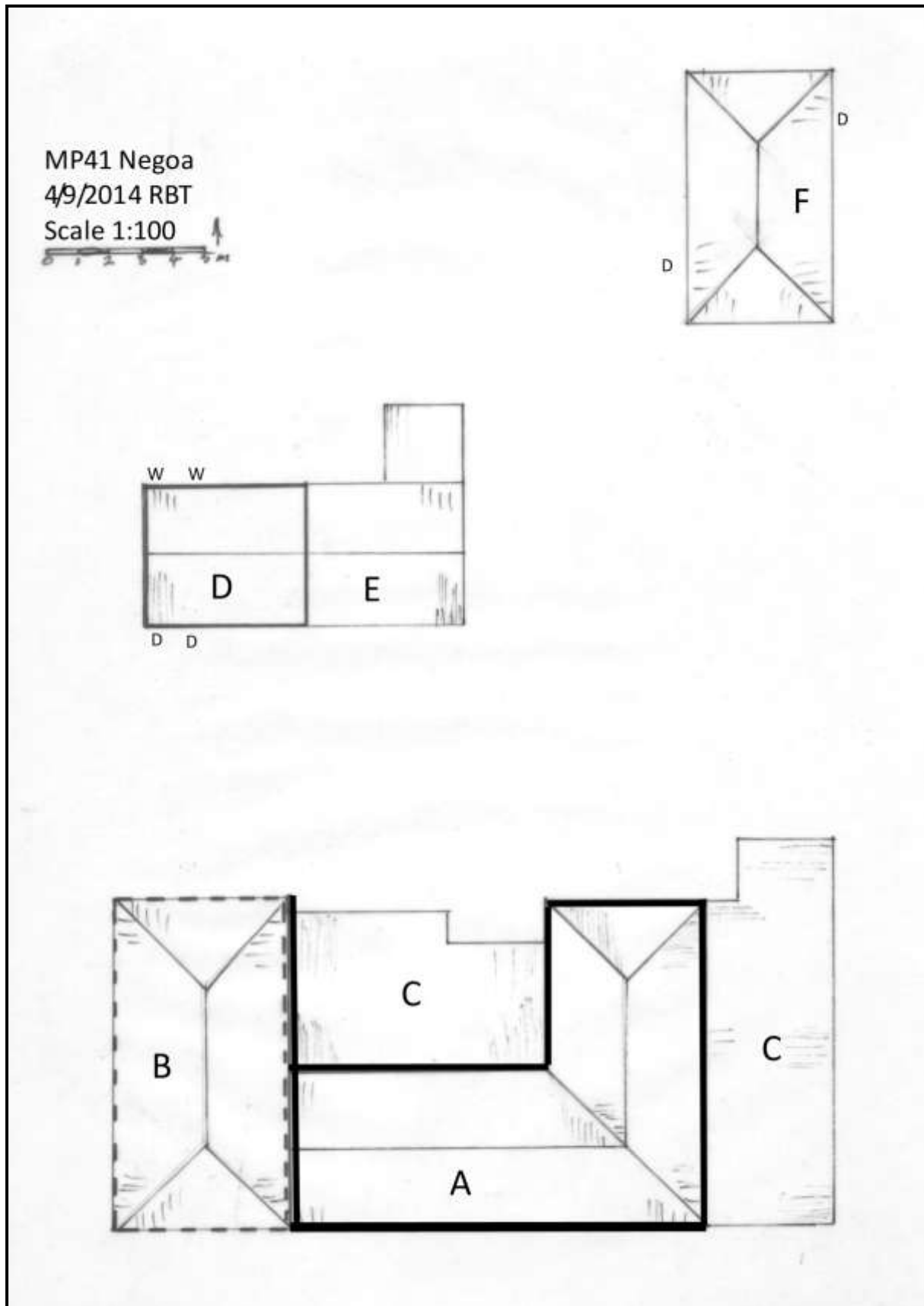
Plan 167: View of the subdivision of Negroa for sale in 1890s.



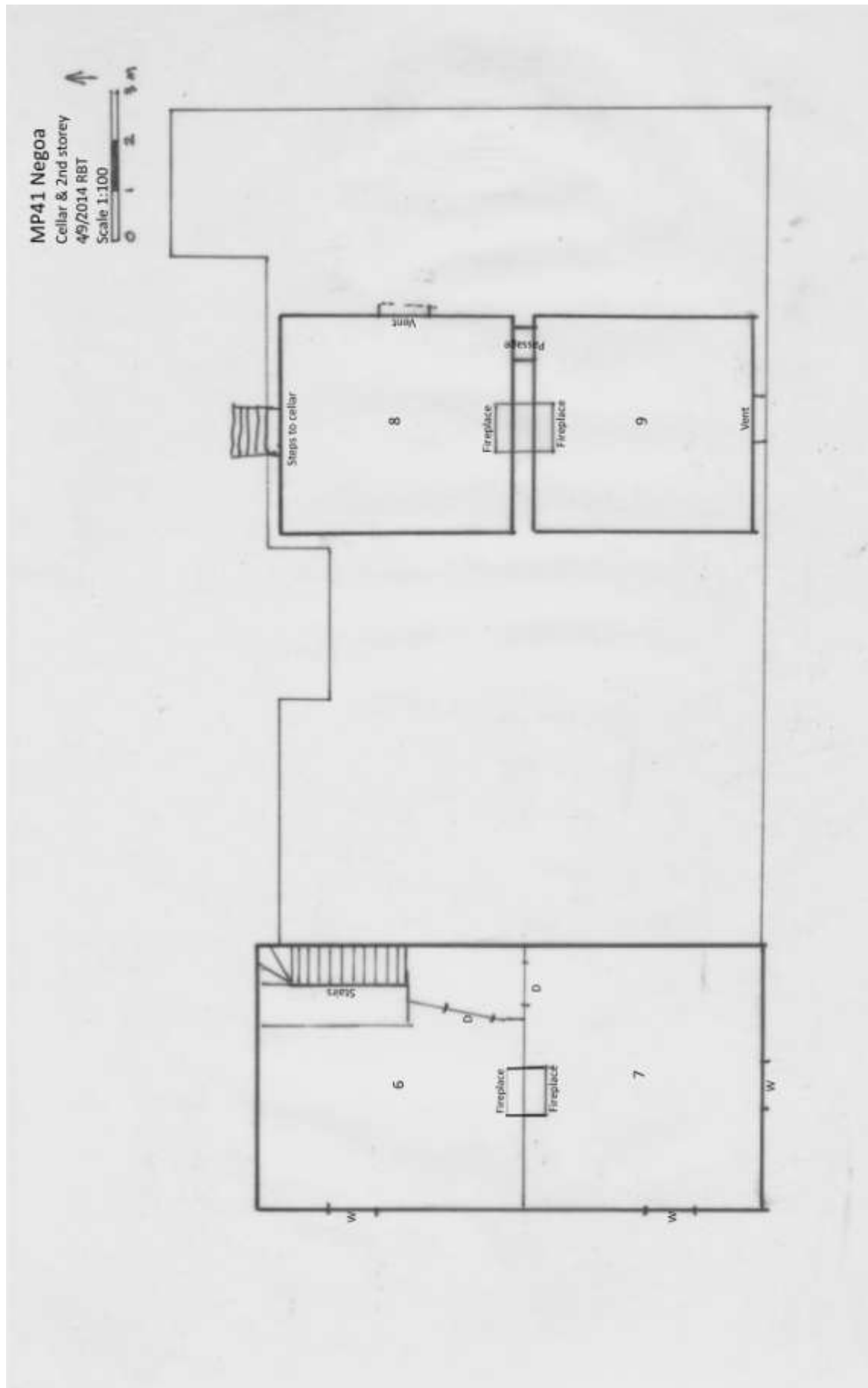
Plan 168: Part of the 1890s subdivision plan showing features around homestead.



Plate 418: Google Earth view showing location of features at site MP41.



Plan 169: Plan showing existing buildings at Negoa. A is 1845 section. B sandstone section pre 1864. C sections added by Yore's post 1950s. D brick building. E timber building. F Timber building of recycled material.



Plan 171: Plan of upper level in sandstone section and cellar in 1845 section.

PHOTOGRAPHS



Plate 419: Drawing of homestead by Albert Cox in 1860. (Unknown source)



Plate 420: Part of brick 1845 homestead with later sandstone extension on left. T Tame 1976.



Plate 421: Sandstone section of homestead. T Tame 1976



Plate 422: Southern end of sandstone section of homestead. Hole in wall shows where veranda was mounted. T Tame 1976.



Plate 423: Part of servant's building. T Tame 1976
PHOTOGRAPHS from 4th September 2014.



Plate 424: P58. View of site from Kayuga Road looking east.



Plate 425: P22. Sandstone section.



Plate 426: P23. West side of sandstone section. Note holes in sandstone where veranda and balcony were mounted. Also infill on upper French doors.



Plate 427: P28. South west corner of building.



Plate 428: P56. South east corner of building.



Plate 429: P06. View from sandstone section of chimneys in 1845 section.



Plate 430: P25. Remains of sandstone paving on veranda.



Plate 431: P30. View of south side, 1845 section.



Plate 432: P31. Example of Flemish bond in south wall of 1845 section.



Plate 433: P15. Doorway into 1845 section.



Plate 434: P21. French doors in east end of 1845 section.



Plate 435: P19. Ceiling in Room 2, 1845 section.



Plate 436: P07. Stairs to upper level of sandstone section.



Plate 437: P37. View of fireplace and passage in room 9, cellar.



Plate 438: P43. Closed off steps to room 8, cellar.



Plate 439: P45. View of south west corner of D.



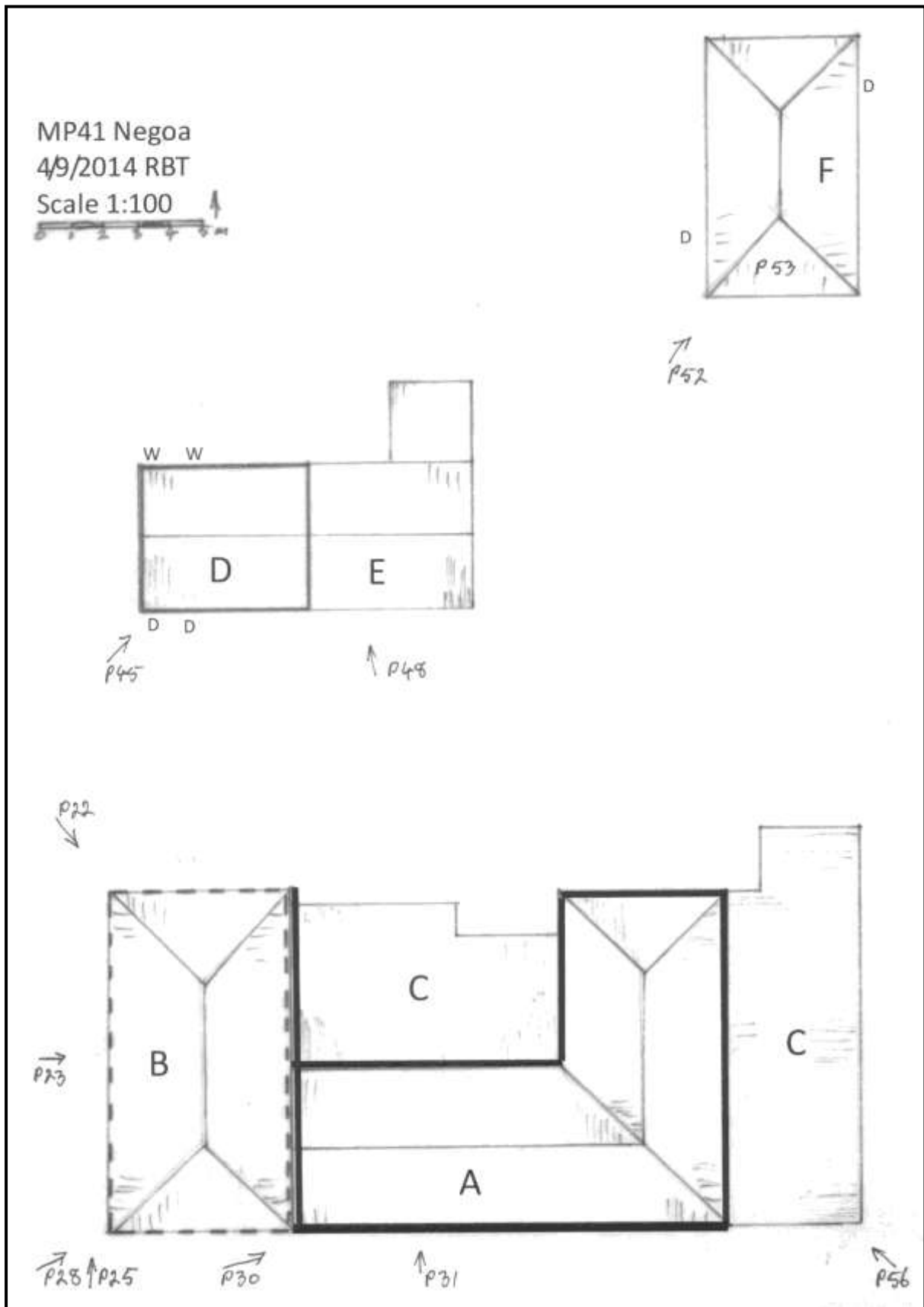
Plate 440: P48. South side of D & E.



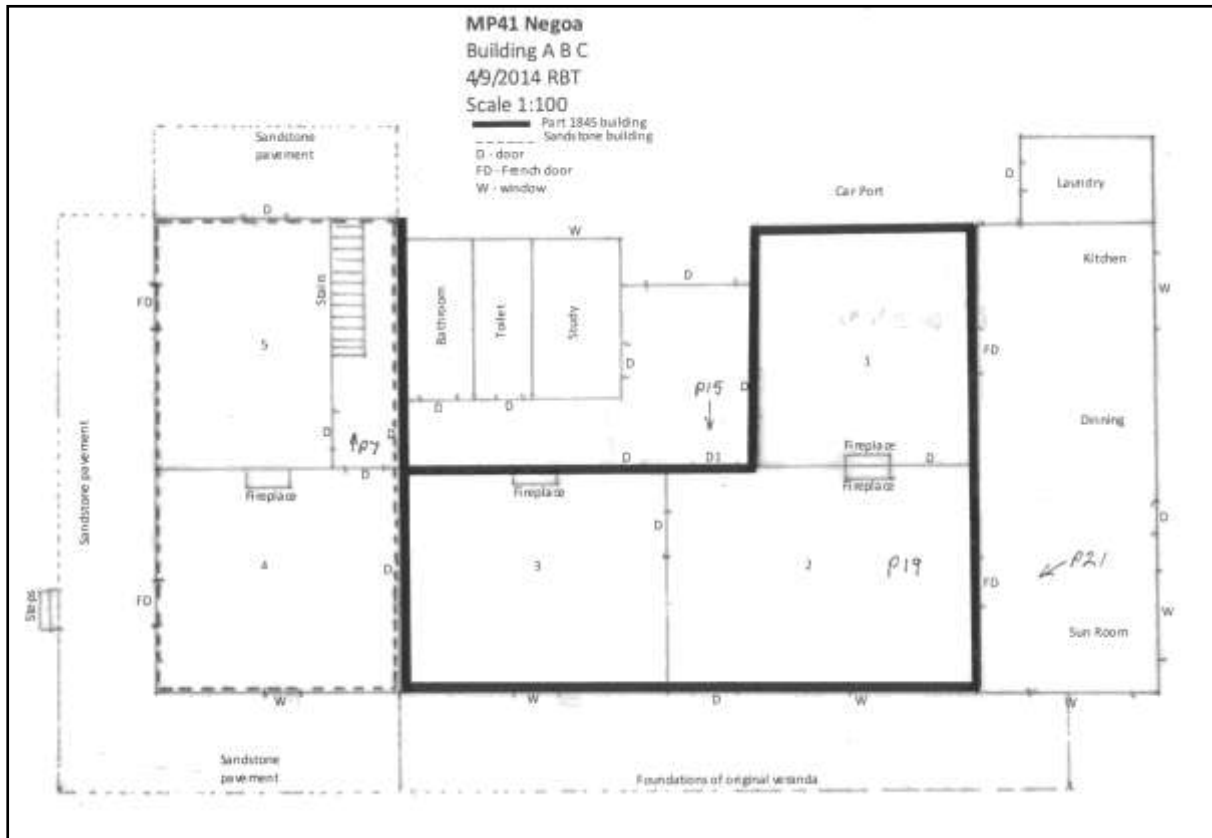
Plate 441: P52. South west corner of timber building constructed from recycled material.



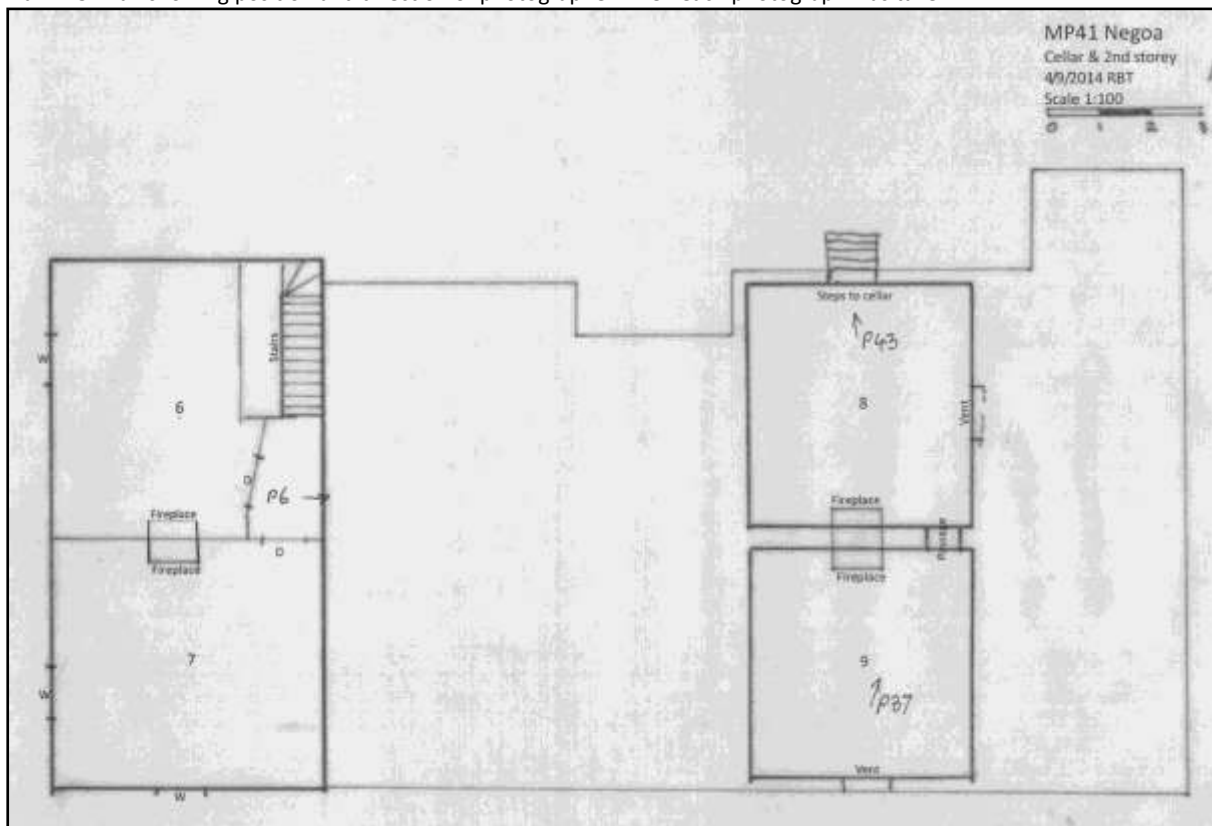
Plate 442: P53. View of roof structure.



Plan 172: Plan showing position and direction of photographer when each photograph was taken.



Plan 173: Plan showing position and direction of photographer when each photograph was taken.



Plan 174: Plan showing position and direction of photographer when each photograph was taken.

THEMES APPLICABLE TO THE SITE

Convicts
Pastoralism
Farming

HERITAGE CRITERIA APPLICABLE

Criterion (a)

The site shows evidence of significant human activity and a series of historical phases, ie early settlement, convicts and expansion of pastoralist activities.

Criterion (b)

The site is associated with a significant family over several generations, i.e. Cox family

Criterion (e)

The site has potential to yield further substantial scientific and archaeological information on the development of Negoa and utilisation of convicts.

LEVEL OF SIGNIFICANCE: High

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Monitor In situ conservation

STATEMENT OF SIGNIFICANCE

The site is highly significant on a local level for the evidence it can provide on early settlement, convicts and the development of a station. The property is one of the earliest in this part of the Hunter Valley and a long association with the Cox family; this in its self is very significant. The site is also very significant for the information it could provide on building methods and how they were utilised.

SITE MANAGEMENT RECOMMENDATIONS:

A conservation management plan needs to be developed for the property and the maintenance recommendation in the plan be carried out promptly. The buildings are in urgent need of maintenance.

No ground disturbance activities should take place unless there is a suitably qualified person in attendance.

The areas on the 1889 plan of the area should be checked for any sign of archaeological evidence.

Site No.	MP42	Site Name	Fibbins				
Coordinates: 56 H		Easting	297870		Northing	6433430	
Portion	184	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	Yes		Archaeological		Yes
Architect		Unknown		Builder	Unknown		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">Portion 184 was a purchase from the Crown by Elijah CoxOn 1st February 1912, Elijah Cox sold Portion 184 of 34 acres 2roods and 30 perches to Alfred Herbert Fibbins for £350.⁵¹⁶A house was most likely erected soon after this sale.In the 1903 Electoral Roll Alfred and Annie Fibbins were residing at Coal Creek, in 1912 they are listed at Kayuga, he was a dairy farmer.The death took place at Brentwood Hospital on Monday (6th March 1944) last of Mr Alfred Herbert Fibbins, dairy farmer of Kayuga, at the age of 73 years. His wife predeceased him in November 1943. The late Mr Fibbins was a son of the late Mr & Mrs David Fibbins, and was a life-long resident of the district. The late Mr & Mrs Fibbins (nee Miss Anne Ducey) were married at Muswellbrook 51 years ago. There were no children of the marriage. The remains were interred in the Catholic portion of the Muswellbrook Cemetery on Tuesday, following a service held in St James's Church.⁵¹⁷Ethel Mary Quantrill was the sole executrix in the will of Alfred Herbert Fibbins.⁵¹⁸ Ethel Mary Clifton married William D Quantrill at Muswellbrook in 1929.⁵¹⁹ It is not known if they were any relation to Alfred H Fibbins.On 17th February 1945, Mrs W D Quantrill advertised Portion 184 for auction. It was described as being Torrens Title, good country with comfortable cottage of seven rooms, veranda, two sheds and one dam.⁵²⁰The property may not have sold at auction, as it was not until 31st October 1947 that the property was transferred from the estate of the late A Fibbins to William Thomas Hill for £515.⁵²¹The property passed to Pat Lonergan and then to Wayne & Pat Watts.⁵²²							
DESCRIPTION OF SITE							
<ul style="list-style-type: none">The features on the site consist of a house, chimney, toilet and shed.							
House							
<ul style="list-style-type: none">The house consists of four rooms with central hall and front and rear veranda.The house is constructed of a sawn timber frame. The bearers are sawn timber on timber piers. The floor joists are round timber adzed flat to take the floorboards.Roof timber is round with sawn battens.Floorboards are 142mm wide by 20mm thick and are not T & G.Internally the rooms are lined with timber, T & G, beaded, 130 x 18mm.Externally the house is clad with wedge shaped ship-lapped weatherboards of hardwood. 140 x 20 x 5mm.							

⁵¹⁶ Muswellbrook Shire: Notice of sale and transfer of rateable land

⁵¹⁷ *Muswellbrook Chronicle* 10th March 1944

⁵¹⁸ *Muswellbrook Chronicle* 24th March 1944

⁵¹⁹ NSW BDM Marriage 1929/2690

⁵²⁰ *Muswellbrook Chronicle* 9th February 1945

⁵²¹ Muswellbrook Shire rate book, 1947-49

⁵²² Mt Pleasant Oral History Project, Interview Wayne & Pat Watts 21st July 2003.

- Front and rear doors are four-panelled. Front door has a fan light. Doors are 800 x 2020mm.
- Front windows are two paned, 860 x 1380mm. Side and back windows are 12 paned, 720 x 1120mm. The more 'old-fashioned' windows are in the less conspicuous positions.
- Front and rear verandas are bull nosed with decorative timber at each end.
- There is an open fireplace in the front room on the north side of the house.
- There is no evidence of a kitchen or bathroom in the house.

Detached Room

- At the north-west corner of the house adjacent to the rear veranda is a single room.
- It is not known if this building was contemporary with the main house or erected at a different period. It does have some unusual features.
- The two corners on the southern end of the building have earth fast posts; the rest of the building is on piers.
- The southern wall is clad with vertical sawn slabs, 180mm wide. The rest of the building is clad with weatherboards similar to the house.
- The floorboards are 90mm wide resting on sawn timber frame.
- Windows are four panes, 880 x 1350mm.
- There is a window in each wall except the wall with the door.
- The window in the western wall has been fitted to fill in the space where there has been a chimney. The base of the chimney exists externally.
- Room is lined with timber, beaded T & G boards.
- The southern end has a gable roof while the northern end is hip.

Chimney

- There is a chimney standing alone approximately 9.5m from the back door of the house.
- This chimney is most likely contemporary with the house. Bricks appear to be the same as the chimney in the house.
- Both chimneys have a decorative band near the top of the chimney though the house chimney finish is more ornate.

Toilet

- There is a small building to the west of the house that was utilised as a toilet. This used the pan system.

Concrete slab

- To the north of the stand-alone chimney there is a concrete slab 3 x 3m.
- This may have been a dairy.

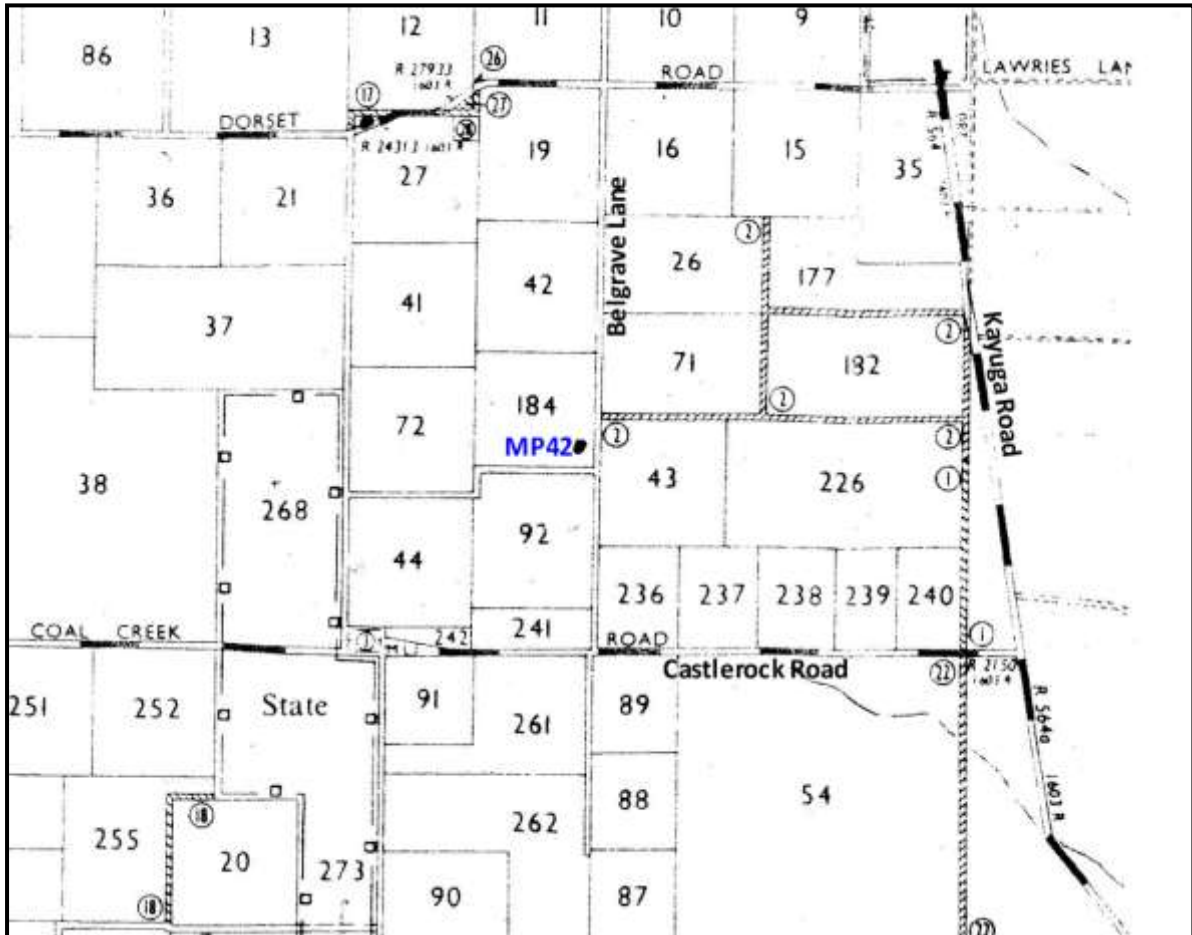
Shed

- The north-west from the house is a large shed.
- It is in two sections. The gable part is 7 x 5m. To the west is a lean-to that is 7 x 4m.
- Both parts of the shed are constructed with round timber. The roof battens are sawn timber. Roof and walls are of corrugated iron.
- The gable section may have been a hay shed.

Other

- To the west of the concrete slab there are a couple of piers. There may have been another shed or building here, but the area is very overgrown.

PLANS & DRAWINGS



Plan 175: Part of parish Ellis showing the location of MP42 on Portion 184.

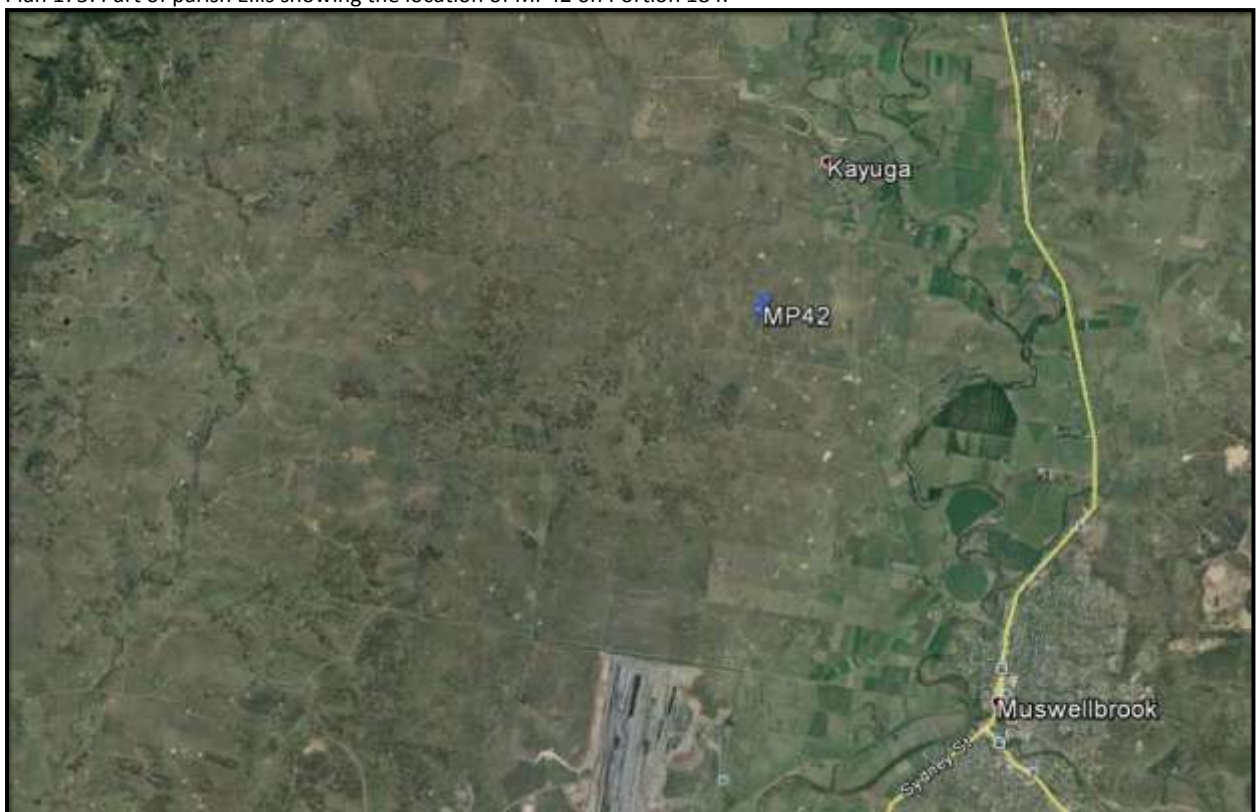
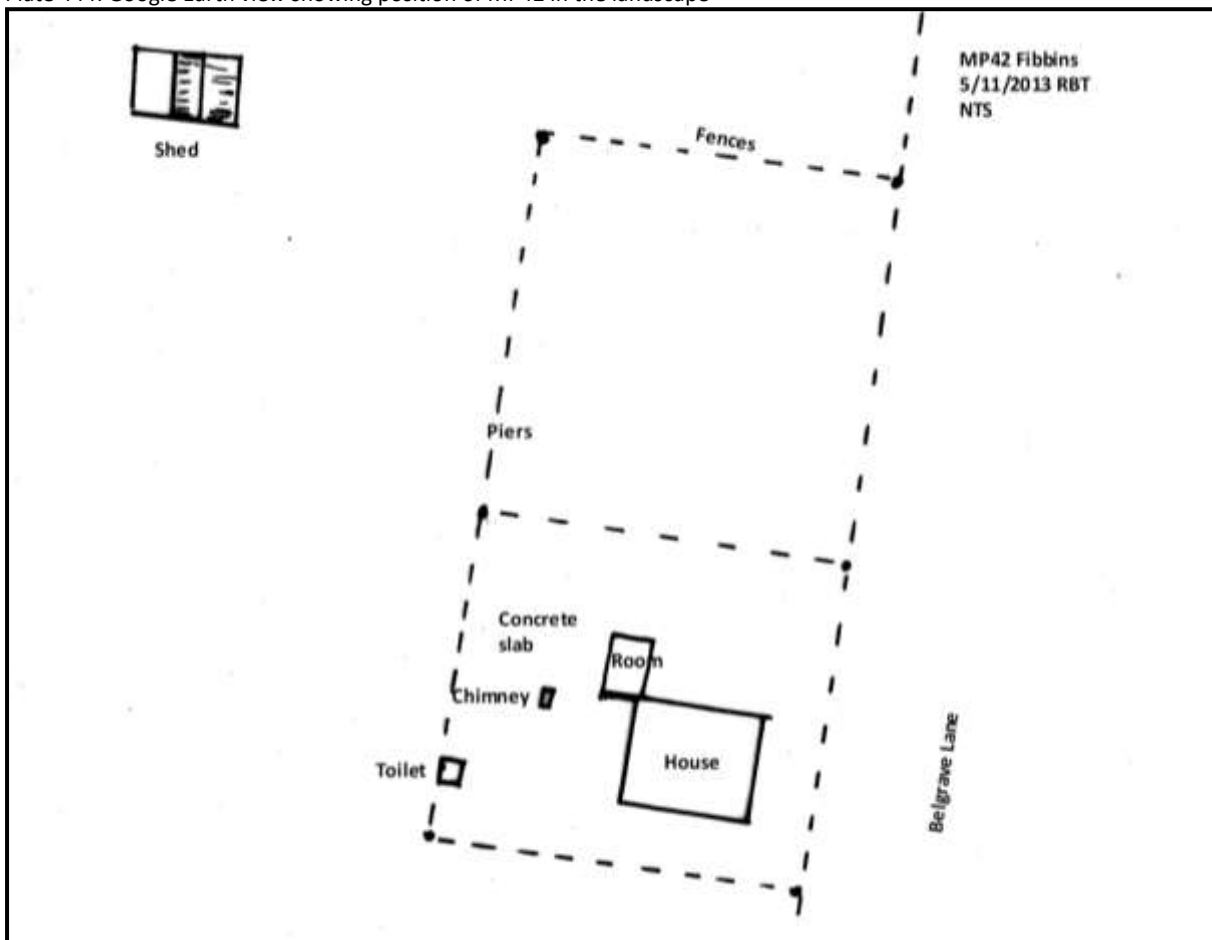


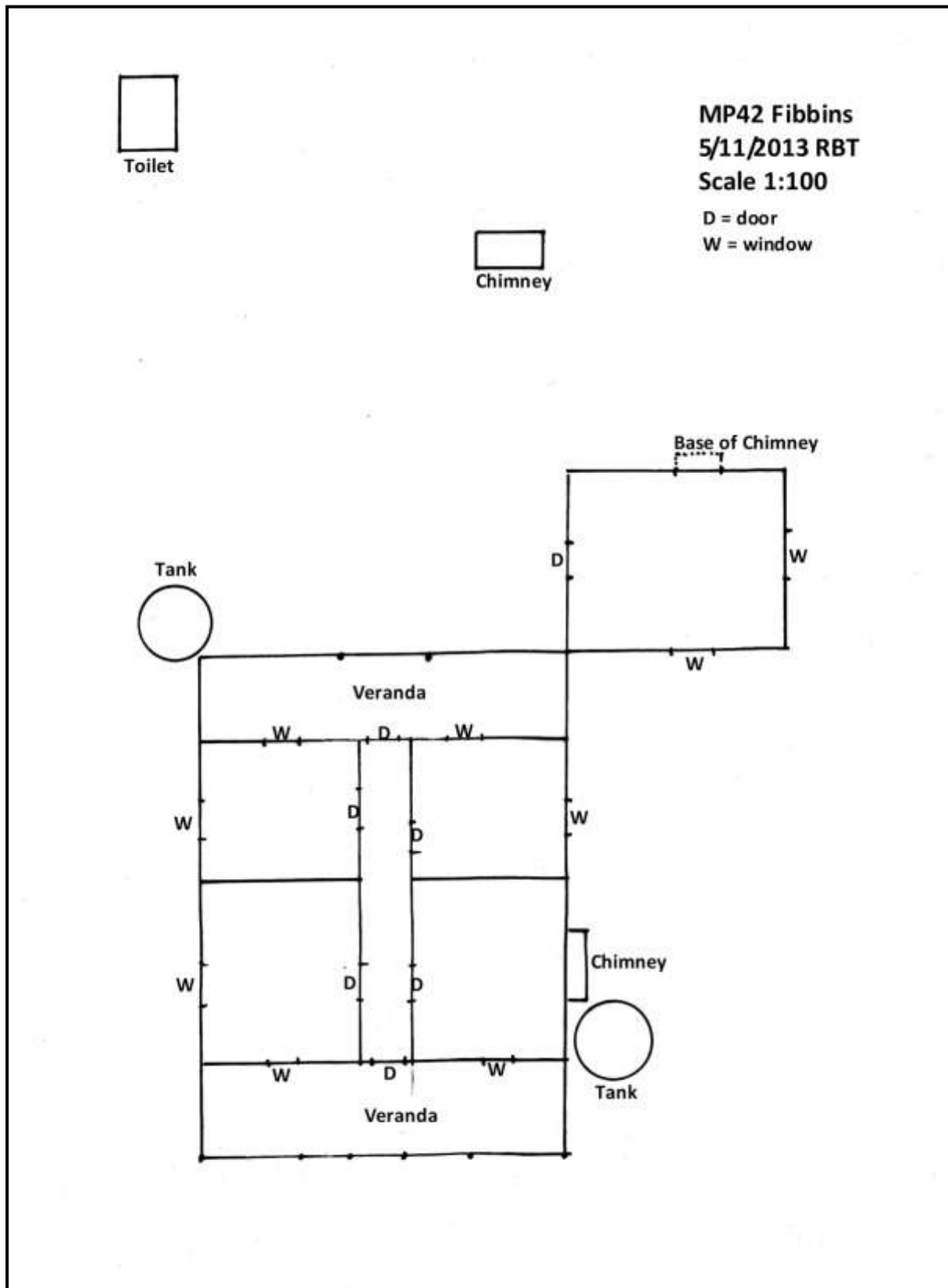
Plate 443: Google Earth view showing the relationship of MP42 in relationship to Kayuga and Muswellbrook



Plate 444: Google Earth view showing position of MP42 in the landscape



Plan 176: Plan showing location and relationship between features at this site.



Plan 177: Plan of house, detached room, chimney and toilet.

PHOTOGRAPHS



Plate 445: P26. View of the front of the house looking west.

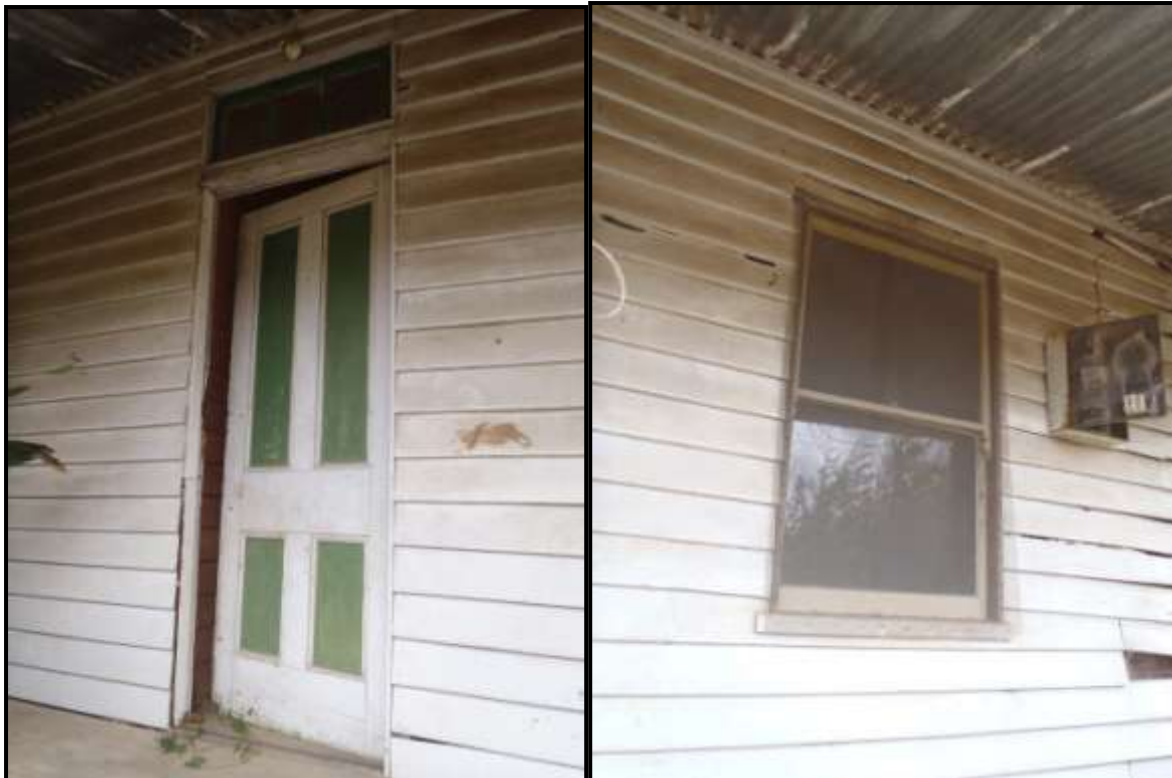


Plate 446: P27-28. Front door and window to right of front door.



Plate 447: P39. View of north end of front veranda. Note decorative in-fill.



Plate 448: P29. View of south side of house.



Plate 448: P30. View of under floor construction.



Plate150: P31. View of back of house.



Plate 451: P34. View of north end of rear veranda. Note decorative in-fill.



Plate 452: P35 & 37. View of back door and back window.



Plate 453: P36. View of hall looking towards front door. Note lack of skirting boards or architrave around doorways.



Plate 454: P38. View of fireplace in north east room of house. Note simple fire surrounds.



Plate 455: P40. Example of adzed timber for floor joists.



Plate 456: P32. South side of detached room.



Plate 457: P45. View of detached room.



Plate 458: P43. North west corner of detached room. Window fitted in place of chimney.



Plate 459: P44. Window in north wall of detached room.



Plate 460: P42a. Earth fast post on south east corner of detached room.



Plate 461: P48. View showing relationship between chimney, detached room and house.



Plate 462: P46 & 49. View showing chimney style and bricks used.



Plate 463: P47. View of outside toilet.



Plate 464: P52. View of shed from back of house.



Plate 465: P54. North west side of shed.



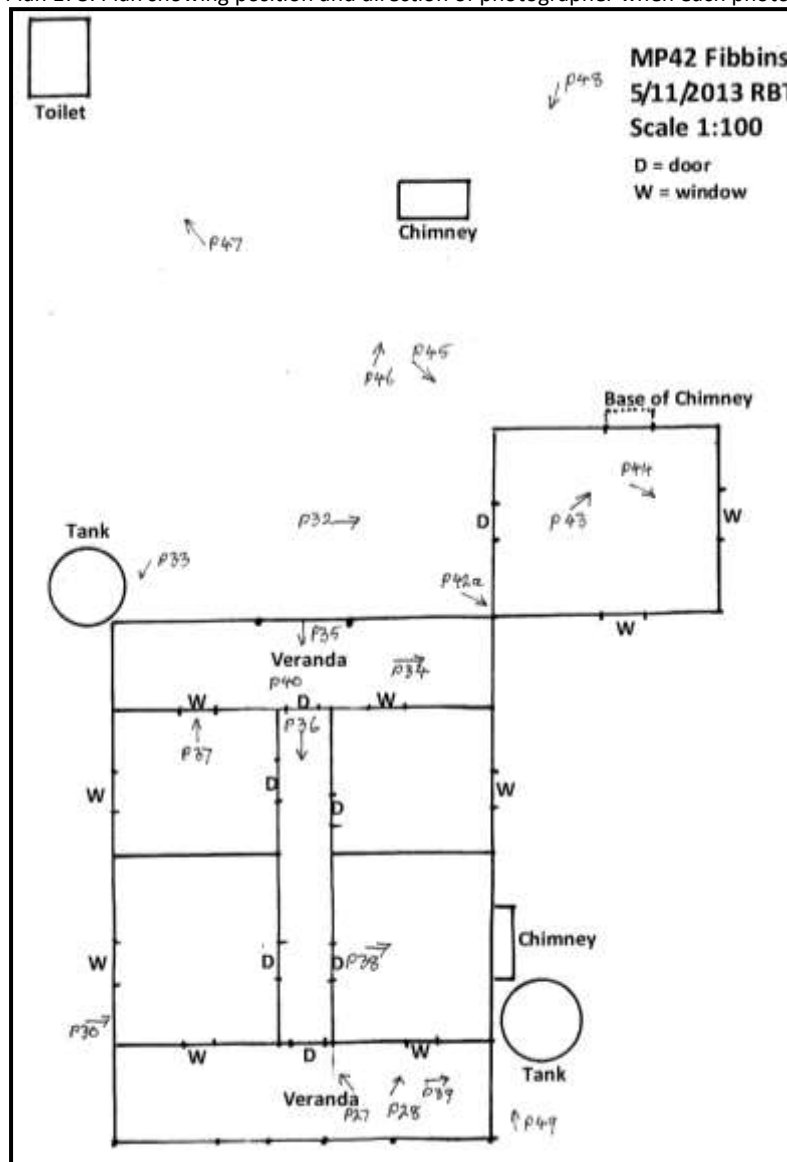
Plate 466: P55. Interior of shed showing roof structure.



Plate 467: P33. Tap on rear tank at house.



Plan 178: Plan showing position and direction of photographer when each photograph was taken.



Plan 179: Plan showing position and direction of photographer when each photograph was taken.

THEMES APPLICABLE TO THE SITE

Pastoralism
Farming

HERITAGE CRITERIA APPLICABLE

Criterion (a)

The site shows evidence of significant human activity. There are the remains of a number of buildings on this site.

Criterion (c)

The site shows technical innovation and achievement. There is evidence that the house was built to a limited budget, but tried to incorporate the latest fashion i.e. larger framed windows. The house is also a transition from an early construction using bush timber to a modern building utilising sawn material.

Criterion (e)

The site has potential to provide further substantial archaeological information about the utilisation of space. How did the separate room and chimney function with the remaining four rooms?

LEVEL OF SIGNIFICANCE: Moderate

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Monitor Test Excavation

STATEMENT OF SIGNIFICANCE

This site is significant as it has the potential to provide new information regarding the transition in construction methods. There is also the potential to gain information on how the site functioned with possible separate living and sleeping sections.

SITE MANAGEMENT RECOMMENDATIONS:

- The remaining structures are badly damaged by termites and lack of maintenance therefore conservation is not an option.
- There should be test excavations to try to determine what the lone chimney served.
- Demolition may proceed, but it should be monitored to gain further information on construction methods.

Site No.	MP43	Site Name	St Andrew's Anglican Church				
Coordinates: 56H		Easting	297530		Northing	6434520	
Portion	Pt 27	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	No		Archaeological	Yes	
Architect		Unknown		Builder	Unknown		

HISTORICAL INFORMATION ON SITE

- The church was built on a part of Portion 27.
- On 20th September 1866, George Devine jnr (also known as George Michael Devine) purchased Portion 27 (40 acres) from the Crown for £40. Deeds issued 5th Sept 1878.⁵²³
- On 15th March 1882, George Devine jnr transferred 2 roods of land to Rev William Edward White, rector of Muswellbrook, to be used as the site for an Anglican church at Kayuga.⁵²⁴
- The exact date for the erection of the church has not been located, but it is believed to have been between 1881 and 1885.
- At the annual meeting of St Alban's parochial council held June 1881, it was reported that there was a need for a small church at Kayuga. At present services are held in a private home. The estimated cost would be about £70.⁵²⁵
- In 1885, it was reported that the Bishop of Newcastle had delivered an address at St Andrew's, Kayuga.⁵²⁶
- In 1889, the government informed Mr R G D Fitzgerald that a road would be formed connecting Dartbrook and Dorset Road allowing easier access to the Kayuga School and the Church of England.⁵²⁷
- On 22nd September 1898, Rev W E White transferred the land to the trustees of Church property, Diocese of Newcastle.⁵²⁸
- There are reports in the *Muswellbrook Chronicle* of several weddings taking place at St Andrew's over the years along with the funeral of Mrs T Guy in 1915.
- In 1916, the parishioners of Kayuga raised £80 to have work done to the church, a ceiling was fitted, interior painted and a new organ purchased.⁵²⁹
- In 1922, a social was held to raise funds for repairs to the church, but there was a very small attendance.⁵³⁰

Kayuga Church Building.

TO BE DEMOLISHED.

The old Anglican Church building at Kayuga is to be demolished. The building was inspected on Sunday last by the Bishop of Newcastle (Rt. Rev. Dr. De Witty Batty), who ordered the demolition of the structure in view of its condition, and the fact that the building has not been used for Church purposes for many wears.

Old Kayuga Church.

SOLD FOR DEMOLITION.

The old Anglican Church at Kayuga has been sold for demolition. The stained glass windows, dedicated to the memory of the late Mrs. Eliza Cox, and the altar, will be incorporated in the proposed children's chapel at the Aberdeen Parish Church.

Muswellbrook Chronicle 5th May 1936 and 3rd July 1936. There is no information on where the building went or who purchased it.

⁵²³ LPMA Torrens, Vol. 314 Fol.83

⁵²⁴ LPMA Torrens, Vol. 572 Fol.136

⁵²⁵ *Maitland Mercury* 7th June 1881

⁵²⁶ *Maitland Mercury* 14th November 1885.

⁵²⁷ *Maitland Mercury* 14th November 1889

⁵²⁸ LPMA Torrens, Vol. 572 Fol.136

⁵²⁹ *Muswellbrook Chronicle* 18th November 1916.

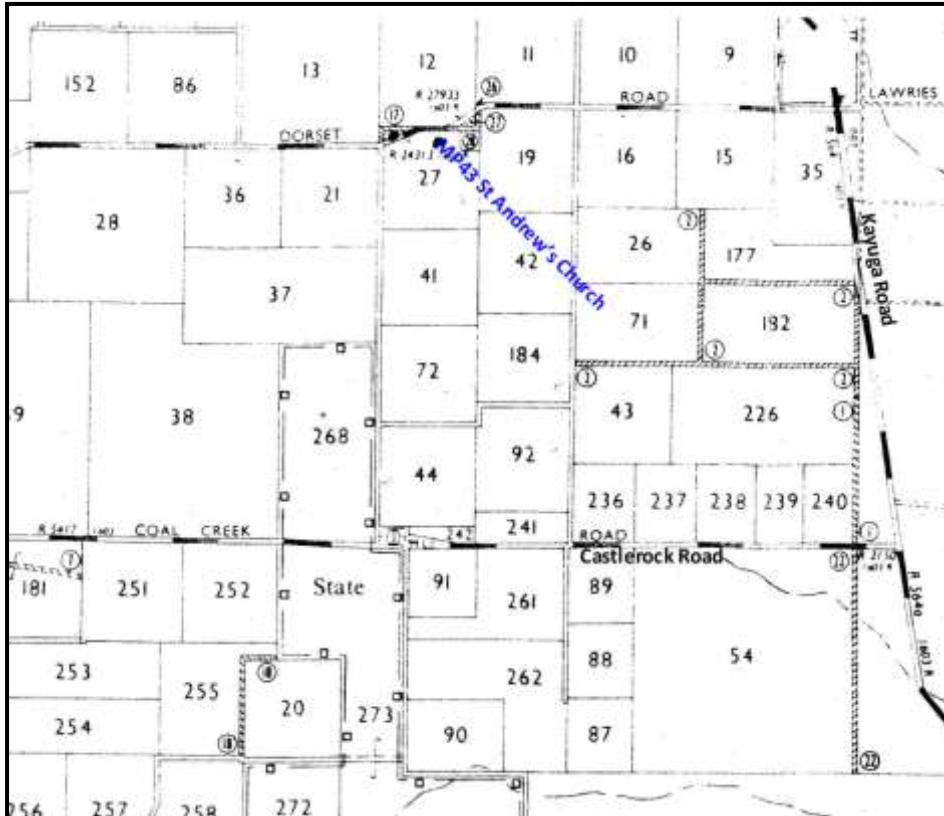
⁵³⁰ *Muswellbrook Chronicle* 1st August 1922

- On 27th November 1936, the *Muswellbrook Chronicle* reported that the bell from Negoa, which had been donated to St Andrew's, Kayuga had been moved, following demolition of that church to the children's chapel at St Mark's, Aberdeen.

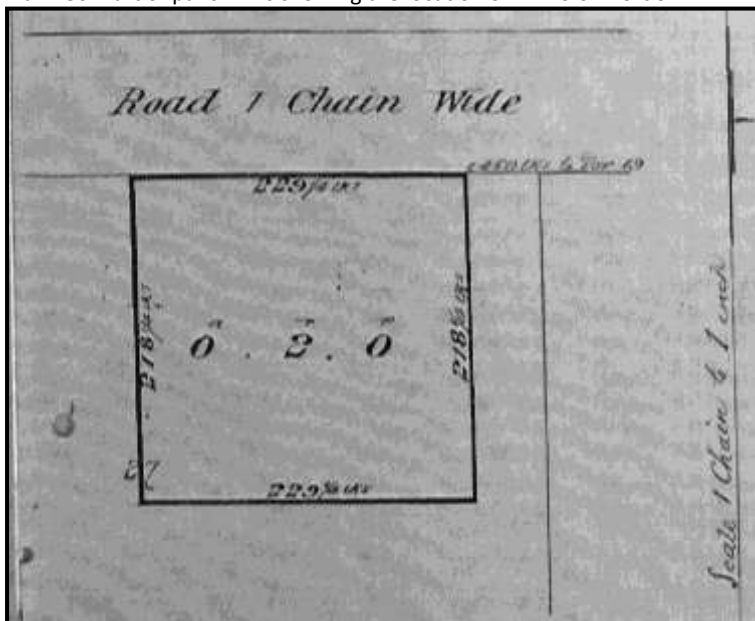
DESCRIPTION OF SITE

- At present, there is nothing on the site apart from several pepper trees to mark where St Andrew's Anglican Church stood.

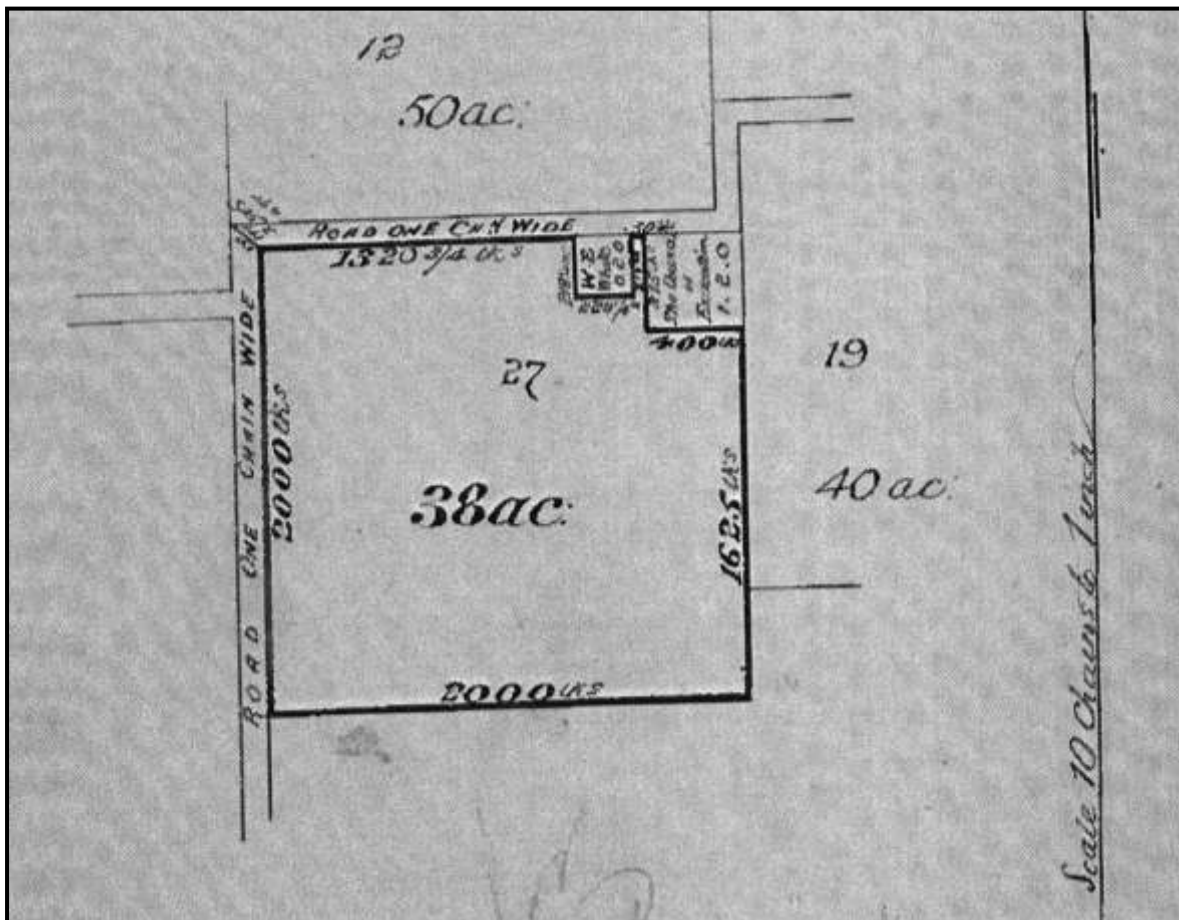
PLANS & DRAWINGS



Plan 180: Part of parish Ellis showing the location of MP43 on Portion 27.



Plan 181: Plan of land purchased from George Devine for Anglican Church at Kayuga.



Plan 182: Plan showing the location of land purchased for Anglican church in Portion 27. Kayuga school is the block on the right of the church block.

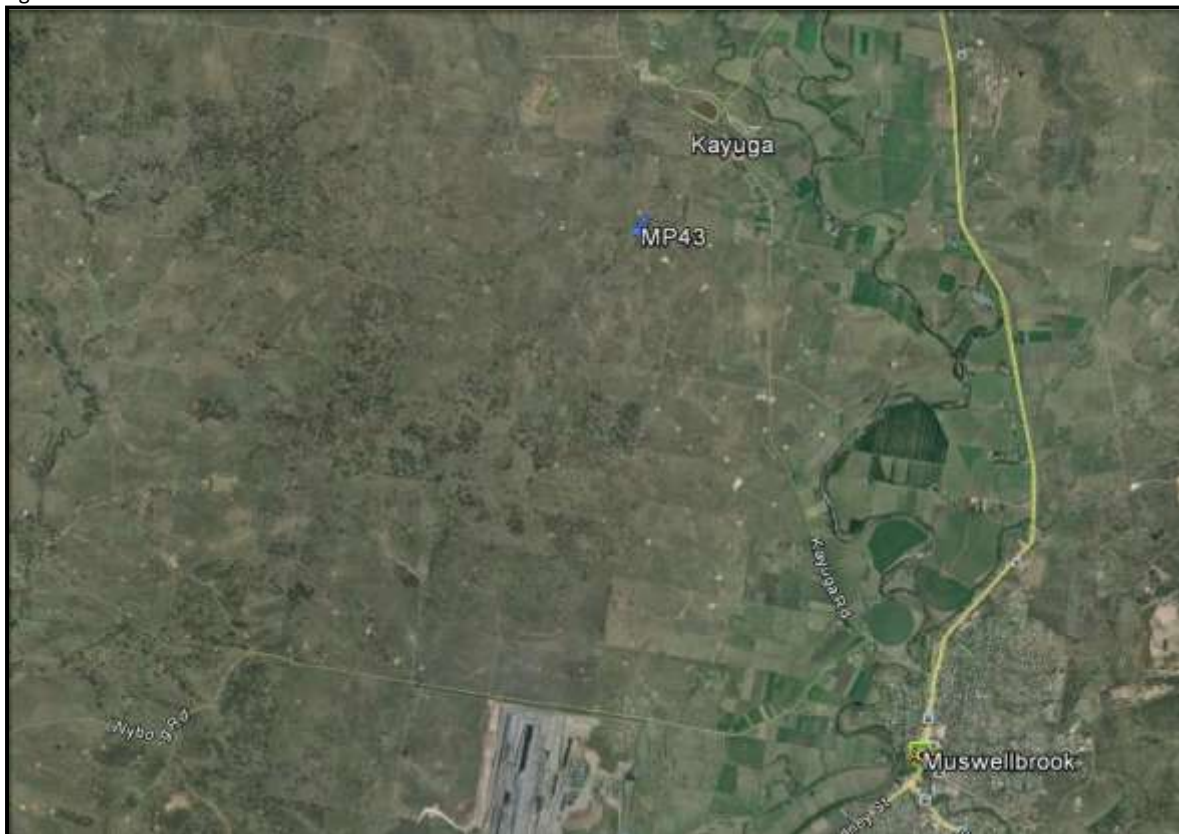


Plate 468: Google Earth view showing relationship of MP43 to Kayuga and Muswellbrook.



Plate 469: Google Earth view showing possible position of MP43 in the landscape.

PHOTOGRAPHS



Plate 470: P65. View west over possible Anglican church site at Kayuga.

THEMES APPLICABLE TO THE SITE

Religion

HERITAGE CRITERIA APPLICABLE

Criterion (d)

The site is important for its association with an identifiable group in the early Kayuga community i.e. people of the Anglican faith.

Criterion (f)

The site has the potential to provide evidence of a defunct way of life, the erection of small country churches to service a rural community.

LEVEL OF SIGNIFICANCE: Moderate

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Test Excavation Full Excavation

STATEMENT OF SIGNIFICANCE

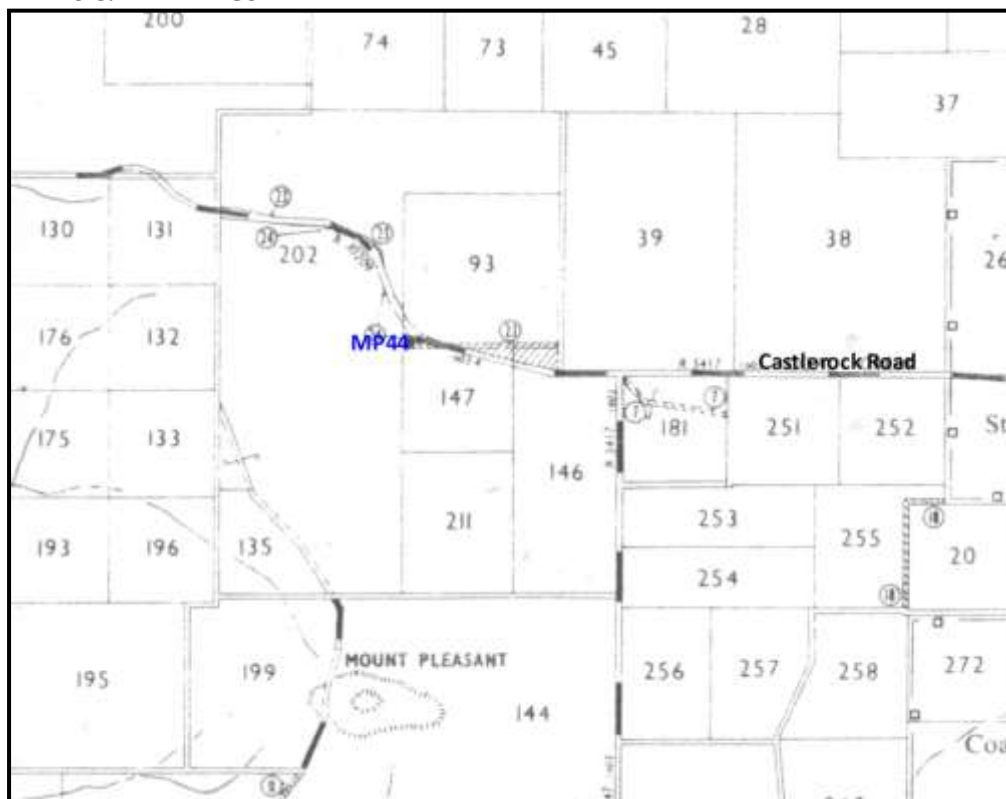
The church served the Anglican community for a period of approximately 40 years. The site is significant due to its potential to provide information on the physical size of the church along with construction material.

SITE MANAGEMENT RECOMMENDATIONS:

- Test excavation to try to determine the exact location of the church.
- Full excavation to determine the size of the church.

Site No.	MP44	Site Name	Scarred Tree				
Coordinates: 56H		Easting	294030		Northing	6433910	
Portion	93/147	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	No		Archaeological	No	
Architect		Not applicable		Builder	Government Surveyor		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">The tree is located near the south-west corner of Portion 93 and the north-west corner of Portion 147.Portion 93 was taken up as a conditional purchase from the Crown by William Hill in 1871 and Portion 147 by him in 1873. The tree may have been marked in that period by the Government Surveyor to indicate the corner of each portion.⁵³¹The Coal Creek Road and later named Castlerock Road was surveyed in 1880. The surveyor noted on his plan that ‘reference trees at nearly all angles’.⁵³² There was an angle in the original road at this point.A notation on the above map states that the road was notified in the Government Gazette 15th August 1882 and the opening of the road was notified in the Government Gazette 15th December 1885.							
DESCRIPTION OF SITE							
<ul style="list-style-type: none">Scar is on the west side of large grey box.There is heavy regrowth over the scar indicating that it has been there for some time.							

PLANS & DRAWINGS



Plan 183: Part of parish Ellis showing the location of MP44 between Portion 93 and 147.

⁵³¹ Map Parish Ellis, 5th edition

⁵³² Map 2598-11 Hynes Bailey & Co.



Plan 184: Part of road survey from 1880, location of site MP44 at change of direction in road.

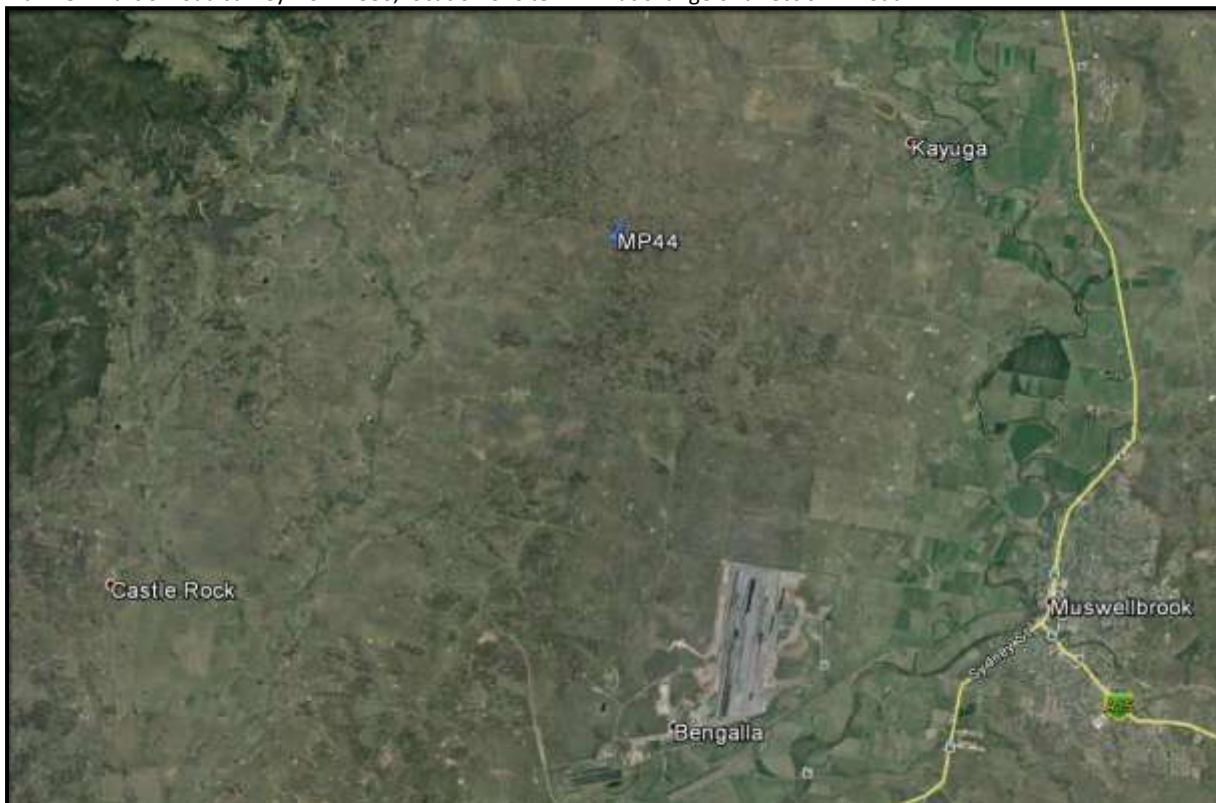


Plate 471: Google Earth view showing relationship of MP44 to Kayuga and Muswellbrook.

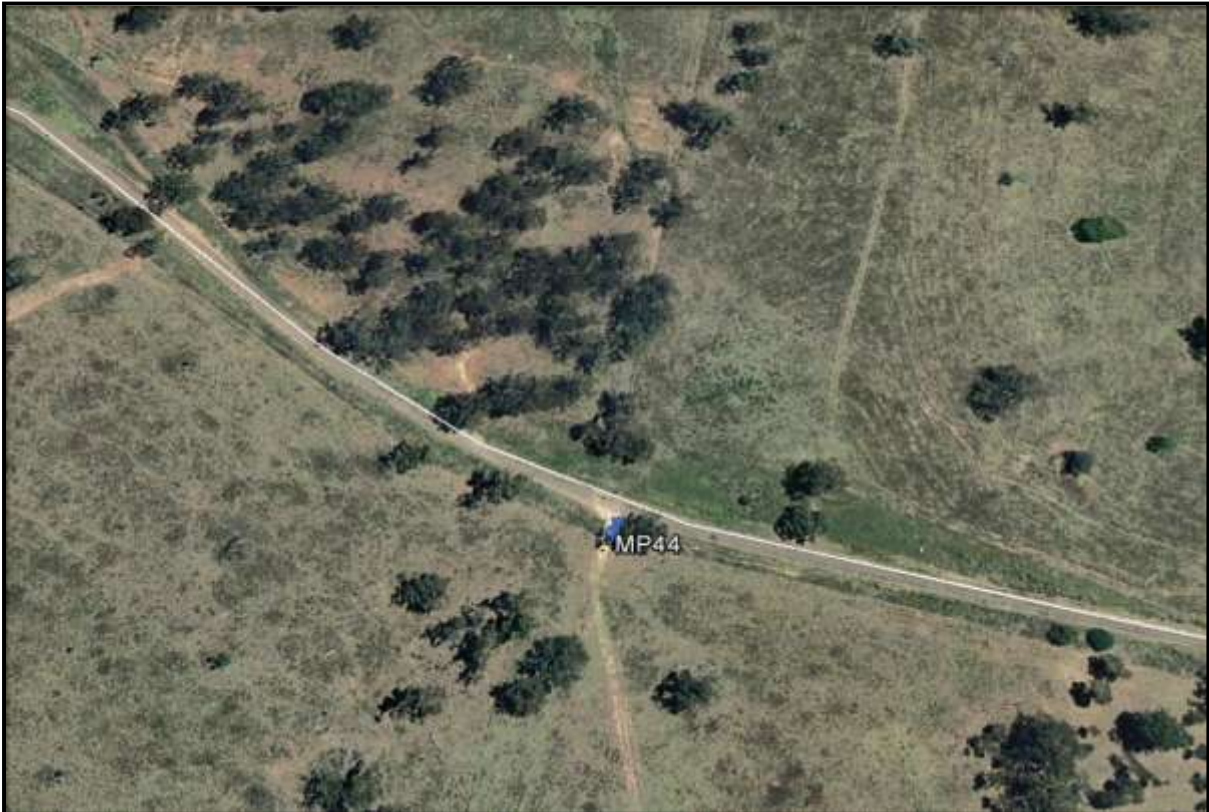


Plate 472: Google Earth view showing position of MP44 within the landscape.

PHOTOGRAPHS



Plate 473: P75 & 76. Two views of site MP44. Scar badly weathered and regrowth obscures inscription.

THEMES APPLICABLE TO THE SITE

Pastoral
Transport

HERITAGE CRITERIA APPLICABLE

Criterion (d)

The site is important for its association with an identifiable group i.e. early conditional purchase settlers and surveyors.

Criterion (f)

The site provides evidence of a defunct custom i.e. the use of trees as survey markers.

LEVEL OF SIGNIFICANCE: High

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

In situ conservation

STATEMENT OF SIGNIFICANCE

This site is significant as early survey marked trees are becoming rare in this area due to fires, termites and the age of the trees.

SITE MANAGEMENT RECOMMENDATIONS:

Tree should be retained in its original position.

Site No.	MP45a	Site Name	Casey - Clenmore				
Coordinates: 56H		Easting	298975		Northing	6433840	
Portion	177	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	Yes		Archaeological	No	
Architect		Unknown		Builder	Unknown		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">The homestead at Clenmore is on Portion 177, but when owned by Michael Casey the farm included Portions 16, 26, 43, and 71.Later under the estate of the late Michael Casey Portions 15 and part of 35 were added to the estate.Later again, the estate of Thomas Casey of Edgeway being Portion 182 and 226 were added.This history will concentrate on what happened on Portion 177.Portion 177 33 acres 2 roods was originally a purchase from the Crown by J R Ridge.On 7th June 1880, Joseph Ridge was declared insolvent, he attributed his situation to losses he had suffered when formerly a butcher in Muswellbrook and the pressure of creditors. He gave his occupation as drover of Kayuga. He claimed that he had no real property.⁵³³In 1880, James Hutchison, auctioneer at Muswellbrook announced he would be selling the whole of the assets in the insolvent estate of Joseph Ridge of Kayuga.⁵³⁴Joseph R Ridge appears in the 1881-82 electoral roll as a resident of Kayuga.This could mean the area rather than the village.In 1888, Joseph Ridge and J H Cox applied to the local land board to close an unused road. J H Cox had Portion 182, which is the southern boundary of Portion 177.He is still in the 1890-91 electoral roll as holding freehold at Kayuga, but in 1896-97 he is shown as a drover of Muswellbrook.The Muswellbrook Municipal Council rate books show that Joseph Richard Ridge rented a house in Muswellbrook from 1879 to 1901 so perhaps Portion 177 was held to hold his droving plant on.							

⁵³³ State Records, Insolvency 5776

⁵³⁴ *Maitland Mercury* 3rd July 1880

FARM FOR SALE.
MUSWELLBROOK.
153 ACRES.

E DWARD HIGGENS, MARSHALL, & CO. have received instructions from Mr. Joseph Ridge to sell by auction, at their office, on THURSDAY, 18th July, at Two o'clock,
THAT SPLENDID FARM, at present occupied by William Lynch. Only three miles from town.
Terms cash. 3872

- The above advertisement appeared in the *Maitland Mercury* on 6th July 1893, unfortunately it does not tell us which portions made up the 153 acres.
- The Muswellbrook Shire rate book for 1911-13 show Michael Casey owning Portion 177.
- Michael Casey died in 1930 and the property continued as the estate of the late Michael Casey for many years.

Mr. Michael Casey.

DEATH REPORTED.

The death occurred this morning, following an operation, at Waratah Hospital, of Mr. Michael Casey, a well-known and highly-respected resident of Kayuga, where the family have resided for many years. Deceased, who was 60 years of age, is survived by a widow and seven children, viz., Agnes, Edward, Molly, Raymond, Clara, Dorothy, and Jack Casey, all of Kayuga. Deceased is also survived by the following brothers and sisters: Messrs. Edward, Patrick and Thomas Casey, and Mesdames John and James Lonergan, all of Kayuga. The remains will be brought to Muswellbrook for interment to-morrow in the Catholic portion of the cemetery.

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- The deceased estate file of Michael Casey shows that there was a weatherboard cottage of

⁵³⁵ *Muswellbrook Chronicle* 7th March 1930

four rooms with detached kitchen (old). Store room, old iron shed (40 x 30), grain shed iron, wooden store house, dairy (iron), yards and 3 bails.⁵³⁶

- The family retained the property until recently when it was sold to RTCA.

DESCRIPTION OF SITE

The site contains the homestead and various outbuildings. See plan ?? for location of features around the homestead.

House A

- Originally, the house consisted of four rooms with central hall and verandas. There was a detached kitchen block of two rooms to the west.
- At various stages the living area and the kitchen block were joined, verandas were enclosed and extra rooms added.
- The original buildings were clad with ship-lapped wedge shaped weatherboards.
- No examination has been made of how the frame was constructed.
- The two original buildings have gable ends.
- Front of the house faces the east. Originally, the two front rooms had French doors onto the veranda.
- Three of the rooms in the living area have fireplaces.
- The kitchen has its original Dover stove.
- Originally, there may have been a covered walkway between living area and kitchen.

Dairy B

- Most likely, an early dairy as it has a concrete floor.

Shed C

- Small shed on piers and clad with corrugated iron.

Shed D

- Small shed on piers and clad with weatherboards similar to what is on the house. The shed may have been for storing grain as the wooden piers are clad with flat sheet iron and have metal caps.

Hay shed E

- Hay shed constructed from round bush timber except for battens and wall plate. Lean-to section incorporated into shed on southern end.

Toilet F

- Timber building used as toilet. Pan system.

Shed G

- Timber framed shed clad with corrugated iron. Has iron around piers to keep vermin out.

Shed H

- Timber framed shed clad with corrugated iron. Was used as the car shed.

Shed I

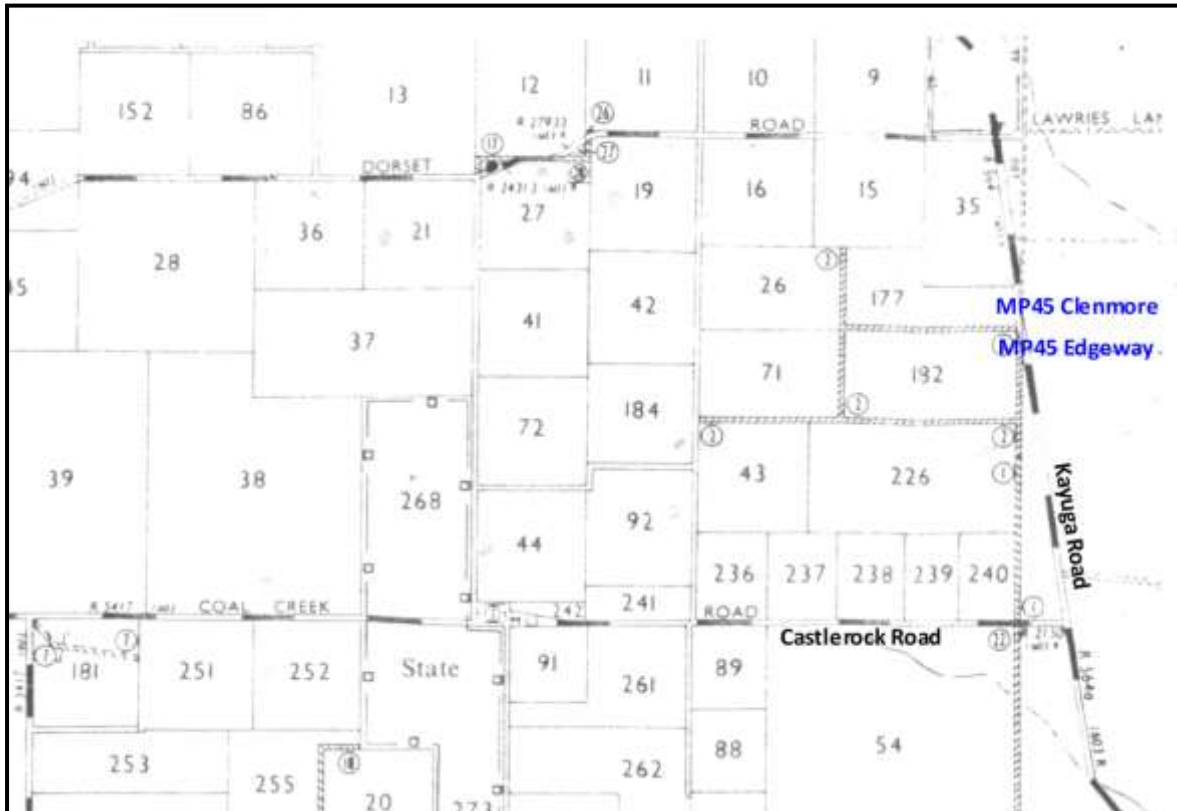
- Machinery shed. Timber frame clad with corrugated iron. Flat roof.

Dairy J

- Brick dairy

PLANS & DRAWINGS

⁵³⁶ State Records DEF 20/1441



Plan 185: Part of parish Ellis showing the location of MP45, Clenmore on Portion 177 and Edgeway on Portion 182.

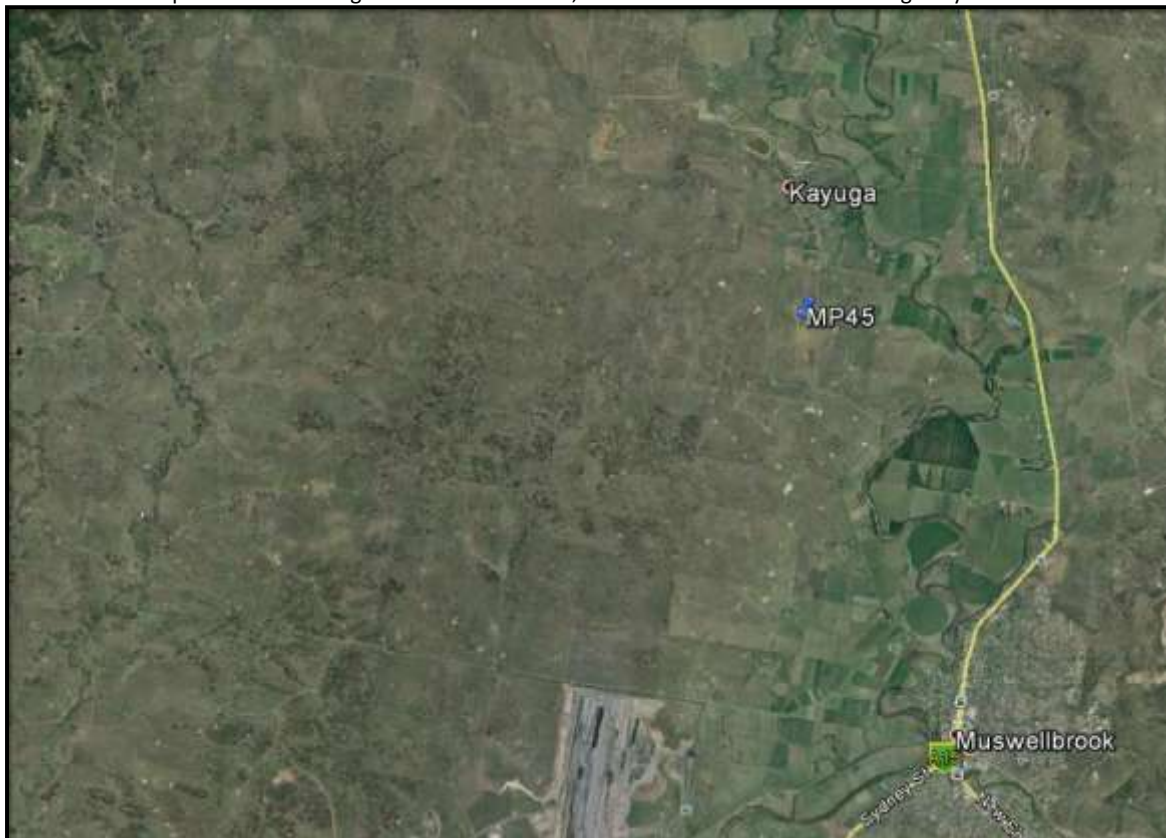
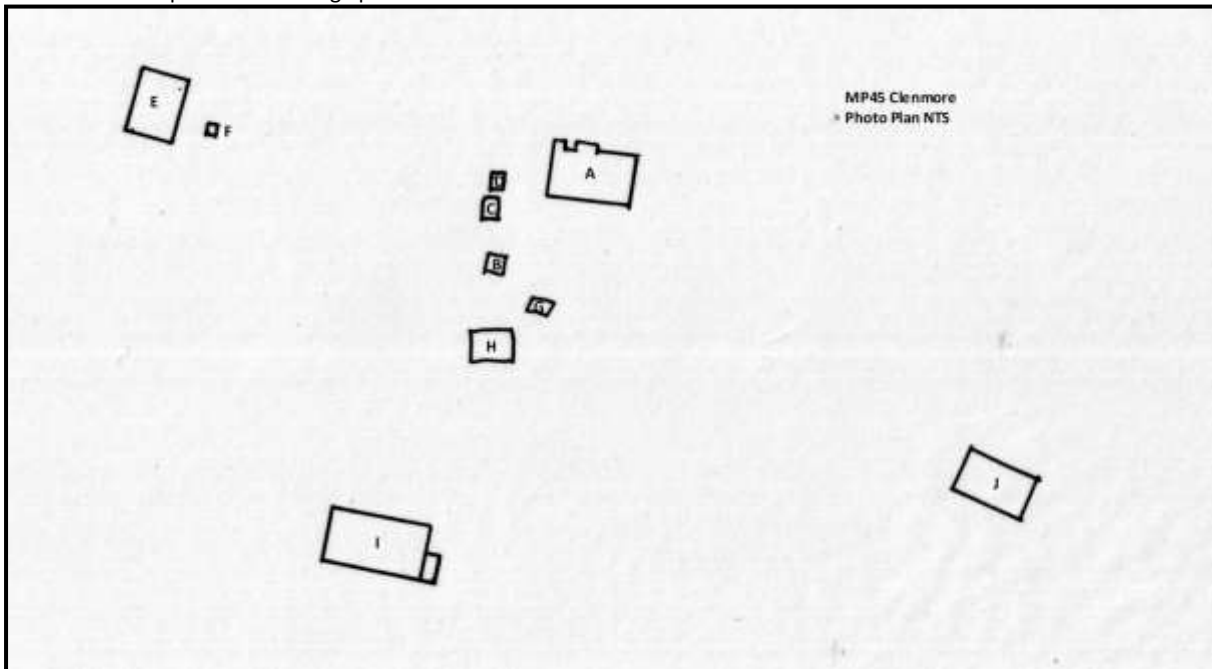


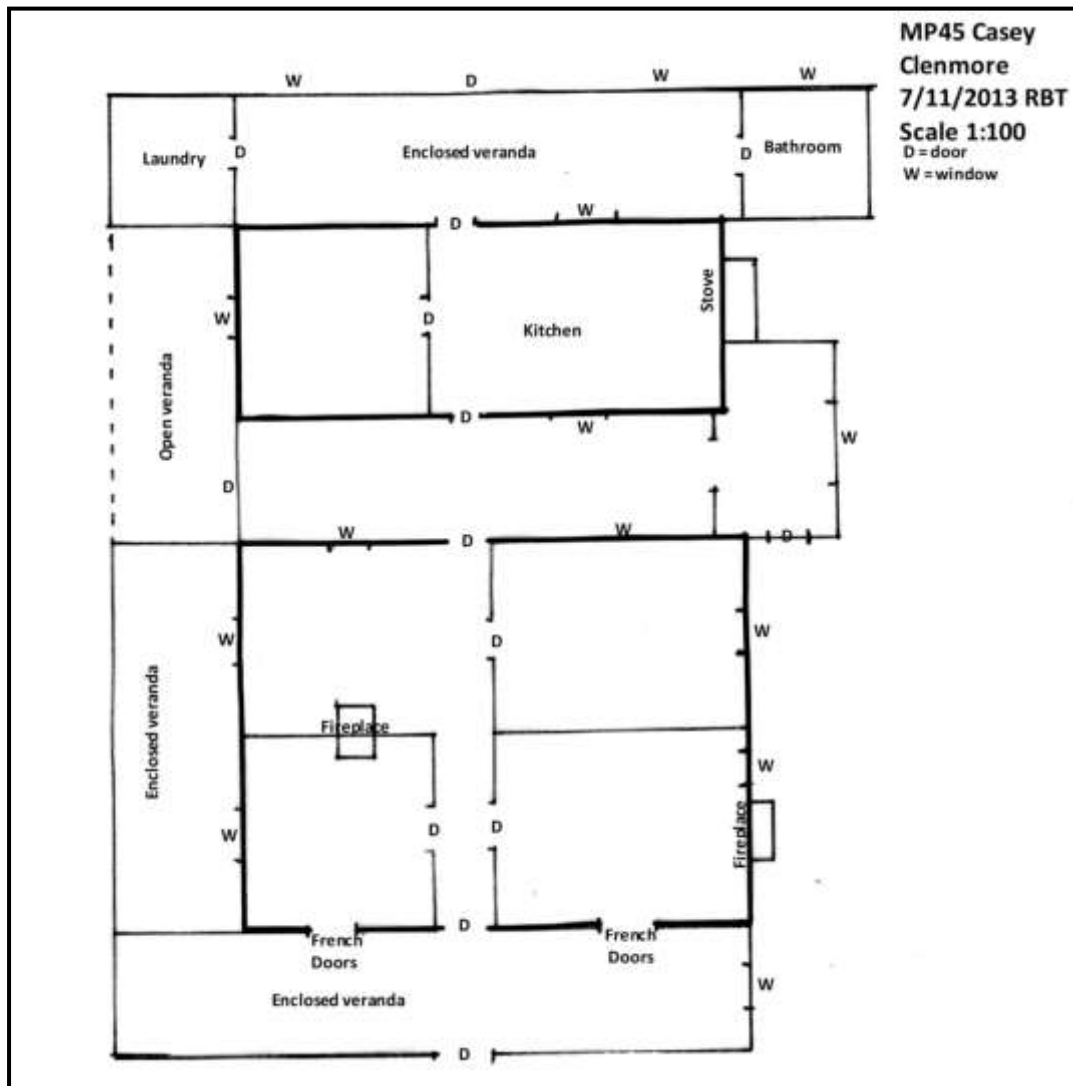
Plate 474: Google Earth view showing relationship of MP45 to Kayuga and Muswellbrook



Plate 475: Google Earth view showing position of features mentioned in the description of the site. The disturbed ground to the left of the plate are old silage pits.



Plan 186: Position of various buildings at Glenmore.



Plan 187: Plan showing layout of house on Clenmore. Heavy outline shows original building.

PHOTOGRAPHS



Plate 476: P38. View of north side of house.



Plate 477: P39. View of north and west side of house



Plate 478: P62. View of west side of house.



Plate 479: P65. View of south west corner of house.



Plate 480: P77. View of east or front of house.



Plate 481: P01. Dover stove in kitchen.



Plate 482: P07 & 08. Window and back wall of kitchen block.



Plate 483: P16 & 17. Lounge room



Plate 484: P27. Sunroom.



Plate 485: P33 & 34. Front of house with French doors and side of house. Note small pane windows.



Plate 486: P45. E Hay shed



Plate 487: P46. E Hay shed. Note pole construction.



Plate 488: P51. F Toilet



Plate 489: P59. G Shed. Note metal around piers. Dairy J in background.



Plate 490: P60. I Machinery shed.



Plate 491: P61. H Car shed



Plate 492: P63. B dairy with G shed and H car shed in background.



Plate 493: P67. C & D sheds.



Plate 494: P178. View of J dairy looking north east. Back of dairy.



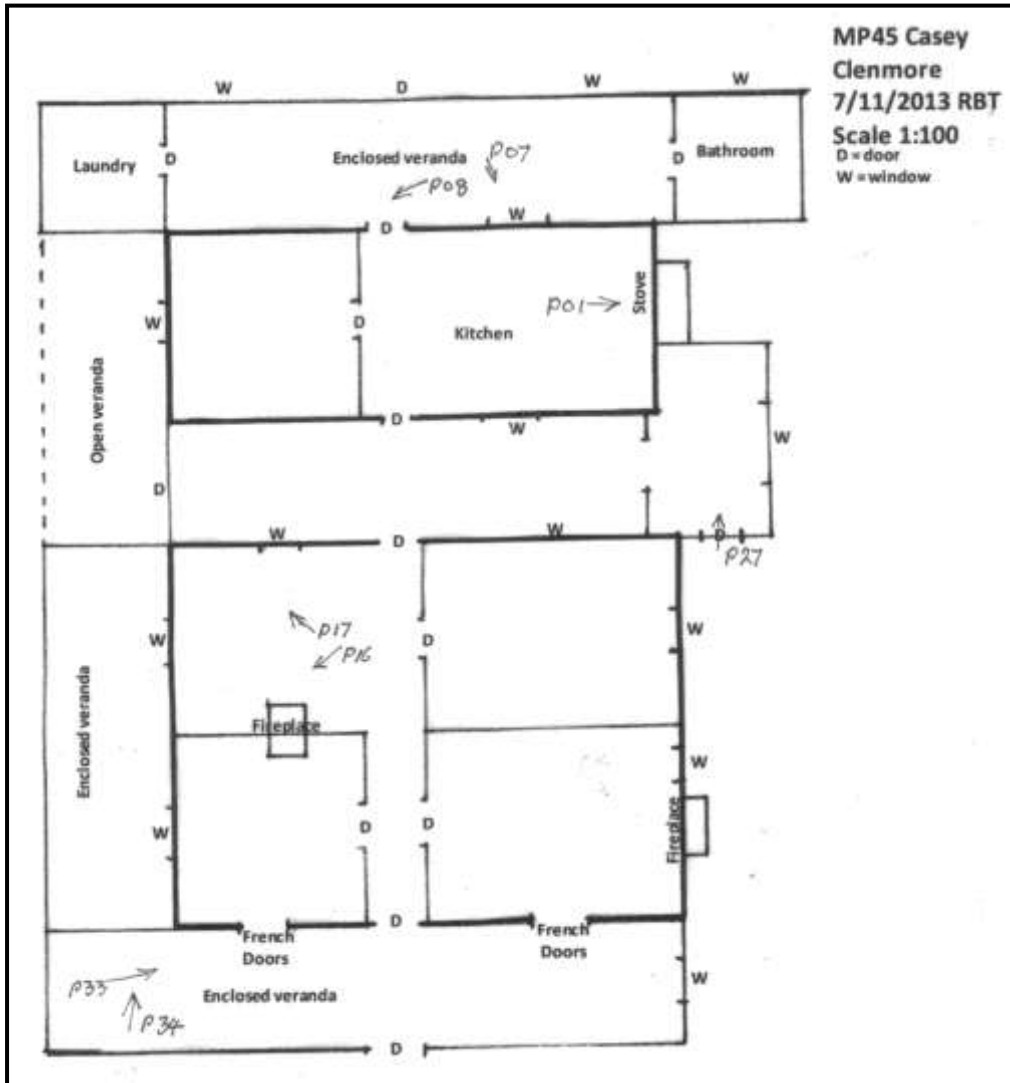
Plate 495: P178. View of J dairy showing front.



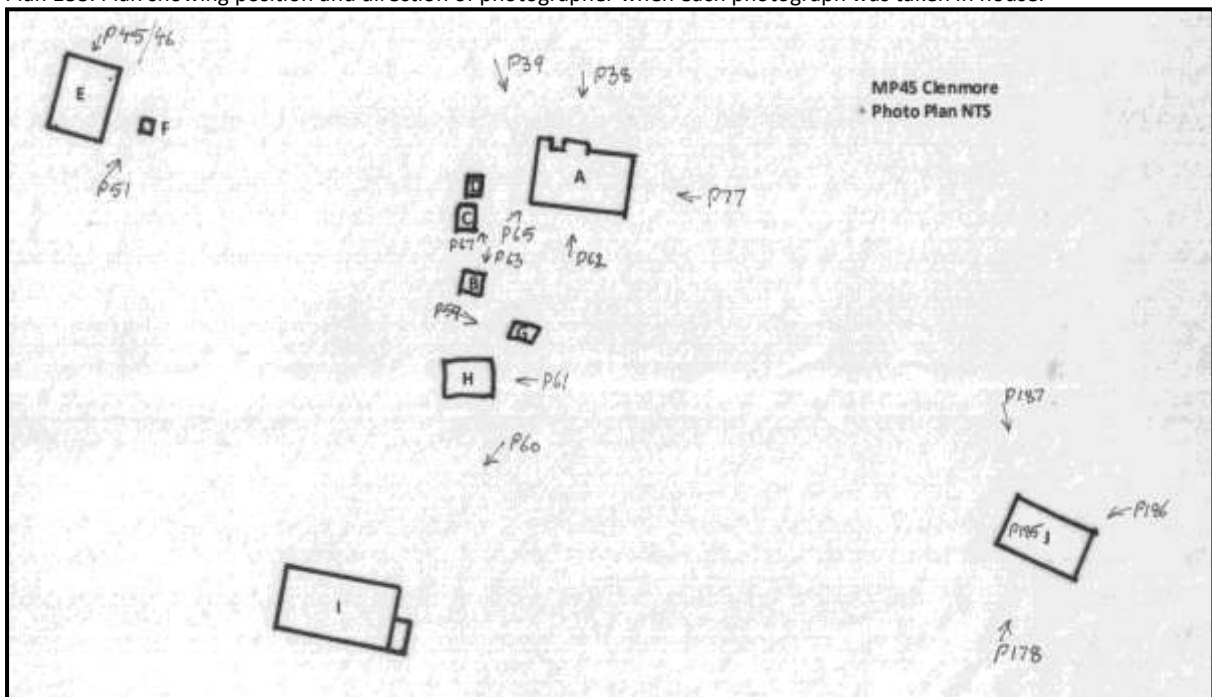
Plate 496: P186. View of bails area at dairy J.



Plate 497: P185. Milk vat at dairy J.



Plan 188: Plan showing position and direction of photographer when each photograph was taken in house.



Plan 189: Plan showing position and direction of photographer when each photograph was taken around features.

THEMES APPLICABLE TO THE SITE

Pastoralism
Farming

HERITAGE CRITERIA APPLICABLE

Criterion (a)

The site shows evidence of significant human activity i.e. many of the structures still exist though in poor condition. The house shows evidence of how it evolved with the need to create more living area.

Criterion (c)

The site shows technical innovation with the utilisation of bush timber to construct farm buildings.

Criterion (d)

The site is important for its association with an identifiable group i.e. small-scale farmers with dry land dairy.

Criterion (e)

The site, especially the house, has potential to yield further substantial information archaeological information on construction methods.

Criterion (f)

The site provides evidence of a defunct way of life i.e. small scale dairy where the family were semi subsistent.

LEVEL OF SIGNIFICANCE: High

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Monitor

STATEMENT OF SIGNIFICANCE

The site is highly significant due to most of the structures on the site are still intact and it is possible see how the farm operated. The house could be significant due to the potential to provide further information on construction methods especially if it is from the period of ownership by Joseph Ridge

SITE MANAGEMENT RECOMMENDATIONS:

The site may be demolished, but should be monitored to gain further information on construction methods. Preservation is not an option due to termite damage and lack of maintenance.

Site No.	MP45b	Site Name	Casey - Edgeway				
Coordinates: 56H		Easting	298945		Northing	6433650	
Portion	182	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	Yes		Archaeological		No
Architect		Unknown		Builder	Unknown		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">Portion 182 of 50 acres was freehold land held by John Hobart Cox on the 5th edition of the map, Parish Ellis.Following the death of John Hobart Cox the land was transferred from his estate to his son, Charles Hobart Cox on 20th February 1892.On 8th February 1897, C H Cox sold to Harris Isaac Clark and Francis Jacob Clark, butchers of Muswellbrook, the land was then transferred to Harris Isaac Clark.⁵³⁷On 30th June 1898 it was transferred to M Campbell and J W Humphries.⁵³⁸At some stage, Edward Casey of Kayuga purchased the property.At his death in 6th March 1909, part of his estate consisted of Portion 182 on which was a four-room cottage with kitchen, yards and cow bails, dairy and cart shed. The whole of his estate passed to his widow, Bridget and children Mary Ann Lonergan, Margaret Agnes Casey, Bridget Mary Casey, Catherine Casey, Michael Casey, Patrick Casey and Thomas Casey.⁵³⁹The Muswellbrook Shire rate books show Thomas Casey as the owner from 1920-22.At some stage, it passed to the children of his brother, Michael Casey who lived at Clenmore.							
DESCRIPTION OF SITE							
The site contains the homestead and various outbuildings. See plan 191 for location of features around the homestead.							
House							
<ul style="list-style-type: none">House faces east; consists of four rooms, attached kitchen and veranda on three sides.House is constructed utilising sawn timber. The corners of the building use earth fast posts onto which the main outer beams are attached.Rest of the house sits on timber piers.Walls are constructed of saw vertical slabs, which are T & G.There are two brick chimneys, one for the kitchen and the other serves two fireplaces back to back.Roof timber is of sawn material.Internal dividing walls are of same material as external walls, ceilings are lined with sawn timber boards.House had two rainwater tanks mounted on round brick stands.							
Car Shed							
<ul style="list-style-type: none">Round and sawn timber frame clad with corrugated iron.							
Cart Shed							
<ul style="list-style-type: none">Round and sawn timber frame clad with corrugated iron.Part of the shed may have had a timber floor with slab wall.There was a slab fence next to the cart shed							
Pig Sty							
<ul style="list-style-type: none">Located west of cart shed, shelter for pigs may have been constructed utilising slab timber.							

⁵³⁷ LPMA Vol. 629 Fol. 163

⁵³⁸ LPMA Vol. 1221 Fol. 230

⁵³⁹ State Records, DEF 20/359

Cow Bails

- Only concrete floor remains.

Stock Yards

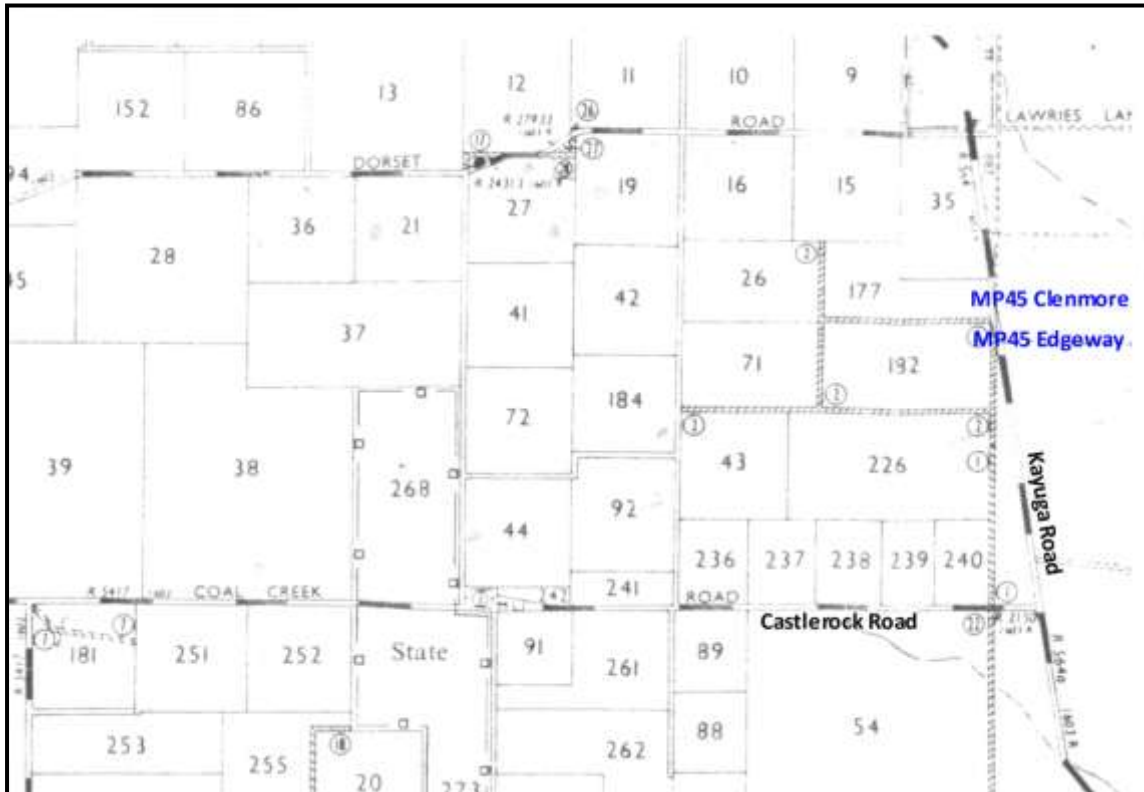
- Small set of stock yards constructed using mortised posts and rails

Dairy

- Small concrete slab with post to mount separator on.

Thanks to Gavin Casey for identifying what role the various features played.

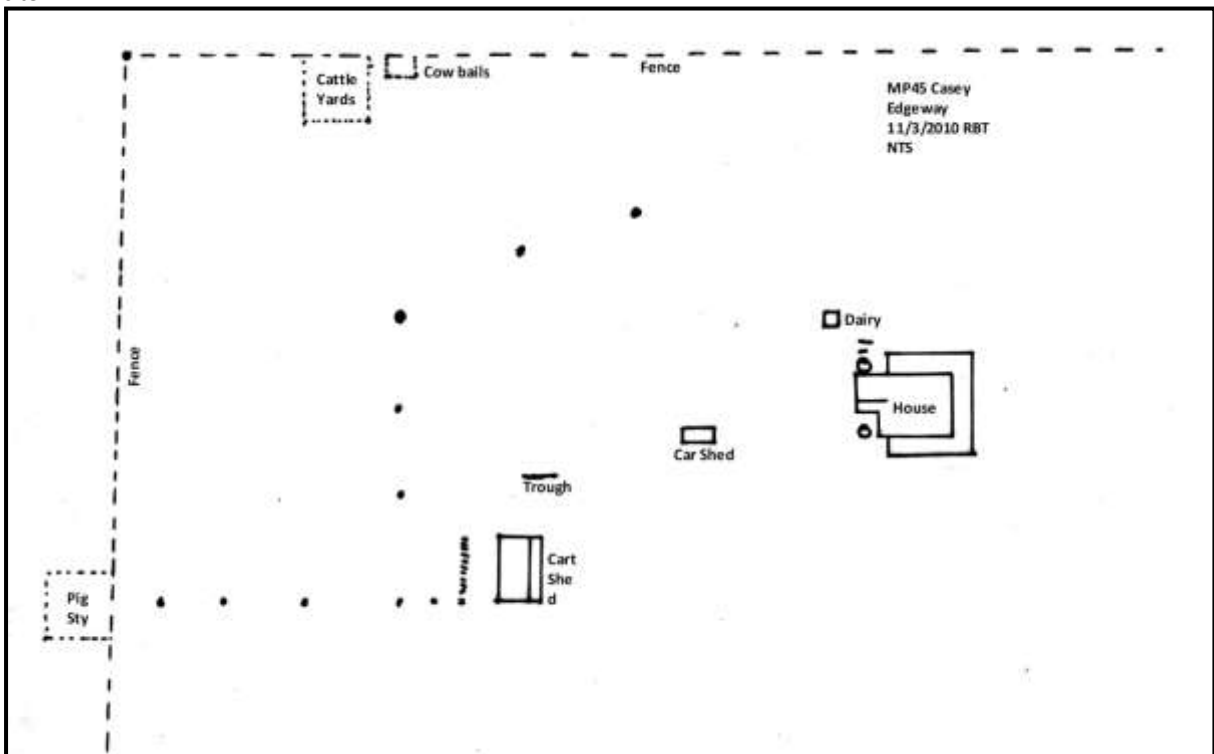
PLANS & DRAWINGS



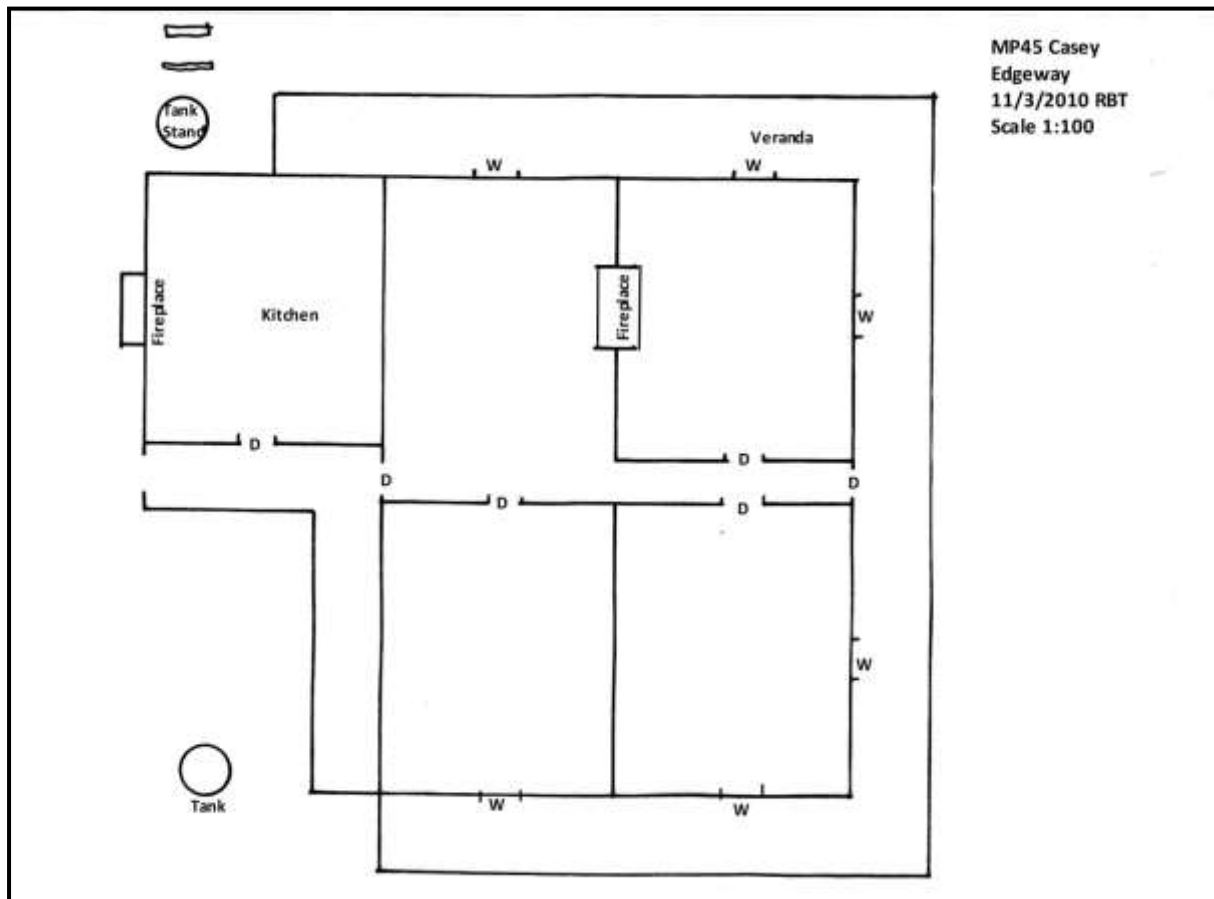
Plan 190: Part of parish Ellis showing the location of MP45, Clenmore on Portion 177 and Edgeway on Portion 182.



Plate 498: Google Earth view showing position of Clenmore and Edgeway and features mentioned in the description of the site.



Plan 191: Plan of site showing features.



Plan 192: Plan of house

PHOTOGRAPHS



Plate 499: P01. View of north side of house. Brick tank stand on right,



Plate 500: P02. View of north east corner of house



Plate 501: P06. View of front and south side of house.



Plate 502: P176. View of south west corner of house. Note tank on brick stand.



Plate 503: P04. Block for separator and concrete slab, remains of dairy. Note brick tank stand and vertical slab walls.



Plate 504: P07 & 13. Fireplace in kitchen and dinning room. Mantle etc have been stolen.



Plate 505: P08 & 12. Roof structure in kitchen and remains of ceiling in hall.



Plate 506: P10 & 14. North east corner showing slabs & earth-fast corner post. View of front veranda with four-pane windows.



Plate 507: P16. Remains of car shed.



Plate 508: P17. Remains of cart shed looking south.



Plate 409: P18 View of slab wall which has fallen.



Plate 510: P19. Cart Shed. Use of bottles to stop mice or rats getting to gear.



Plate 511: P21. Looking west from cart shed towards pig sty.



Plate 512: P22. Remains of pig sty.



Plate 513: P27. Remains of stock yards, looking north west,



Plate 514: P28. Looking over site of cow bails (foreground) and stock yards.



Plate 515: P26. Log cut out to form trough.



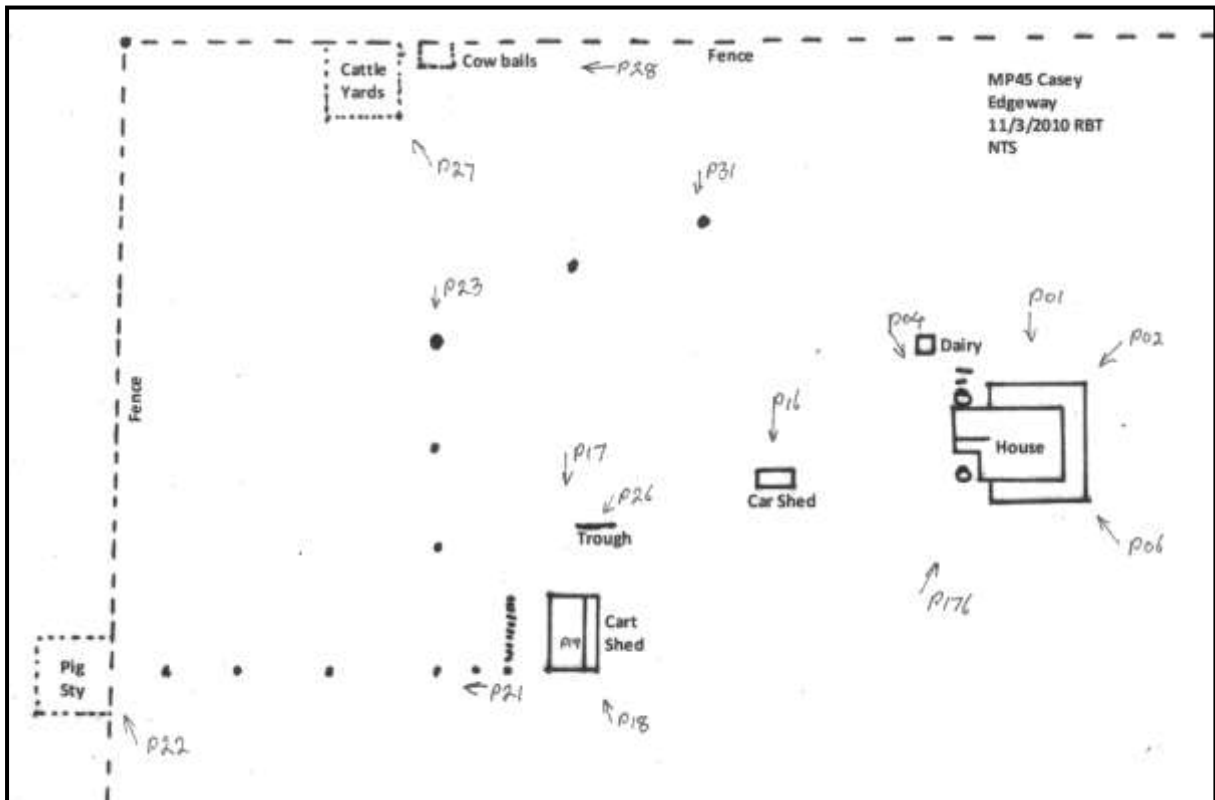
Plate 516: P23. Tree cut off in situ and utilised as a strainer post.



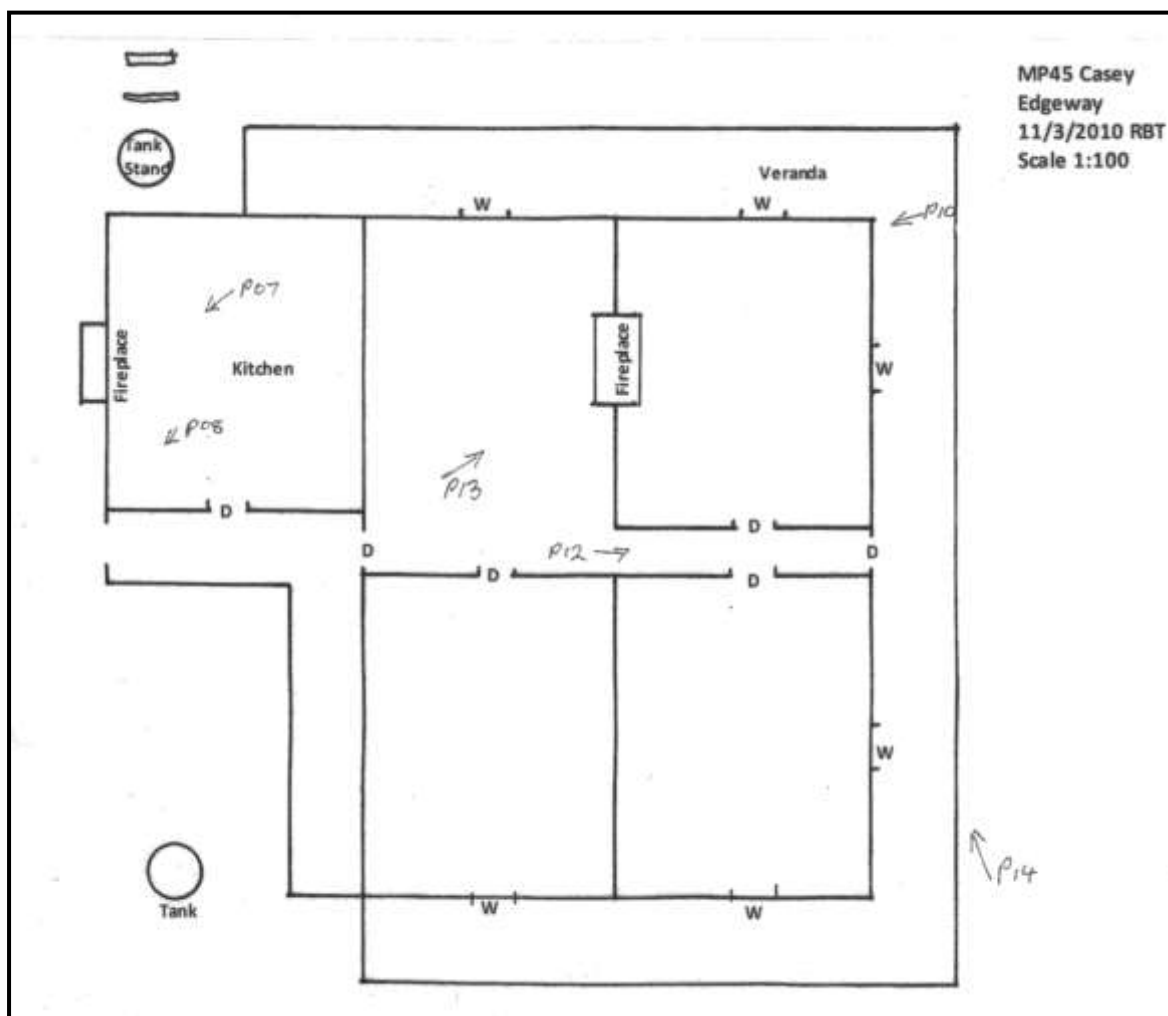
Plate 517: P31. Another tree utilised as a strainer post.



Plate 518: P11. Simple meter box on front of house.



Plan 193: Plan showing position and direction of photographer when each photograph was taken around site.



Plan 194: Plan showing position and direction of photographer when each photograph was taken around house.

THEMES APPLICABLE TO THE SITE

Pastoralism

Farming

HERITAGE CRITERIA APPLICABLE

Criterion (a)

The site shows evidence of significant human activity i.e. many of the structures still exist though in poor condition.

Criterion (c)

The site shows technical innovation with the utilisation of bush timber to construct farm buildings.

Criterion (d)

The site is important for its association with an identifiable group i.e. small-scale farmers with dry land dairy.

Criterion (e)

The site, especially the house, has potential to yield further substantial information archaeological information on construction methods.

Criterion (f)

The site provides evidence of a defunct way of life i.e. small scale dairy where the family were semi subsistent.

LEVEL OF SIGNIFICANCE: High

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Monitor

STATEMENT OF SIGNIFICANCE

The site is highly significant due to most of the structures on the site are still intact and it is possible see how the farm operated. The house could be significant due to the potential to provide further information on construction methods especially if it is from the period of ownership by Joseph Ridge

SITE MANAGEMENT RECOMMENDATIONS:

The site may be demolished, but should be monitored to gain further information on construction methods. Preservation is not an option due to termite damage and lack of maintenance.

Site No.	MP46	Site Name	Kayuga Recreation Ground				
Coordinates: 56H		Easting	298930		Northing	6434465	
Portion	266	Allot.		Sect.		DP	
Statutory Listing: No		Type					
Non-Statutory Listing: No		Type					
Type of Site	Building	Yes			Archaeological	No	
Architect	Unknown			Builder	Unknown		

HISTORICAL INFORMATION ON SITE

- On 14th June 1880, land nominated for use of public and surveyor notified.⁵⁴⁰
- On 9th July 1895, 3 acres 2 roods and 35 perches were set aside by the Crown for public recreation.⁵⁴¹
- C Devine, honorary secretary, called tenders for erection of additions to the cricket shed at the Kayuga Recreation Grounds up to 22nd June 1901. Plans may be seen at Mr G King's.⁵⁴²
- In 1909, it is notified for public information that Messrs Michael Casey and James Joseph Lonergan have been appointed as trustees of the recreation ground at Kayuga in lieu of Messrs J Gall (deceased) and John Lonergan (removed).⁵⁴³
- In 1910, C Devine, secretary to the trustees, called for tenders up until 17th January 1910 for painting pavilion, outbuildings and fence at Kayuga Recreation Ground. Specifications may be seen at Devine Bros, boot makers, Muswellbrook.⁵⁴⁴
- C Devine called for tenders in August 1910, for improvements to the pavilion at the Kayuga Recreation Ground, but does not specify what they were.⁵⁴⁵
- Muswellbrook Chronicle*, 1911.

Kayuga.

The "People's Hall," Kayuga, was crowded on Tuesday night last, the object of the meeting being to hold a Coronation celebration on the Recreation ground on the 22nd June. Mr. J. J. Ducey was voted to the chair, and tersely explained the object of the meeting. The principal speakers were Messrs. Tucker, Morrissey, Brind, C. Devine, and M. Casey. With the exception of a few who did not in any way acquiesce in the tobject of the meeting the proceedings were carried out in a most enthusiastic manner, a strong working committee being formed. A number of ladies attended on this occasion and evinced much interest in the proposed arrangements. It was decided to hold a picnic on the Recreation Reserve, and a dance is to be held at night in the hall, when a goodly number of our citizens will for the first time trip it on the light fantastic toe in the building so appropriately named.

-
- There are very few references to the Kayuga Recreational Hall as the 'People's Hall'.
- On 1st November 1911, Government published in the Government Gazette, the regulations

⁵⁴⁰ Lands Department map withdrawn from office use 22nd October 1889.

⁵⁴¹ Lands Department MS1911-16,914

⁵⁴² *Muswellbrook Chronicle* 15th June 1901

⁵⁴³ *Muswellbrook Chronicle* 25th December 1909

⁵⁴⁴ *Muswellbrook Chronicle* 15th January 1910

⁵⁴⁵ *Muswellbrook Chronicle* 20th August 1910

⁵⁴⁶ *Muswellbrook Chronicle* 10th June 1911

for the management of the recreation ground at Kayuga. The trustees in 1911 were Charles Devine, George Devine and Michael Casey.

- 31st March 1919, *Muswellbrook Chronicle*: At a meeting of residents held last Monday night, it was unanimously decided to make a substantial addition to the local recreation hall. For some time it has been felt that the hall was inadequate as regards accommodation.
- 14th July 1919, *Muswellbrook Chronicle*: For a long time many residents have considered that the recreation hall was too small to meet the requirements in the shape of socials, bazaars etc. Quite recently at a public meeting, it was unanimously decided to make an addition of twenty feet. Several gentlemen acted as guarantors to the bank for the borrowed money, with which to defray the cost. After consent of the trustees had been obtained, tenders called and accepted. The work is now completed with result we now have a public building of which any village might be justly proud.
- In 1920, an ant bed cricket pitch is to be laid; the material is on the ground.⁵⁴⁷
- When George Devine died in 1932, it was stated in his obituary that he had been a trustee of the Kayuga Recreation ground for over 30 years.⁵⁴⁸
- Tennis and cricket were played at the grounds for a number of years, but it is not known when these activities ceased. Jim Lonergan felt that the hall ceased to be used in the 1970s.⁵⁴⁹

DESCRIPTION OF SITE

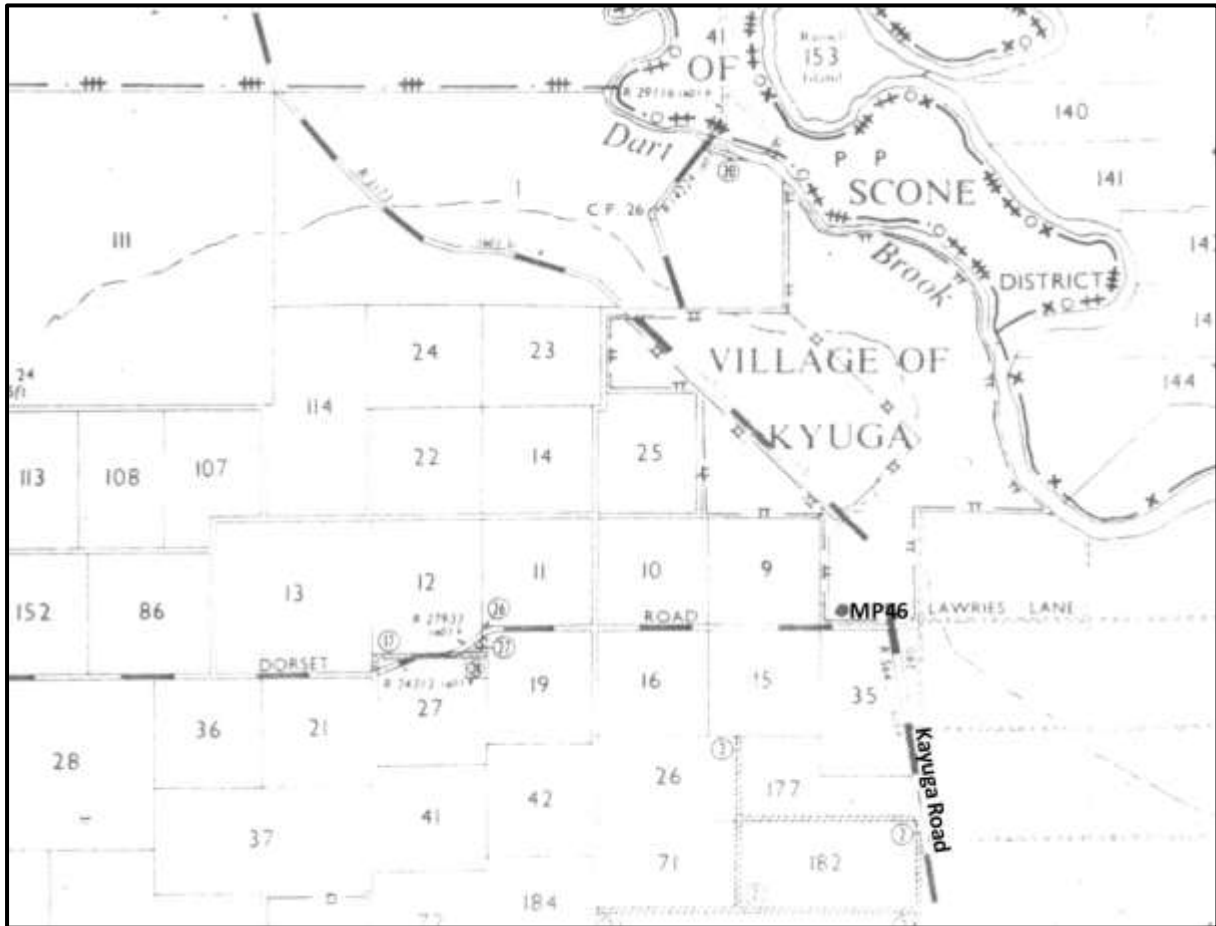
- The exact date for the erection of the hall has not been located, but it may have been around 1910 when tenders were called for painting. The other possibility is it was erected soon after the land was gazetted in 1895 and by 1910 needed another coat of paint.
- It is documented that the hall was extended by 20 feet in 1919.
- Structurally it appears that the northern part was erected first.
- The main hall would have been 6 x 11 metres, timber frame and clad with timber. Would have had gable ends, the north end retains its timber cladding. Timber cladding would explain why it needed to be painted in 1910.
- The large door on the west side would have been the main entrance when the hall was first erected.
- The lean-to section at the northern end appears to have been part of the original hall. The two rooms contain a small kitchen and a cloakroom.
- In 1919, it was decided to extend the hall by 20 feet. The southern part is approximately seven metres. It utilised 150 x 150mm posts squared with adze or broadaxe. All other timber in the hall consists of sawn material.
- The hall may have been clad with corrugated iron when the 1919 extension took place.
- The entrance was relocated to the east side with double doors fitted.
- Ticket window was fitted in the southeast corner of the hall.
- The lean-to on the east side at the southern end may have been erected at the same time. This would allow people to purchase their ticket and enter the hall while in shelter.
- There is a single ventilator in the roof.
- Electric power had been connected to the hall at some stage. Lights are still in position along with insulators on the northern gable.
- There is a septic toilet to the west of the hall.
- There is no indication where the tennis court or cricket pitch was located.

⁵⁴⁷ *Muswellbrook Chronicle* 16th November 1920

⁵⁴⁸ *Muswellbrook Chronicle* 17th June 1932

⁵⁴⁹ Dartbrook Coal Mine Oral History, interview with Jim Lonergan, 2003, p.9

PLANS & DRAWINGS



Plan 195: Part of parish Ellis showing the location of MP46 on Portion 266.



Plan 196: Details Portion 266, Parish Ellis.

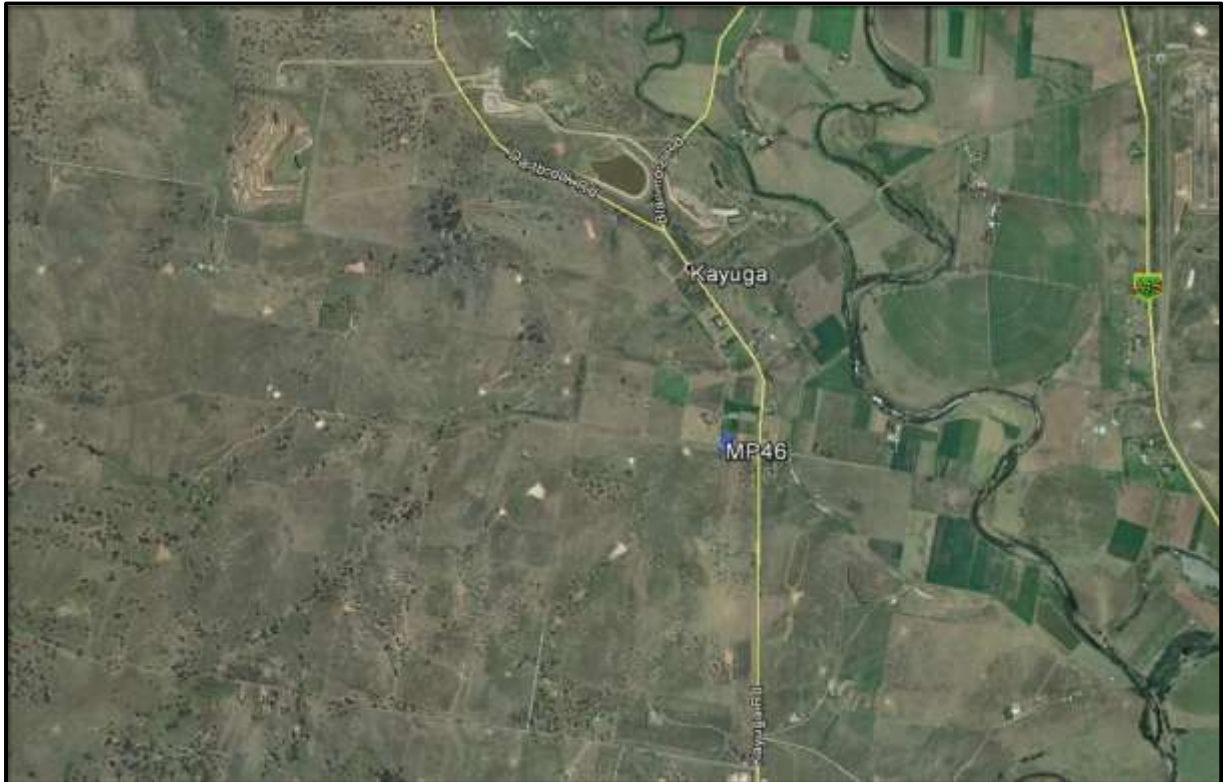
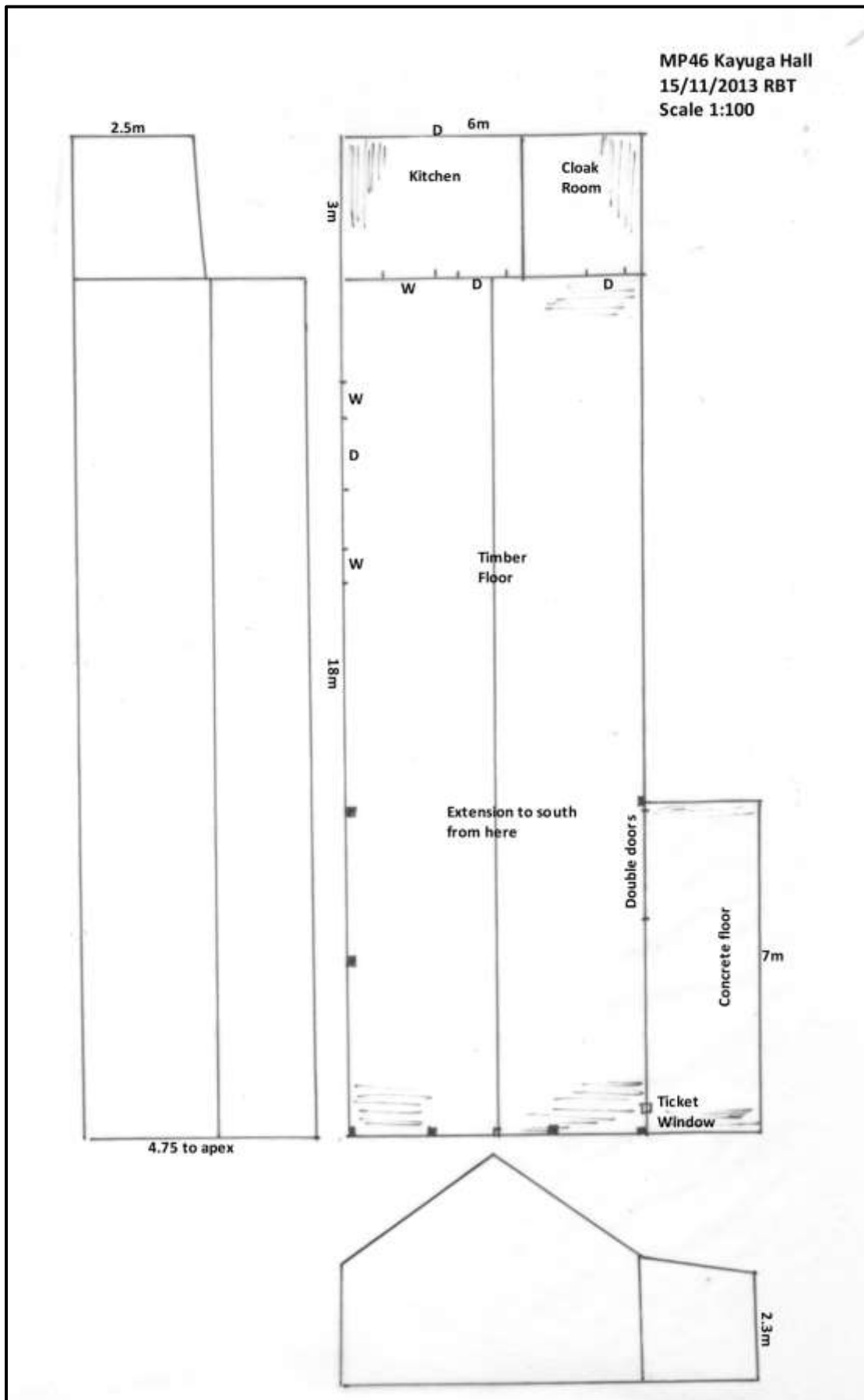


Plate 519: Google Earth view showing the relationship of MP46 to Kayuga village.



Plate 520: Google Earth view showing position of MP46 within the landscape.



Plan 197: Plan of MP46

PHOTOGRAPHS



Plate 521: P478 MSC Photo Collection. Hall as it appeared in 1990s. Shows power pole at north of hall, two windows on east side and tank.



Plate 522: P204. Hall as it appeared in November 2013.



Plate 523: P201. West side of hall. Kitchen/cloak room lean-to on left.



Plate 524: P202. View to south west.



Plate 525: P202. Timber gable at north end of hall.



Plate 526: P206. Double doors on east side.



Plate 527: P206. Shelter lean-to on east side.



Plate 528: P196. Ticket window.



Plate 529: P188. Kitchen and cloak room.



Plate 530: P192. Sign above doorway to cloak room.



Plate 531: P193. Hooks on wall of cloak room.



Plate 532: P190. Sink and hot water system in kitchen.



Plate 533: P209. Frame of southern extension.



Plate 534: P210. Frame and roof structure north east part of hall.



Plate 535: P194. Roof structure, looking north.



Plate 536: P195. Old bench seat. There would have been a row on each side of the hall. Women sat on one side and men on the other.



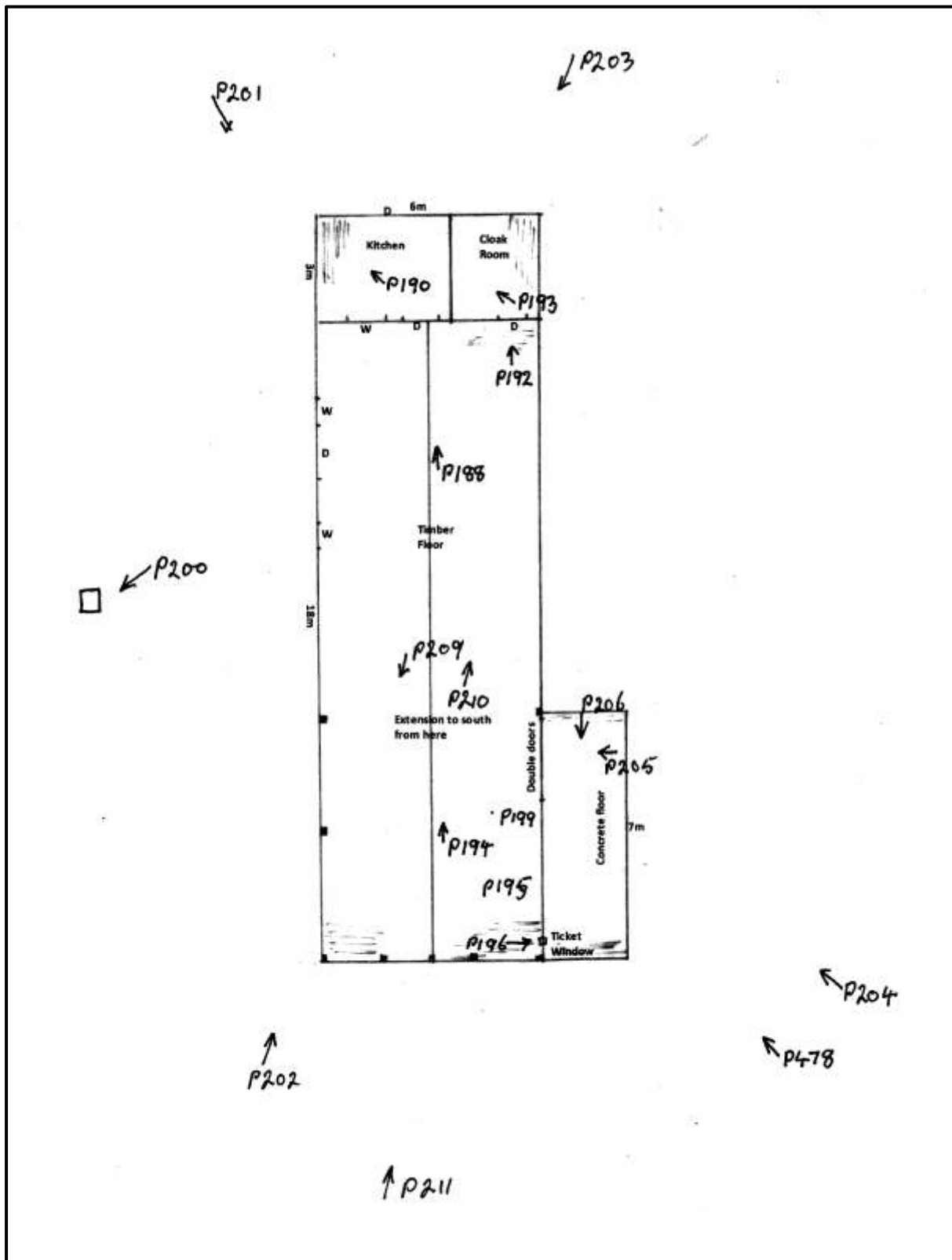
Plate 537: P200. Septic toilet.



Plate 538: P199. Brand on corrugated iron in south end of hall



Plate 539: P211. Entrance to hall off Dorset Road, looking north east.



Plan 198: Plan showing position and direction of photographer when each photograph was taken.

THEMES APPLICABLE TO THE SITE

Social institution

Sport

HERITAGE CRITERIA APPLICABLE

Criterion (a)

The hall shows evidence of significant human activity over an extended period.

Criterion (b)

The hall is associated with a group of people that no longer exist i.e. small area subsistence farmers.

Criterion (c)

The hall is aesthetically distinctive being the last cultural building in the village of Kayuga.

Criterion (d)

The hall is important to a community's sense of place. So many of the community's activities took place here.

LEVEL OF SIGNIFICANCE: High

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

No Action

STATEMENT OF SIGNIFICANCE

The hall is highly significant on a local level to the history of Kayuga village and district. It is a reminder of a way of life that does not exist any more.

SITE MANAGEMENT RECOMMENDATIONS:

No action. The site has been recorded

Site No.	MP47	Site Name	Athlone				
Coordinates: 56H		Easting	295920		Northing	6434100	
Portion	28	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	Yes		Archaeological	Yes	
Architect		Unknown		Builder	Unknown		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">John Neil surveyed the Portion 28 for John Watt Humphries and submitted his plan to the Surveyor General on 22nd July 1867. H Courtney was residing on this portion and had cleared and cultivated a part of Portion 45 though he had no title to it.⁵⁵⁰ Neil's map also indicates a house on the southern side of the portion.A check has been conducted to see if there was any evidence of the house recorded by Neil in 1867. Nothing has survived on the surface.In 1869 when John Neil surveyed Portion 45 for Robert Gall, Neil indicated that Henry Courtney was the owner of Portion 28 so perhaps Humphries had a mortgage on it.⁵⁵¹The 1915, 4th edition of the Parish Ellis shows J W Humphries as the owner.Muswellbrook Shire rate book for 1907-9, 1910 and 1911-13, shows Thomas Gall as the owner.On 1st November 1914, Thomas Gall, labourer of Sydney sold Portion 28 for £800 to George Davison Gall, farmer of Kayuga.⁵⁵²Muswellbrook Shire rate book for 1914-16 has George Davidson Gall as owner. He continues until 1923-25.On 17th July 1925, George Davidson Gall sold Portion 28 for £750 to James Augustus Lonergan.⁵⁵³James Augustus Lonergan is shown as owner from 1926-28 on to at least 1952. James lived on Belgrave, he had two sons, John and James Allen.It was James Allen Lonergan who ended up with Portion 28. He was the owner in 1962 when CT Vol. 3764 Fol. 74 was drawn up.Tony Lonergan, son of James Allen Lonergan, believed that the property was originally called Chermside, but his mother did not like the name so they called it Athlone. There had been a house on the site, but his father knocked it down and built a new house. The material from the old house was used to build sheds. The new house was built in 1950.⁵⁵⁴							
DESCRIPTION OF SITE							
The site contains the homestead and various buildings nearby. See plan 201 for the location of the various features.							
House							
<ul style="list-style-type: none">Weatherboard clad house on sawn timber frame.Front of house on brick foundations.The front of the house was extended after the original house was erected.Veranda on the north and east closed in to form extra rooms.							
Meat House & Dairy							
<ul style="list-style-type: none">Two small buildings located near the north west corner of the house.Dairy has wooden block for mounting separator.							

⁵⁵⁰ LPMA Crown Plan 512-1511

⁵⁵¹ LPMA Crown Plan 785-1511

⁵⁵² Muswellbrook Shire, Notice of sale and transfer of ratable land

⁵⁵³ Muswellbrook Shire, Notice of sale and transfer of ratable land

⁵⁵⁴ Dartbrook Coal Mine Oral History, interview with Tony Lonergan, 14th May 2003.



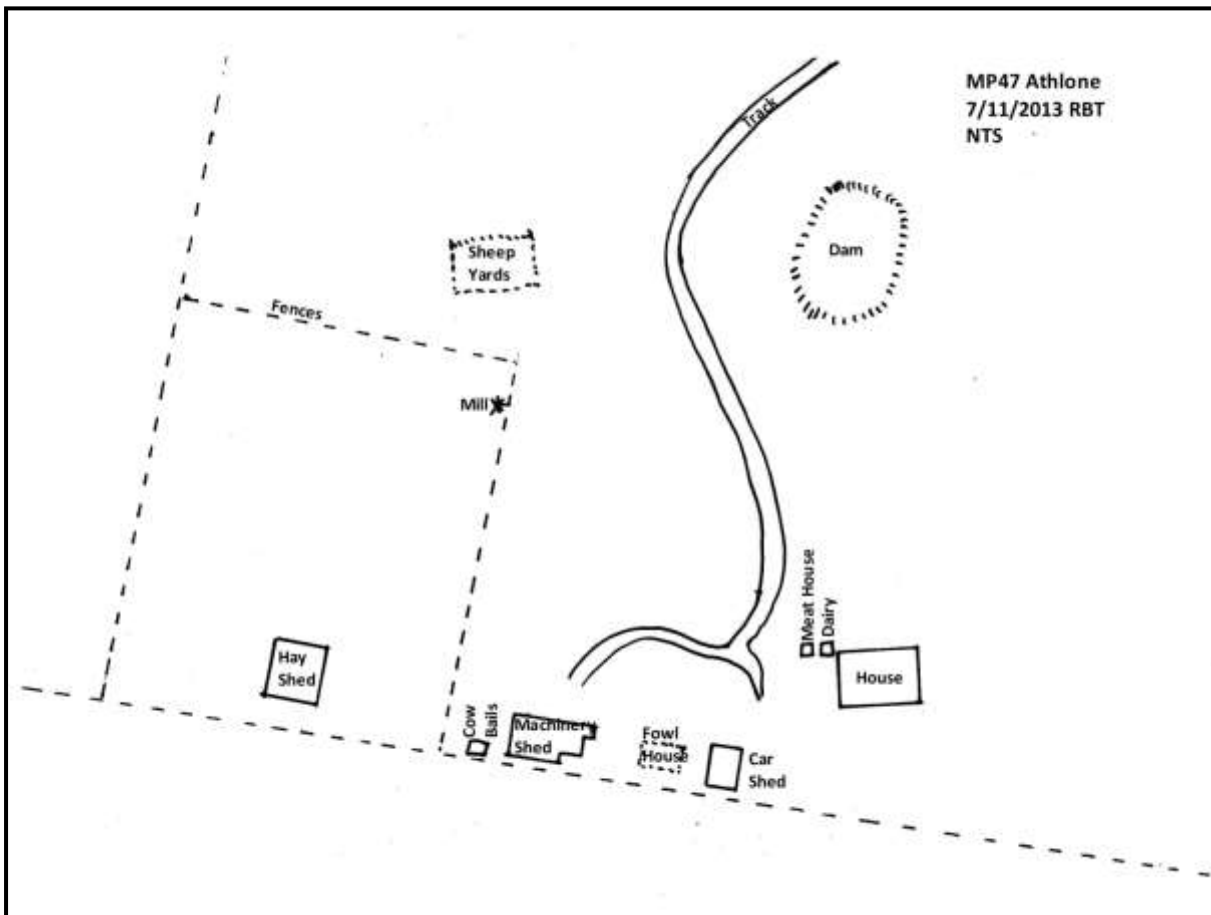
Plate 540: Google Earth view showing the relationship of MP47 to Kayuga and Muswellbrook



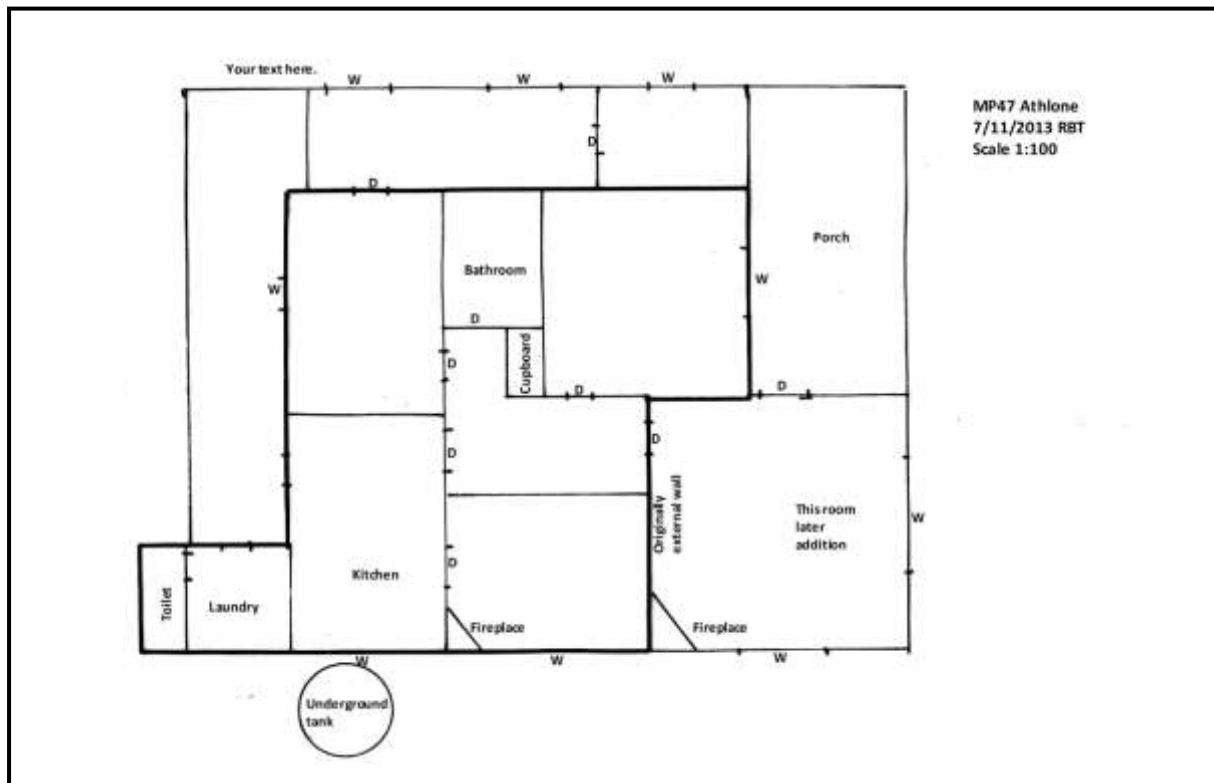
Plate 541: Google Earth view showing position of features at Site 47



Plan 200. Part of Crown Plan 512-1511. Prepared by John Neil and sent to with letter to Surveyor-General 22nd July 1867. Henry Courtney was residing on the land before the survey and Neil has indicated that his house was near the southern boundary. Present 1950s house is close to this position.



Plan 201 : Plan of site MP47 showing location of features at the site.



Plan 202: Plan of house at site MP47. Heavy line indicates house before extensions.

PHOTOGRAPHS



Plate 542: P148. Front of house looking west.



Plate 543: P147. South side of house.



Plate 544: P149. Back of house. Part of meat house on left.



Plate 545: P150. From left to right, meat house, dairy and corner of house.



Plate 546: P152. Interior of meat house



Plate 547: P151. Interior of dairy. Separator block at rear.



Plate 548: P143. Car shed.



Plate 459: P145 & 146. Frame of car shed utilising recycled material. Beam above came from slab building.



Plate 550: Fowl house.



Plate 551: P139. Remains of machinery shed.



Plate 552: P140. Remains of machinery shed.



Plate 553: P141. Remains of cow bails. Note use of recycled slabs in wall.



Plate 554: P137. Hay shed. Note use of recycled slabs in walls.



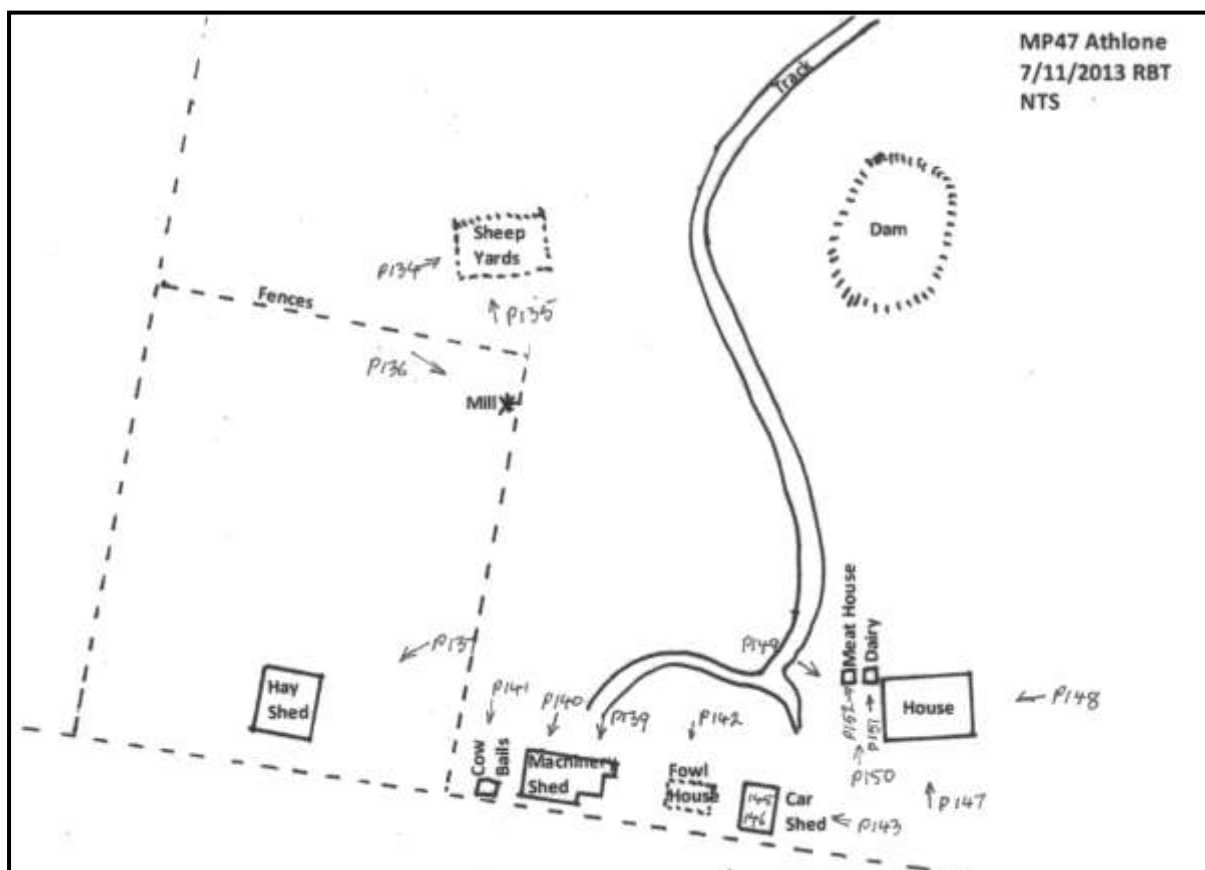
Plate 555: P136. Site of mill and wooden trough.



Plate 556: P134. Part of sheep yards.



Plate 557: P135. Part of sheep yards. Sheep spray dip in foreground.



Plan 203: Plan showing position and direction of photographer when each photograph was taken.

THEMES APPLICABLE TO THE SITE

Pastoralism
Farming

HERITAGE CRITERIA APPLICABLE

Criterion (a)

The site shows evidence of significant human activity i.e. the building use can be identified and represents an extended period. Hay shed, machinery shed (stables), cow bails, fowl shed, car shed (buggy shed) dairy, meat house, house and yards can be found in 1870 or 1950.

Criterion (e)

The site has potential to provide information about earlier structures on the site

LEVEL OF SIGNIFICANCE: Moderate

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

No Action

STATEMENT OF SIGNIFICANCE

The site is significant as it provides a link between the past and present. The range and location of buildings is very similar for an extended period. The use of material for construction of buildings shows clear evidence of building recycling. Lack of maintenance and termites have made the retention of the buildings unlikely.

SITE MANAGEMENT RECOMMENDATIONS:

No further action. Some material from the site may be of use to Denman Heritage Village.

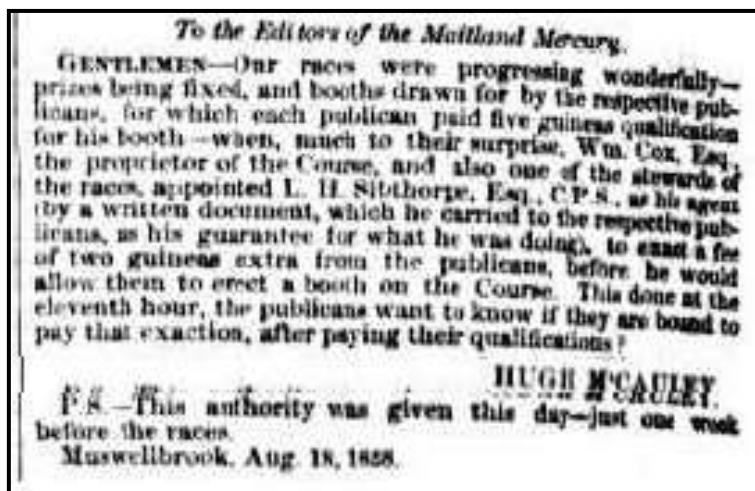
Site No.	MP48	Site Name	Races, Polo & Polocrosse Ground				
Coordinates: 56H		Easting	299500		Northing	6429450	
Portion	3	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	No		Archaeological		No
Architect		Unknown		Builder	Unknown		

HISTORICAL INFORMATION ON SITE

This area has been used as a racecourse, polo ground and more recently polocrosse ground. The area has a long association with sport in Muswellbrook and the Hunter Valley. While the location does not seem to have varied its owner has. Originally, it was located on the southern end of William Cox's (Hobartville) 2560-acre grant. In 1846, when William Cox (Hobartville) broke up his property between his three sons (William, Sloper and John H) the grounds were on William Cox the younger's portion. As his portion was subdivided, it became part of Rosebrook. Later Terry and Frank Blake owned it.

Horse Racing.

- William Bridge, writing in the *Muswellbrook Chronicle* on 2nd September 1927 claimed that the first Muswellbrook racecourse was between the old hospital and the cemetery. From there racing was transferred to Rosebrook, then St Heliers and later on to Skellatar and the Recreation Ground.
- The earliest record of horse racing appeared in the *Hunter River Gazette* on 4 June 1842 when it was announced that Muswellbrook races would be held over three days being 7th, 8th and 9th June on William Cox's estate half a mile from Muswellbrook.
- It would appear that horseracing became a regular sport at Muswellbrook, but unfortunately, the *Maitland Mercury* does not mention where they occurred.
- Racing may have been at Rosebrook in 1848 as the *Maitland Mercury* reported that 'the course is dead level, some of our aboriginal friends formed a bridge of logs across the river which was a great accommodation for walkers.'⁵⁵⁵
- In 1852, it was reported that a new racecourse was being formed along with plans for a grandstand. The owner had refused the use of the old course. It is not known where the old or new course was.⁵⁵⁶
- In 1855 and 1856, races were reported as taking place on William Cox's estate.⁵⁵⁷
- On 21st August 1858, the following letter to the editor was published in the *Maitland Mercury*:



⁵⁵⁵ *Maitland Mercury* 17th June 1848

⁵⁵⁶ *Maitland Mercury* 14th July 1852.

⁵⁵⁷ *Maitland Mercury* 22nd August 1855 & 26th August 1856.

- William Cox responded to this letter with his own, which stated, “Hugh McAuley of 21st August is interfering in my private affairs under the plea of standing up for publican’s rights. That jack-a-napes and bow-wow had better chain up. For the publicans of Muswellbrook, they will never trample on my course nor will the annual races ever be held there again.”⁵⁵⁸
- Races continued to be held in Muswellbrook, but it was not reported where. In 1869, the races were held at Mr Kirkham’s course.
- It would appear that some races continued on the Rosebrook course. In an article written in 1911, the writer stated that the “old hands say that the grassfed meeting of the Muswellbrook Jockey Club held at Skellatar Racecourse on Monday last brought back to their minds the race meetings held on Rosebrook course forty years ago.”⁵⁵⁹ That would mean race meetings were still held there in 1871.
- A report in the Muswellbrook Chronicle in 1934 provides further evidence that the Rosebrook course continued long after William Cox’s pronouncement in 1858. ‘The Upper Hunter Amateur Race Club was founded 60 years ago (1874), but droughts and the Great War necessitated the abandonment of the annual feature on 10 occasions. When the club was established in 1874, the first meeting was held on the old Rosebrook racecourse. A subsequent meeting was held there, but for many years, the annual meetings have been held on the Skellatar racecourse.’⁵⁶⁰
- There may have been private races after this date, but it appears that 1874-5 was the last time the course was used for public races.
- There were many reports of exciting times on the Rosebrook Race Course, the following would have been interesting:

At the 1848 races, there was great excitement. While Chief Constable Fox and Constable Ashburn were securing a drunken man at the races, Constable Dunn (in liquor) came up and struck two men standing by. Fox ordered him to stop, but Dunn persisted. Fox then attempted to take him into custody, but he eluded Fox. Dunn then went to the lock-up and loaded two pistols and went in search of Fox. Constable Ashburn secured him. Dunn faced court next day. He was fined £5, dismissed from the police force and bound to keep the peace.

Polo

- It is not clear exactly when polo officially started at Muswellbrook, indications are 1890 or early 1891.
- Edward Reginald White wrote an article on early polo in Muswellbrook, which was published in the *Muswellbrook Chronicle* on 5th August 1952. He wrote –

I was managing Martindale for my father about 1887 or 1889 when I received a letter from Donald Macintyre of Kayuga to tell me he had received some polo sticks from India, and would I come over. I tied the only polo pony I thought would do me to the collar of the buggy horse and headed over to Kayuga, about 30 miles. No one had more than one pony, so we had a one-pony match on that day. That was the beginning of polo here.

At Muswellbrook, we soon got to know all the rules and got better ponies as time went on and soon all players had four ponies each. We played at Rosebrook where many a fierce match was played. Fortunately, Scone followed us into the polo world so we played many hard matches at Scone and Rosebrook. Practice brought us up to first class polo pitch, so it took a good team to beat Muswellbrook or Scone in those days.

I recall some of the names of the early players. There was E R White, Jack Campbell, Harry

⁵⁵⁸ *Maitland Mercury* 28th August 1858

⁵⁵⁹ *Muswellbrook Chronicle* 4th January 1911

⁵⁶⁰ *Muswellbrook Chronicle* 18th May 1934

Cox, T Shannon, who composed the first Muswellbrook team. Then there came Walter White, Ben Darley, E Higgins, R T Keys, J C White, Cecil Granville, W Everest, H H White, D M Bell, Bruce White, F Bell, Roy Bell and Jim White.

In Sydney in 1892, a Muswellbrook team of E R White, A White, P Shannon and J M Campbell played the Sydney team of Captain Chommondeley, Trent Herford, A B Paterson and G Allen. This was the first game played in Sydney and was won by them. A return match was played in Muswellbrook and won by Muswellbrook 5 goals to 2. Muswellbrook's colours were blue and white.⁵⁶¹

- In 1891, while taking part in a game of polo, Edward Higgins had the misfortune to have his right leg broken above the knee.⁵⁶² Higgins was renting Rosebrook at the time.
- In 1895, E Higgins, President of the Muswellbrook Polo Club, presented Ernest Price a purse of sovereigns on his leaving the district. He had acted as honorary secretary of the Muswellbrook Polo Club for the past two seasons.⁵⁶³
- Within a few years, polo had taken off and matches were played with teams from Denman, Scone, Quirindi, Cassilis, Tamarang, Sydney and Victoria on the Rosebrook grounds.
- At the 1902 AGM of the Muswellbrook Polo Club, it was reported that the club had erected a good substantial teahouse, which was an ornament to the ground.⁵⁶⁴
- The teahouse must have been a substantial building as the Blake family converted it to a shearing shed after they purchased Rosebrook in the 1940s.⁵⁶⁵
- Pierce Healy wrote in the *Muswellbrook Chronicle* of 19th June 1928, that there had been a 'revival of this fine field sport, by the tournament now taking place at the Skellatar racecourse. This will naturally cause old local lovers of the game to indulge in retrospect, and call to mind when polo was first played in the district, and ably fought, and exciting contests that brought large attendances of enthusiastic onlookers to the Rosebrook grounds. The late Mr R T Keys of Bengalla and Edward Higgins were leading promoters of the sport and chiefly instrumental in forming the first polo club in Muswellbrook, and which is claimed to be the first part of New South Wales in which the inspiring game was played. Mr Higgins, who was the club's first president was also an active playing member for years and was noted for his splendid horsemanship. Mr Keys was president of the club during its most flourishing periods and being remarkable for energy and enthusiasm in all matters. In the early nineties representative teams of the Sydney Polo Clubs and other clubs of the State visited Muswellbrook and played at Rosebrook. Distinguished personages such as Lord Denman (Governor-General), Banjo Paterson and Indian military officers.'

Polocrosse

- Polocrosse was developed in Australia in 1938 by Mr and Mrs Edward Hirst of Sydney. It was inspired by an indoor exercise seen in England, which used old polo sticks with squash racquet heads and a shallow string net to replace the mallet on the end of the stick. Polocrosse is a combination of polo, lacrosse and netball. It is played on horseback, each rider using a cane stick, made up of a polo-stick shaft to which is attached a squash racquet type head with a loose twisted-thread net in which the ball is carried. The ball is made of thick-skinned sponge rubber and is 100mm-130mm in diameter. From the outset, it was intended to be a game, which allowed the inexpensive enjoyment of one's horse. Hence, the rule of one horse one player and the playing of alternate chukkas. The whole team of six could travel in one cattle truck as petrol was rationed and people did not travel far in 1945. Trains and single floats were also a popular way to transport horses to carnivals during the early days. The first official polocrosse club was formed at Ingleburn, NSW in 1939 with the

⁵⁶¹ *Maitland Mercury* 5th May 1892

⁵⁶² *Maitland Mercury* 19th May 1891

⁵⁶³ *Maitland Mercury* 6th April 1895

⁵⁶⁴ *Muswellbrook Chronicle* 26th February 1902

⁵⁶⁵ Mount Pleasant Oral History Project, interview with Frank Blake 2003.

second club, Burradoo, being formed in 1946 and the first inter club competition was held.⁵⁶⁶

- Terry Blake of Rosebrook believes that polocrosse started on Rosebrook around 1958 and is still played there in 2014.
- Terry Blake has made a lasting impression as a player and administrator since 1958, as well as the breeder of the famous Rosebrook Performance Horses. Terry played polocrosse 1958-1991, was Australian Chief Umpire 1975-2000 and President of Hunter Valley 1968-2006. He was a Member of the Polocrosse Association of Australia Council 1958-2000 and coached the Australian Men's Team 1976-1996.⁵⁶⁷

DESCRIPTION OF SITE

The only buildings on the site have been erected since polocrosse started. There is nothing to indicate the long history of horse racing and polo that took place here.

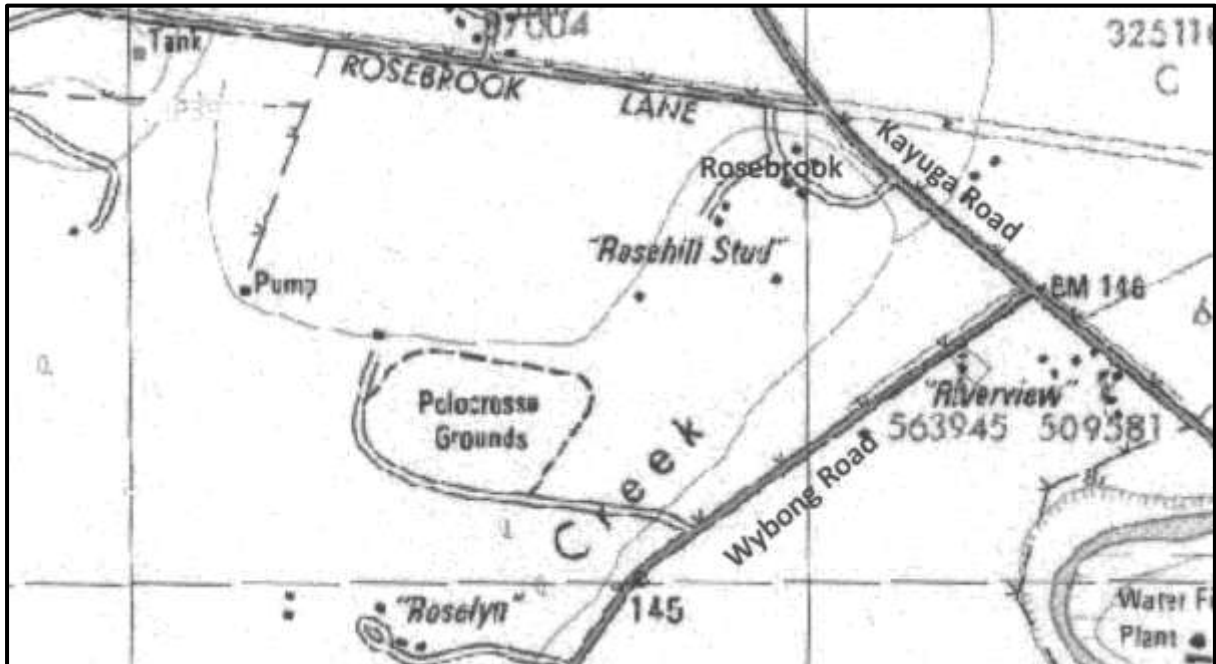
PLANS & DRAWINGS



Plan 204: Part of a plan of the 1892 subdivision of Rosebrook showing the location of the racecourse.

⁵⁶⁶ <http://www.nswpolocrosse.com.au/about-polocrosse/zones-clubs/hunter-valley/muswellbrook/>

⁵⁶⁷ <http://www.horsedeals.com.au/index.php?p=event&e=2477-Polocrosse-World-Cup>



Plan 205: Part of topographical map, Muswellbrook 90332N, showing the location of the Rosebrook polocrosse ground.

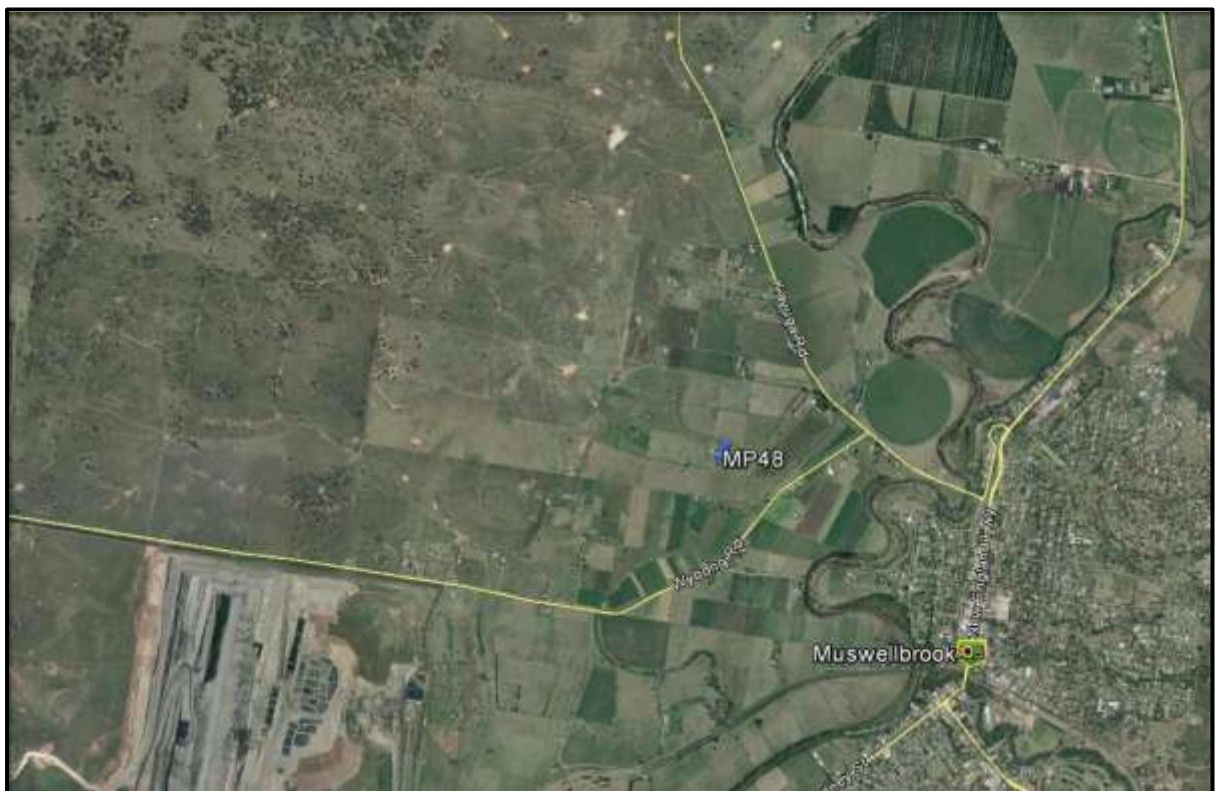


Plate 558: Google Earth view of showing the relationship of MP48 to Muswellbrook.



Plate 559: Google Earth view showing position of features at site MP48.

PHOTOGRAPHS



Plate 560: P91. Sign on Wybong Road at entrance to polocrosse grounds.



Plate 561: P92. View north of buildings on the ground.



Plate 562: P94. Building on the ground.



Plate 563: P95. View of amenities at the ground.



Plate 564: P96. Sign on one of the stands.

THEMES APPLICABLE TO THE SITE

Sport

HERITAGE CRITERIA APPLICABLE

Criterion (d)

The site is important for its association with three identifiable groups over a long period and is a major part of the community's sense of place.

LEVEL OF SIGNIFICANCE: High

TYPE OF SIGNIFICANCE: State Local

ARCHAEOLOGICAL POTENTIAL:

No Action

STATEMENT OF SIGNIFICANCE

The site is highly significant for the role it has played in three different types of sport, but are all related to the horse industry. Its role in polo should be recognised as of State importance.

SITE MANAGEMENT RECOMMENDATIONS:

Recorded, no further action.

Site No.	MP49	Site Name	Weidmann's hut, mill & ruins (dairy)				
Coordinates: 56H		Easting	A 298684 B 298700 C 299300		Northing	A 6431110 B 6431530 C 6431070	
Portion	3	Allot.		Sect.		DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site		Building	No		Archaeological		Yes
Architect		Unknown		Builder	Unknown		

HISTORICAL INFORMATION ON SITE

- On 3rd May 1825, Sir Thomas Brisbane granted William Cox of Clarendon the right to purchase 2560 acres in the Parish of Ellis, County of Brisbane for £640.⁵⁶⁸
- On 23rd June 1825, Sir Thomas Brisbane granted William Cox of Hobartville the right to purchase 1280 acres in the Parish of Ellis, Country of Brisbane for £320.⁵⁶⁹
- In 1838, William Cox of Hobartville registered a claim for deeds to 2560 acres near Muswellbrook. It is very confusing with three generations of William Cox in this period. The late William Cox mentioned was from Clarendon and the father of the William Cox (Hobartville) making the claim. The William Cox jnr mentioned in the claim is William Cox of Hobartville. The claim was for Portion 3 in the Parish of Ellis, Country of Brisbane.

Case No. 200.—WILLIAM COX, Esq., of Hobart Ville, Richmond.

Two thousand five hundred and sixty acres, in the county of Brisbane, parish of *Ellis*, at *Upper Hunter*; bounded on the south by a line west 181 chains, commencing on Hunter's River, and forming part of the northern boundary of F. Allman's 2560 acres; on the west by a line north 160 chains; on the north by a line east 100 chains to Hunter's River, and forming part of the southern boundary of William Cox's, junior, 1280 acres; and on the east by Hunter's River to the south-east corner, which is opposite the confluence of the Muscle Brook with the Hunter.

On the 3rd May, 1825, the late William Cox was authorised to purchase 4000 acres of land; he completed the purchase of 2560 acres, and sold, it is alleged, to claimant.

570

- The deed for Portion 3 of 2560 acres was registered on 18th May 1838 and for Portion 4 of 1280 acres on 12th October 1838.
- On 9th March 1846 William Cox (Hobartville) divided Portion 3 (2560 acres) and Portion 4 (1280 acres) between his sons, William (third generation William), John Hobart and Sloper.
- William, eldest son of William (Hobartville) was to receive the southern portion (Rosebrook end) of 1375 acres, but he was not to dispose of the land during his father's lifetime without

⁵⁶⁸ LPMA, Register of Grants & Purchases, Book 67 Page 233.

⁵⁶⁹ LPMA, Register of Grants & Purchases, Book 67 Page 230

⁵⁷⁰ Government Gazette 1838 p.45

written authority and his father was to have use of the land.⁵⁷¹

- John Hobart, second son of William (Hobartville) was to receive 1280 acres, which was Portion 4 (Negoa end) under the same conditions.⁵⁷²
- Sloper, third son of William (Hobartville) was to receive 1190 acres, which was the northern part of Portion 3 (Ascot) under the same conditions as his brothers.⁵⁷³
- It is unknown at his stage how Sloper Cox utilised his portion and further research is required to understand what happened.
- Edward Higgins & Co advertised in 1889, that they had been requested to auction on behalf of the trustees the property of Rosebrook, which was of 2425 acres and would be sold in farms of 30 to 100 acres. The homestead is built of stone and contains eight rooms, with kitchen, storeroom, bathroom, good stables, coach house, cart shed, milking yards, orchard, vineyard and flower garden. Homestead will be sold on a block of 80 to 100 acres.⁵⁷⁴
- The trustees of the Rosebrook Estate are to sell the whole of the unsold portion of 1730 acres freehold on 31st March 1894.⁵⁷⁵
- There was a further sale of the Rosebrook Estate on 7th May 1896 to dispose of the Ascot portion. Farms would be available in eight to 13 ½ acre lots.⁵⁷⁶
- On 17th February 1892, Lot 13 Section 9 was sold to Albert Weidmann, butcher of Muswellbrook.⁵⁷⁷
- Albert Weidmann continued to purchase land in this area. On 31st December 1921, he purchased Lots 1, 2 and 3, Section 5 of the Rosebrook subdivision from James McMahon, butcher of Muswellbrook. This area was 91 acres 3 roods and 23 perches. In all he purchased 133 acres from McMahon and paid £2660.⁵⁷⁸
- By the 1920s, Albert Weidmann held 902 acres 2 roods 17 perches including the area where these sites are.
- Frank Blake believed the ruins area was a dairy owned by the Weidmann family, which they called McMahons. The land where the hut was also owned by the Weidmann's.⁵⁷⁹

DESCRIPTION OF SITE

The site MP49 contains three areas, A – hut site, B – mill and C – ruins.

A – Hut.

- There is the base of a chimney, which most likely was built to contain a stove as the core of the base is of gravel.
- Front of the chimney may have been plastered as there is plaster on the ground with brick imprints on the back.
- Lime based mortar for bricks in chimney.
- Most of the bricks lying around have a shoe frog and were well made.
- North west of the chimney base is a circular block of concrete that may have been a tank stand.
- Further to the north west is a post and row of rocks. May have been a garden border.
- To the south west is a small pile of broken concrete (unknown use) and further out a small block of concrete that may have been the base of a toilet.
- There are two hollows to the north and north east, cause unknown.

⁵⁷¹ LPMA Old System Book 10 No.500

⁵⁷² LPMA Old System Book 10 No.501

⁵⁷³ LPMA Old System Book 10 No.502

⁵⁷⁴ *Maitland Mercury* 26th October 1889

⁵⁷⁵ *Maitland Mercury* 24th February 1894

⁵⁷⁶ *Maitland Mercury* 6th May 1896

⁵⁷⁷ LPMA, Vol. 949 Fol.103 DP2770 T196033

⁵⁷⁸ Muswellbrook Shire: Notice of transfer of land.

⁵⁷⁹ Interview between Frank Blake & Rob Tickle 4th April 2014

- North of the chimney base there are a number of artefacts amongst which are two separators, child's bed frame, $\frac{3}{4}$ bed frame, parts of a radio, parts of a stove, soil scoop and head of a windmill.
- To the south east of the chimney, there is a pile of very early concrete (pre crushed stone) and part of a slab.
- Terry Blake remembered the house as a small place, 2-3 rooms with detached kitchen. It was empty for many years and accidentally burnt down.⁵⁸⁰

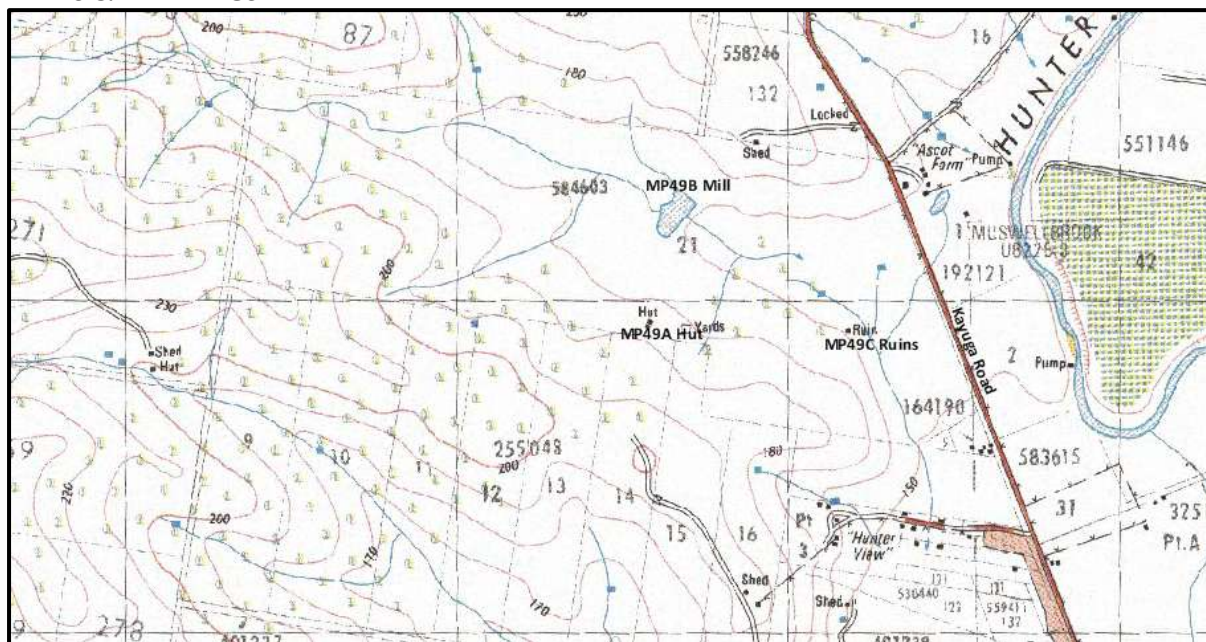
B – Mill

- To the north of Feature A there is a timber lined well with a mill.
- Near the mill is a large block of concrete that may have been the base for an engine.
- There are two old engines near the mill.

C - Ruins

- There is very little evidence of what might have been erected here.
- 1. Piece of concrete 1 metre square, piece of dressed sandstone, some hand made bricks along with some dry pressed bricks.
- 2. Flat piece of concrete and a piece of concrete with a round hole that may have been part of a drain.
- 3. Part of a drain constructed of brick with a thin layer of mortar over them, 7 metres long.
- Terry Blake believed this had been a dairy.

PLANS & DRAWINGS



Plan 206: Part of topographical map Aberdeen 90331S, showing location of site MP49 ABC.

⁵⁸⁰ Interview between Frank Blake & Rob Tickle 4th April 2014

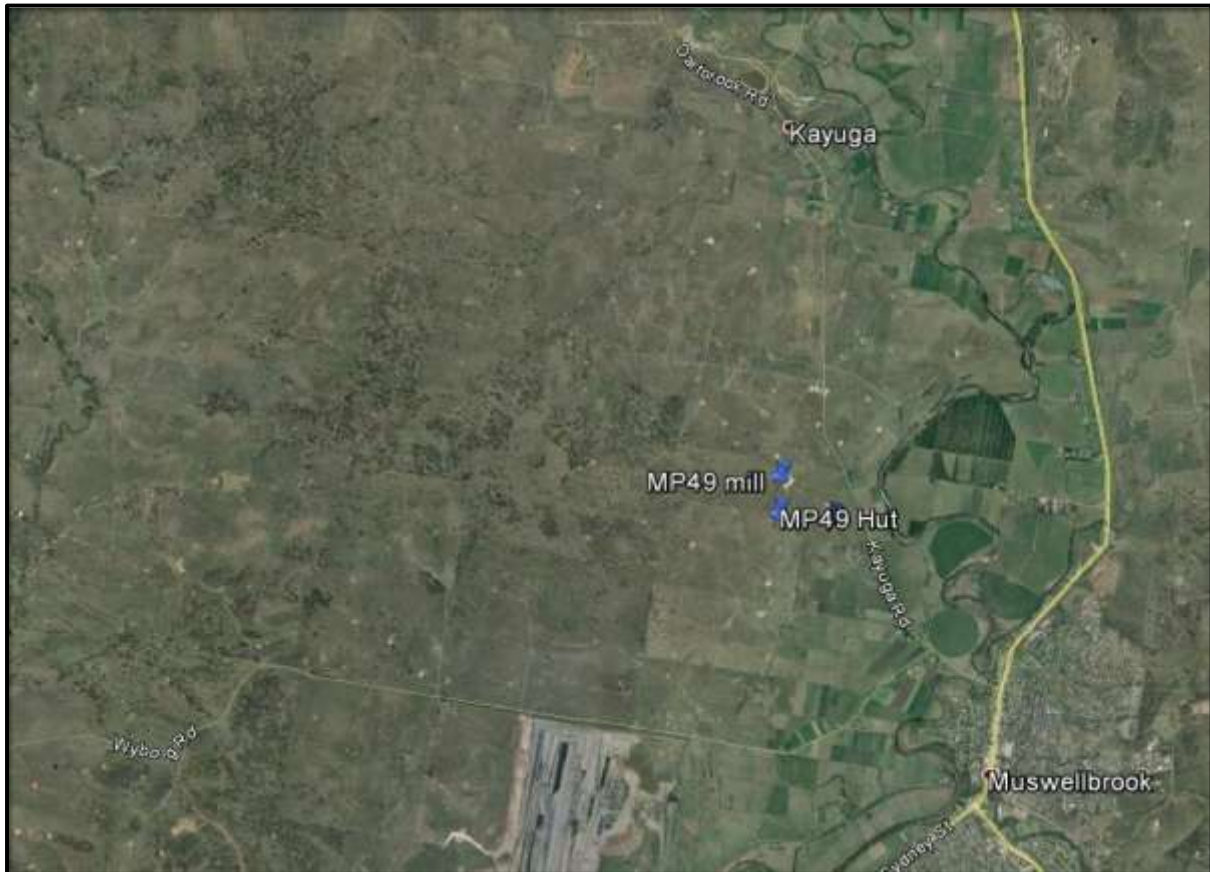


Plate 565: Google Earth view showing the relationship of MP49 to Muswellbrook and Kayuga.



Plate 566: Google Earth view of features in Site MP59



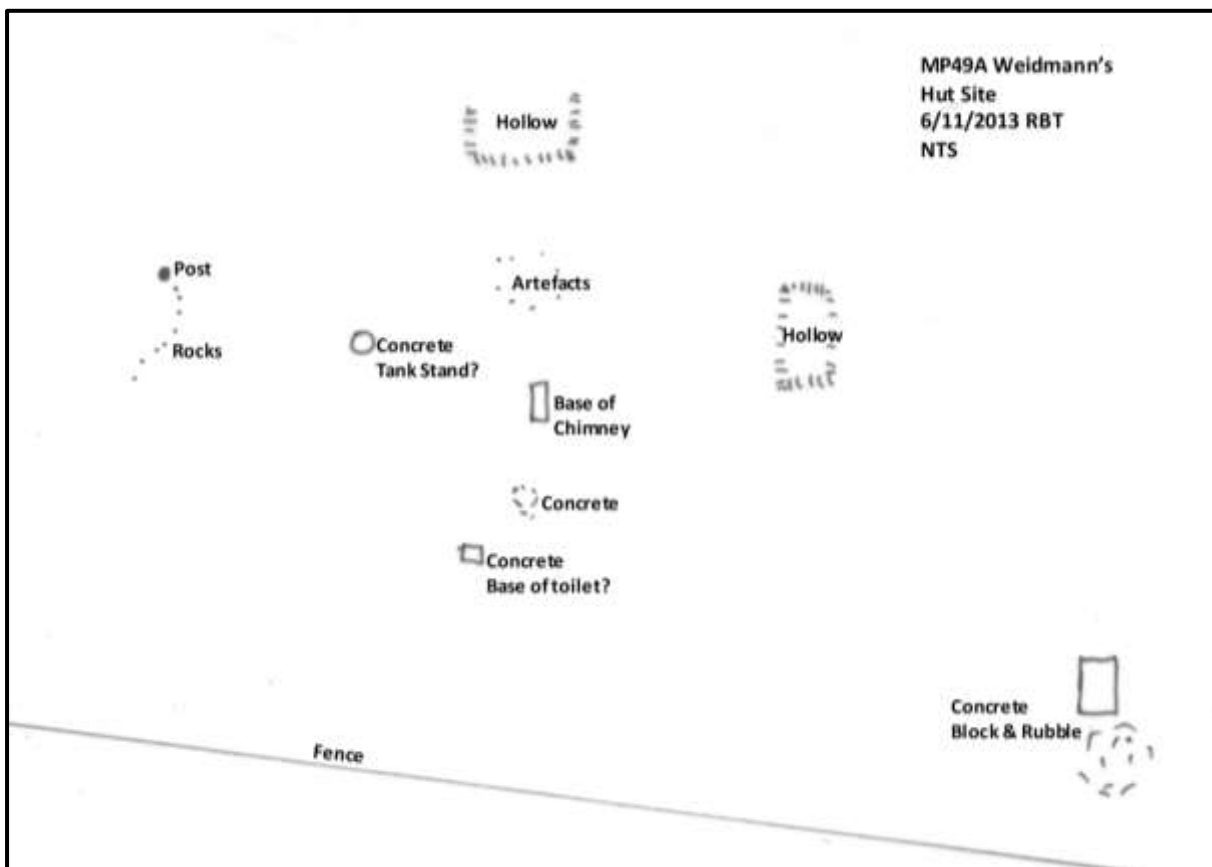
Plate 567: Google Earth view showing location of MP49A – hut within the landscape.



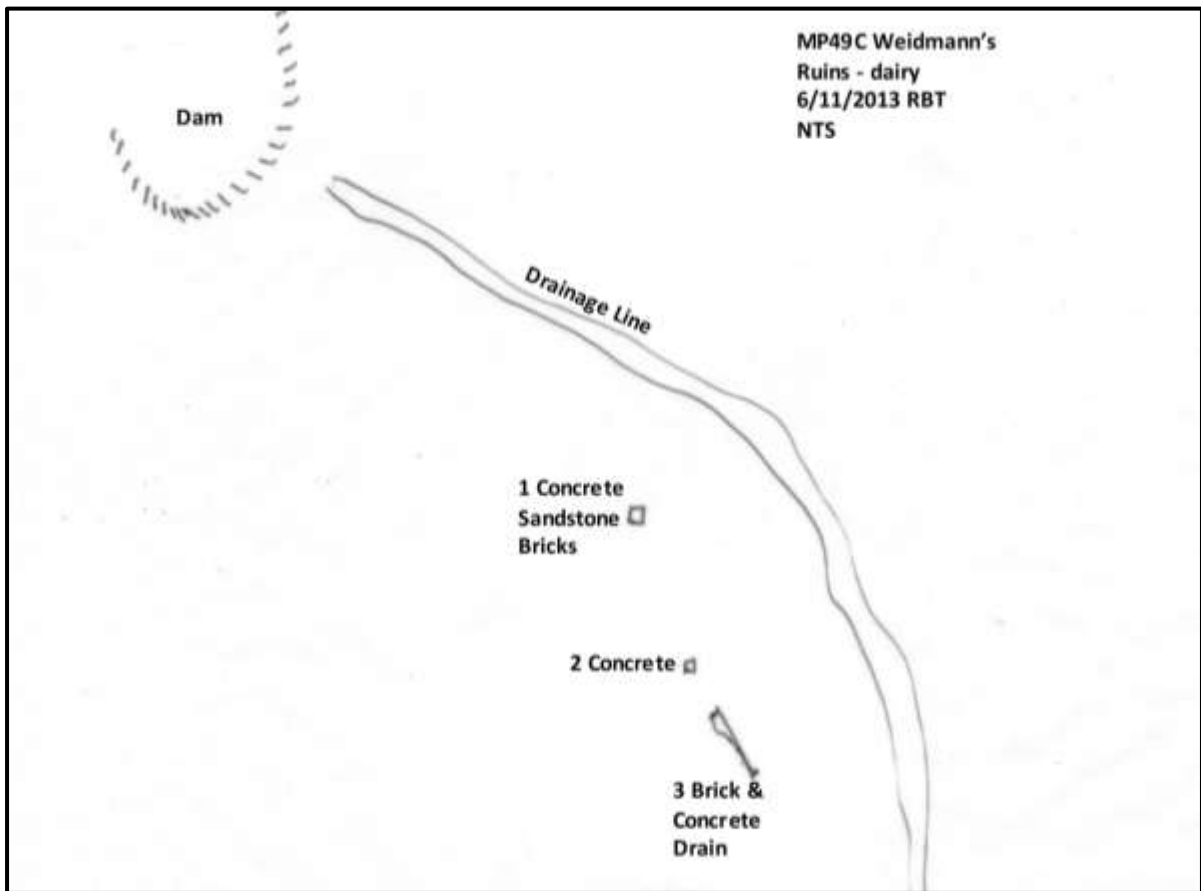
Plate 568: Google Earth view showing location of MP49B - mill within the landscape.



Plate 569: Google Earth view showing location of MP49C - Ruins within the landscape.



Plan 207: Plan of site MP49A showing features at the Hut area.



Plan 208: Plan of site MP49C showing features at the Ruins - dairy area.

PHOTOGRAPHS



Plate 570: P119. Base of chimney at MP49A looking west. Post in background.



Plate 571: P121. Base of chimney at MP49A looking north. Artefacts in background.



Plate 572: P123. Some of the artefacts at site MB49A



Plate 573: P124. Some of the artefacts at site MP49A



Plate 574: P127. Concrete to the south east of the chimney at MP49A



Plate 575 P128. Mill at MP49B



Plate 576: P130. Concrete block at MP49B



Plate 577: P129. Engines at site MP49B.



Plate 578: P131. Brick and mortar drain at MP49C – 3



Plate 579: P132. Piece of concrete and drain at site MP49C – 2



Plate 580: P133. Concrete, sandstone and bricks at site MP49C – 1

THEMES APPLICABLE TO THE SITE

Pastoralism
Farming

HERITAGE CRITERIA APPLICABLE

Criterion (a)

The site shows evidence of significant human activity i.e. house, dairy and early mill

Criterion (e)

The site has the potential to yield further archaeological information on when the structures were erected and how they functioned.

LEVEL OF SIGNIFICANCE: Moderate

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Test Excavation Full Excavation

STATEMENT OF SIGNIFICANCE

The site is significant as it appears to have been constructed at the start of the dairy industry in the Muswellbrook area. The site has potential to add further information to the understanding of how small scale dairy's operated.

SITE MANAGEMENT RECOMMENDATIONS:

- Test excavations of the hut and dairy site.
- Engines at mill to be offered to Denman Heritage Village.

Site No.	MP50	Site Name	Waitomo				
Coordinates: 56H		Easting	298990		Northing	6434630	
Portion		Allot.	3	Sect.	28	DP	
Statutory Listing: No			Type				
Non-Statutory Listing: No			Type				
Type of Site	Building	Yes			Archaeological	No	
Architect	Unknown			Builder	Unknown		
HISTORICAL INFORMATION ON SITE <ul style="list-style-type: none"> Allotments 3, 5 and 6 Section 28 were a purchase from the Crown by Donald Macintyre. Allotment 4, Section 28 was a purchase from the Crown by George King.⁵⁸¹ On 27th March 1916, George King, carpenter of Kayuga sold lot 4 Section 28 in the village of Kayuga for £150 to Donald Cracknell, labourer of Kayuga.⁵⁸² On 1st June 1922, Donald Cracknell, labourer of Kayuga sold lots 3 to 6 of Section 28 in the village of Kayuga for £265 to Patrick Vincent Lonergan, farmer of Kayuga.⁵⁸³ The style of the house indicated it was erected soon after Patrick Lonergan purchased the land from Donald Cracknell. In the obituary for the late Mrs Mary Casey in 1951, it is noted that Patrick Lonergan of Waitomo was a brother along with James Lonergan of Belgrave. She was predeceased by three brothers, Jack, Thomas and William.⁵⁸⁴ Patrick Vincent Lonergan died 17th April 1963, at Sacred Heart Hospice Darlington. He was 80 years of age. His estate was valued at £1210. The estate included Lots 3 to 6, Section 28 in the village of Kayuga. On the land was a weatherboard cottage of four rooms, kitchen and office, verandas and an iron roof.⁵⁸⁵ A check was made in the <i>Muswellbrook Chronicle</i> for an obituary without success. The property was willed to his only child, Urusula Patricia Turner. 							
DESCRIPTION OF SITE <ul style="list-style-type: none"> The main feature on the site is an inter war style house. The house is of sawn timber frame on timber piers and clad with a 'modern' style weatherboard. Has veranda on three sides, but veranda has no decorative features such as bevelled posts or trim. The four main rooms do have French doors to the veranda rather than windows. There is a bay window in the southeast room and there is a gable in the roofline above the window. The bay window has sash style windows, two on each side and one in the middle. This room has been divided to fit a bathroom in. There is coloured glass trim each side the front door and in the fan light. Front door as nine small panes of coloured glass. Internally, the hall has vertical timber lining to a chair rail then wallpaper above that. There is decorative plaster moulding in the ceilings. Half way down the hall there is a divider of timber fretwork. Hall is 1.8 metres wide and ceilings in house are 3 metres high. There are a number of sheds to the west of the house, all of post war construction. The car shed at the rear of the house has been constructed from recycled material. The posts and bed logs have mortises from previous use. 							

⁵⁸¹ Parish map 1889.

⁵⁸² Muswellbrook Shire: Notice of sale and transfer of ratable land

⁵⁸³ Muswellbrook Shire: Notice of sale and transfer of ratable land

⁵⁸⁴ *Muswellbrook Chronicle* 16th February 1951

⁵⁸⁵ State Records, Probate, 557498

PLANS & DRAWINGS



Plan 209: Part of the parish map of Kayuga, 1889 showing allotments 3 to 6, Section 28. The house is erected on Allotment 3.

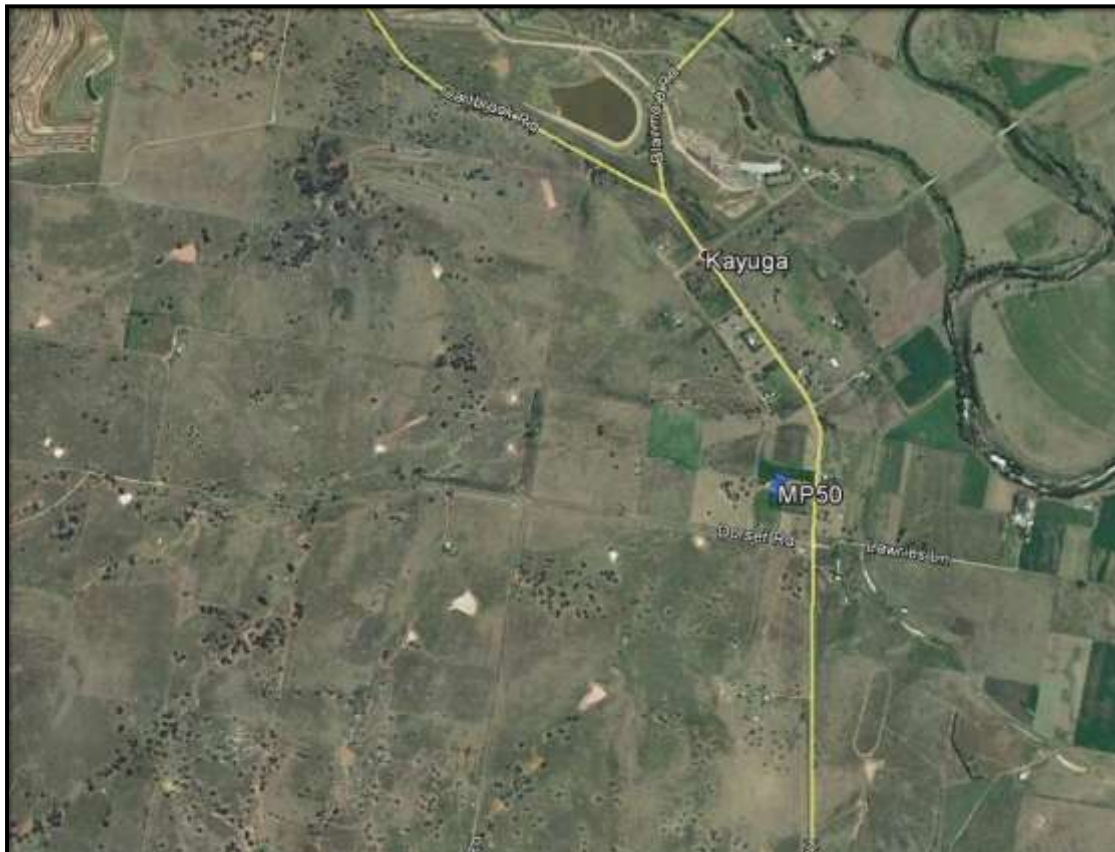
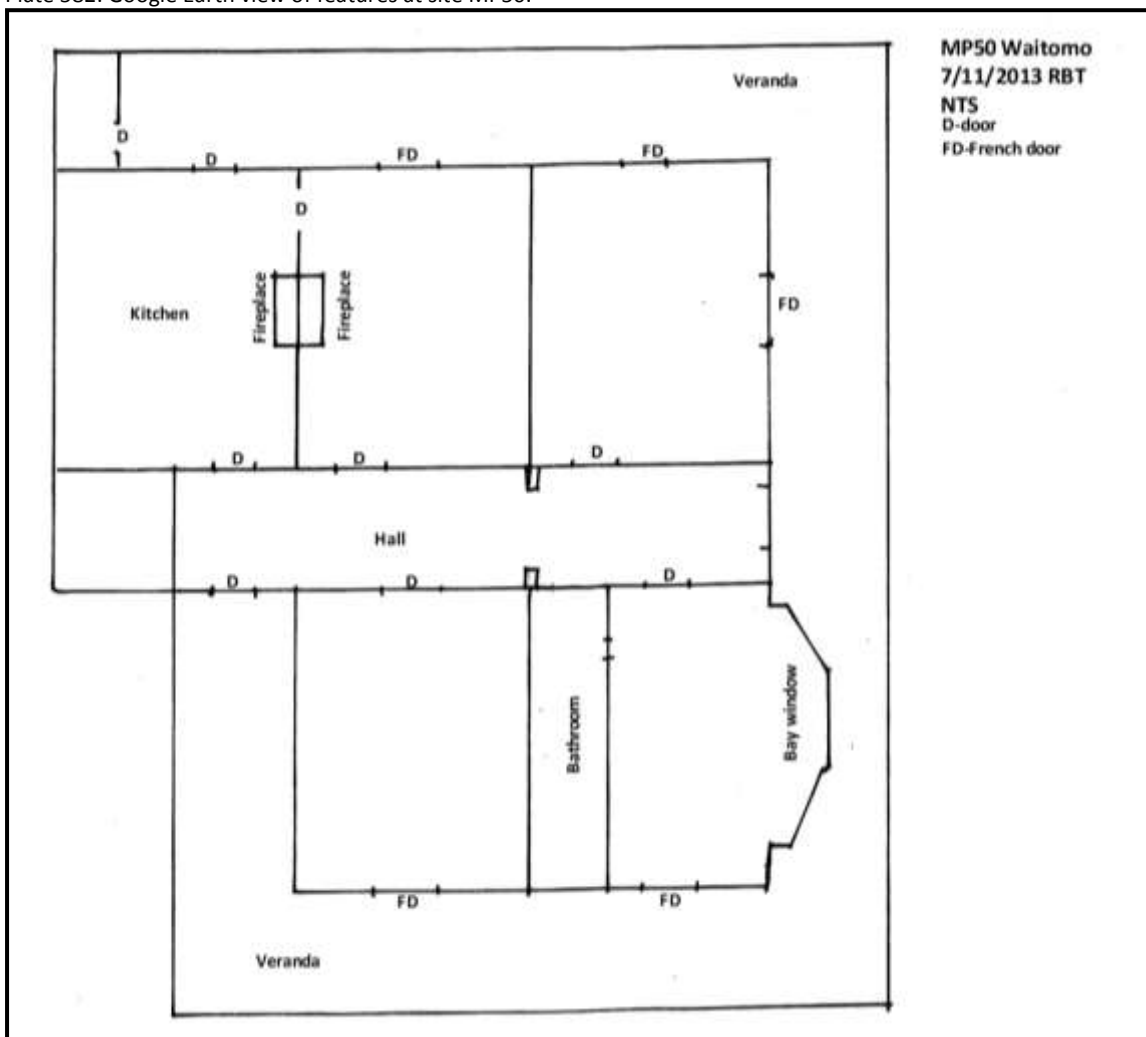


Plate 581: Google Earth view of site MP50 in relationship to Kayuga.



Plate 582: Google Earth view of features at site MP50.



Plan 210: Plan of the house at site MP50.

PHOTOGRAPHS



Plate 583: P166. Front of the house looking west.



Plate 584: P167. View of north side of site MP50.



Plate 585: P172. View of north west side of house.



Plate 586: P174. View of south side of house.



Plate 587: P153. Fireplace in kitchen



Plate 588: P154. Example of ceilings at site MP50.



Plate 589: P158. View of hall looking towards back door.



Plate 590: P157. Ceiling in hall



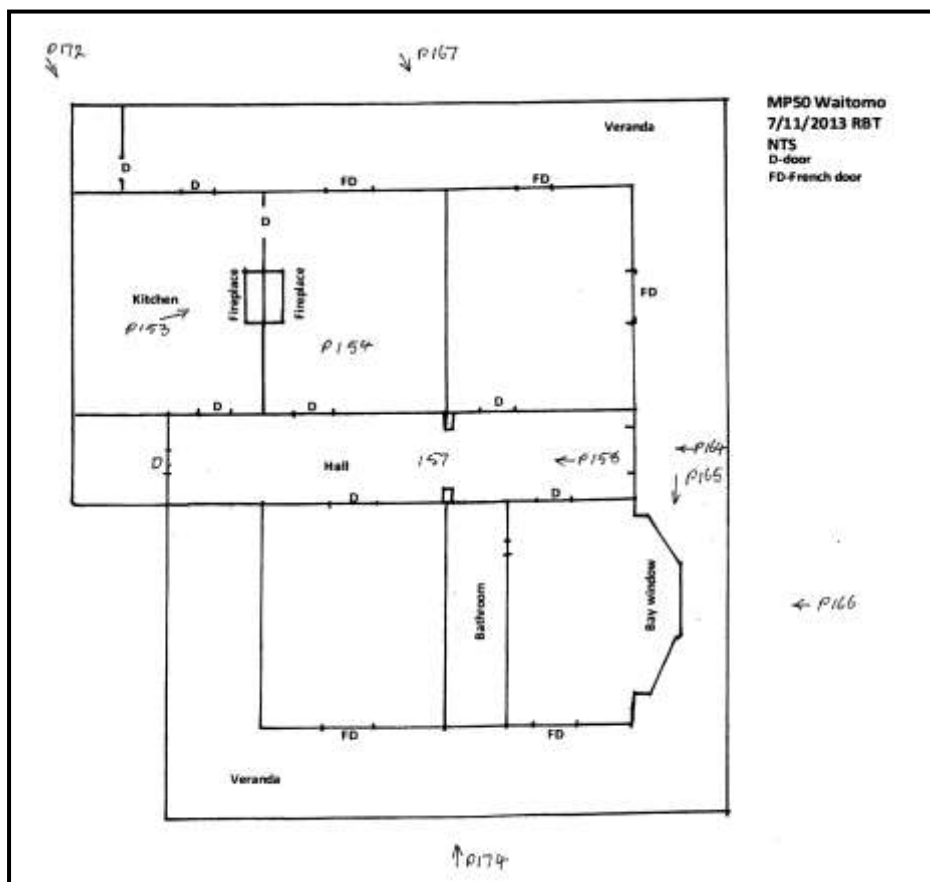
Plate 591: P164. Front door.



Plate 592: P165. Bay window



Plate 593: P169. Example of recycled building material in car shed at MP50.



Plan 211: Plan showing position and direction of photographer when each photograph was taken.

THEMES APPLICABLE TO THE SITE

Pastoralism

Farming

HERITAGE CRITERIA APPLICABLE

Criterion (a)

The site shows evidence of significant human activity although apart from the house and car shed the rest of the sheds at the site are of much later construction.

Criterion (f)

The site demonstrates designs and techniques which are of interest to the evolution of housing within the study area.

LEVEL OF SIGNIFICANCE: Moderate

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

In situ conservation

STATEMENT OF SIGNIFICANCE

The site is significant due to the evidence of human activity and the evolution of building styles and methods in the Kayuga area. It shows evidence of a better economic situation.

SITE MANAGEMENT RECOMMENDATIONS:

That the house be maintained and utilised.

Site No.	MP51	Site Name	Kayuga Bridge				
Coordinates: 56H		Easting	301090		Northing	6429225	
Portion		Allot.		Sect.		DP	
Statutory Listing: Yes			Type	<ul style="list-style-type: none">National EstateState Heritage Register Section 170Hunter Regional Environmental PlanMuswellbrook LEP 2009			
Non-Statutory Listing: No			Type				
Type of Site	Building	Yes - Bridge			Archaeological	No	
Architect	John A McDonald			Builder	J Musson & Co		
HISTORICAL INFORMATION ON SITE <ul style="list-style-type: none">Second oldest lattice bridge in NSWIron lattice bridges constructed over a short period; 1881 to 1893.All were designed by bridge engineer, John A McDonald							
DESCRIPTION OF SITE <ul style="list-style-type: none">Steel and iron structure which was imported from the United Kingdom.Bridge is 2-span continuous lattice truss, 77 metres long with timber beam approaches.It is supported on three piers made from pairs of tubes fabricated from curved and shaped wrought iron plates riveted together.The cross ties are attractively shaped to form vertical set of elliptical holes.Overall length is 162 metres.Single lane bridge with roadway carried on cross girders covered with a timber deck.							

PLANS & DRAWINGS

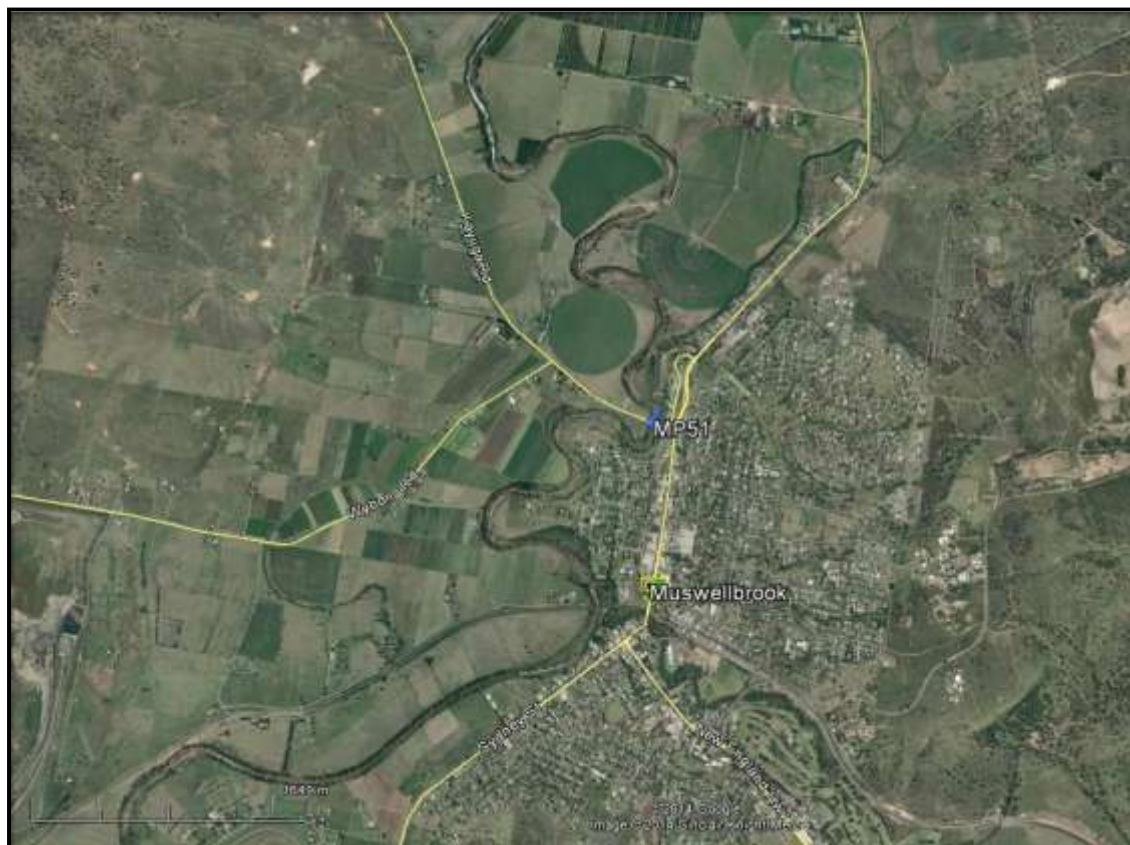


Plate 594: Google Earth view of site MP51 showing relationship to Muswellbrook.



Plate 595: Google Earth view of MP51, Kayuga Bridge over the Hunter River.

PHOTOGRAPHS



Plate 596: View of MP51, Kayuga Bridge looking south west at northern side of bridge. Unknown person. Photograph from files of MSLFHS No. P352.



Plate 597: View of MP51, Kayuga Bridge looking south at northern side of bridge. Photograph from files of MSLFHS No. P1357



Plate 598: View of MP51, Kayuga Bridge looking south east at northern side of bridge. Photograph from files of Muswellbrook Shire Heritage Study.

THEMES APPLICABLE TO THE SITE

Transport

HERITAGE CRITERIA APPLICABLE

Criterion (c)

The site shows creative and technical achievement.

Criterion (d)

The site is important for its association with an identifiable group i.e. settlers on the west bank of the Hunter River.

Criterion (g)

It is an excellent example of its type.

LEVEL OF SIGNIFICANCE: Exceptional

TYPE OF SIGNIFICANCE: State

ARCHAEOLOGICAL POTENTIAL:

In situ conservation

STATEMENT OF SIGNIFICANCE

The bridge is significant as it represents the needs of early settlers for a safe and reliable river crossing. It also associated with an early bridge designer, John A McDonald.

The bridge has high technical significance due to its integrity and condition while demonstrating aspects of technology, design and style in bridge design.

SITE MANAGEMENT RECOMMENDATIONS:

Outside scope of this report, but it should be monitored to ensure continual maintenance.

Site No.	MP52	Site Name	Overdene – originally Overton				
Coordinates: 56H		Easting	297840		Northing	6427710	
Portion	9	Allot.		Sect.		DP	735667
Statutory Listing: Yes			Type	Hunter Regional Environmental Plan Muswellbrook Shire LEP			
Non-Statutory Listing: Yes			Type	National Trust			
Type of Site		Building	Yes		Archaeological		Yes
Architect		Unknown		Builder	John Elsley		
HISTORICAL INFORMATION ON SITE							
<ul style="list-style-type: none">Originally, on Portion 9 of 2560 acres in the Parish of Clanricard, it was a grant from the Crown to Captain Francis Allman. He first called it Kelso Place.⁵⁸⁶The portion was later sold to John Kerr McDougall⁵⁸⁷ and his family held it until 1858 when it was sold to Henry Nowland.⁵⁸⁸Henry Nowland died in 10th February 1863, he left his estate to his wife Harriet, but Overton had a mortgage on it with William Allison.⁵⁸⁹In 1869, John Elsley was erecting a country residence for Mrs Nowland on the Overton estate. His son, Francis accidentally set fire to the building, which destroyed the timber kitchen section and left only the stone walls of the main building standing.⁵⁹⁰In January 1879, the property was transferred from the Nowland family to George Blunt.⁵⁹¹ George Blunt transferred the property to his son, Thomas, who in 1912 sold the estate to William Frederick Robey.⁵⁹²In 1912, the Overton estate consisted of 5538 acres 1 rood and 24 perches, W F Robey paid £44,000 for the property. He started subdividing the property and selling it off in smaller parcels.The Scholes family purchased the homestead portion and it remained in their possession until 11th July 1959 when they subdivided the property of 1500 acres into 11 smaller portions. The homestead was on lot 5.⁵⁹³ The homestead was described as old stone house of five rooms connected to power.The house is now owned by Bengalla Coal.							
DESCRIPTION OF SITE							
<ul style="list-style-type: none">The house is constructed of stone with chimneys of brick.Internal walls are of brick with plastered surface. There is evidence of the use of wallpaper.The stone is of much better quality at the front of the house where most blocks are a nominal 300mm wide.There is some evidence of tuck-pointing of the mortar joints at the front of the house.The other external walls use blocks of varying thickness.All external walls except the front may have been plastered when the house was originally erected. This would have covered the irregular stone size and brick in the chimneys.Varying size stones have been keyed together at the north west corner of the house.There are five rooms with a central hall. The hall has a brick archway between the front and rear rooms.							

⁵⁸⁶ LPMA, Register of Grants No.24 Page 163

⁵⁸⁷ LPMA Old System, Book G No. 986

⁵⁸⁸ LPMA Old System, Book 56 No. 430.

⁵⁸⁹ LPMA Old System, Book 56 No.431.

⁵⁹⁰ *Maitland Mercury* 30th January 1869.

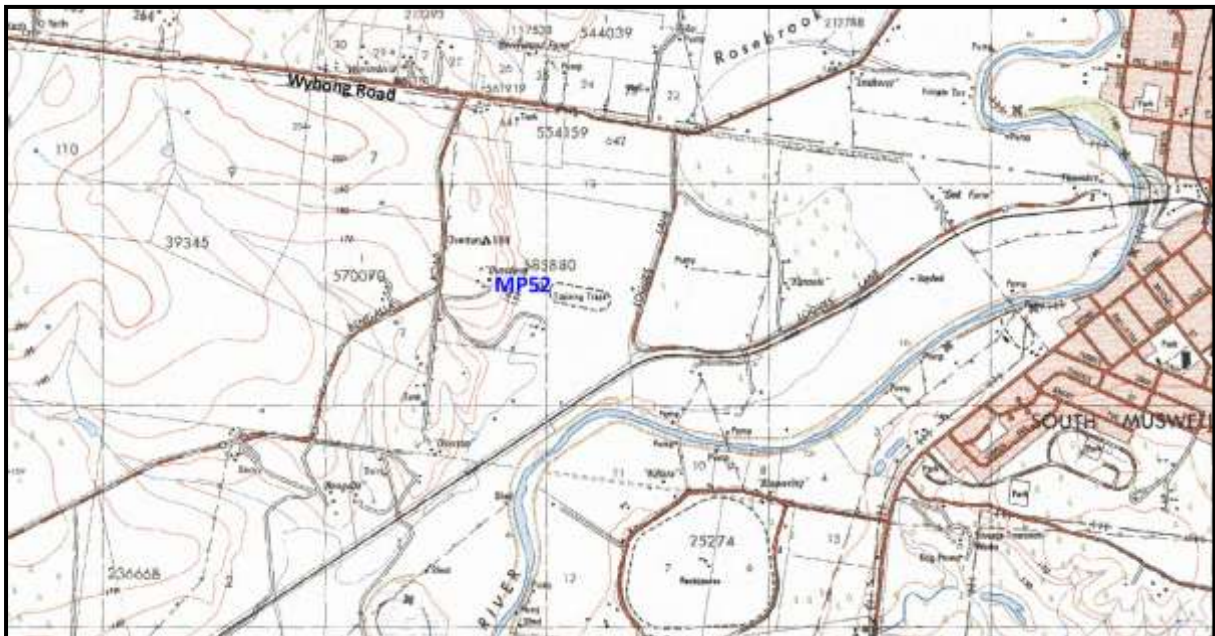
⁵⁹¹ LPMA Old System, Book 187 No. 954

⁵⁹² LPMA Old System, Book 969 No, 156

⁵⁹³ Edward Higgins. Parkinson & Co. Auctioneers, sale brochure.

- Originally, the ceilings were of lath and plaster.
- Internal doorways have a timber lintel with an arch in the brickwork for strength.
- External doorways and windows have well cut and dressed lintels of sandstone.
- Roof is of corrugated iron, but originally was of shingles. The shingles still exist under the corrugated iron.
- Sawn timber used in the roof construction.
- The two front rooms facing east had two sets of French doors in each room along with a fireplace. The use of two sets of French doors is unusual.
- There was a rectangular fan light over the front door.
- Internal walls are 3.3 metres. Skirting boards are 250mm high.
- Floorboards are 145 wide, though there is some variation. They are not T & G.
- Windows are constructed of two sashes with six panes in each. Timber glazing is light and well made. High quality fittings have been used.
- Doors are of four panels, the front door has raised sections inside the panel. The French doors have one timber panel with two of glass.
- The external part of the chimneys makes use of decorative brickwork and one chimney pot remains.
- Originally, there was a veranda on all sides, but only the east and south have evidence of the footings. Evidence indicates that the verandas were 2.3 metres wide.
- There is evidence in the stone showing where the roof for the veranda on the north and west were located. Evidence can also be seen in the 1980 photographs taken by T Tame.
- Originally, there was a kitchen block to the west of the house.

PLANS & DRAWINGS

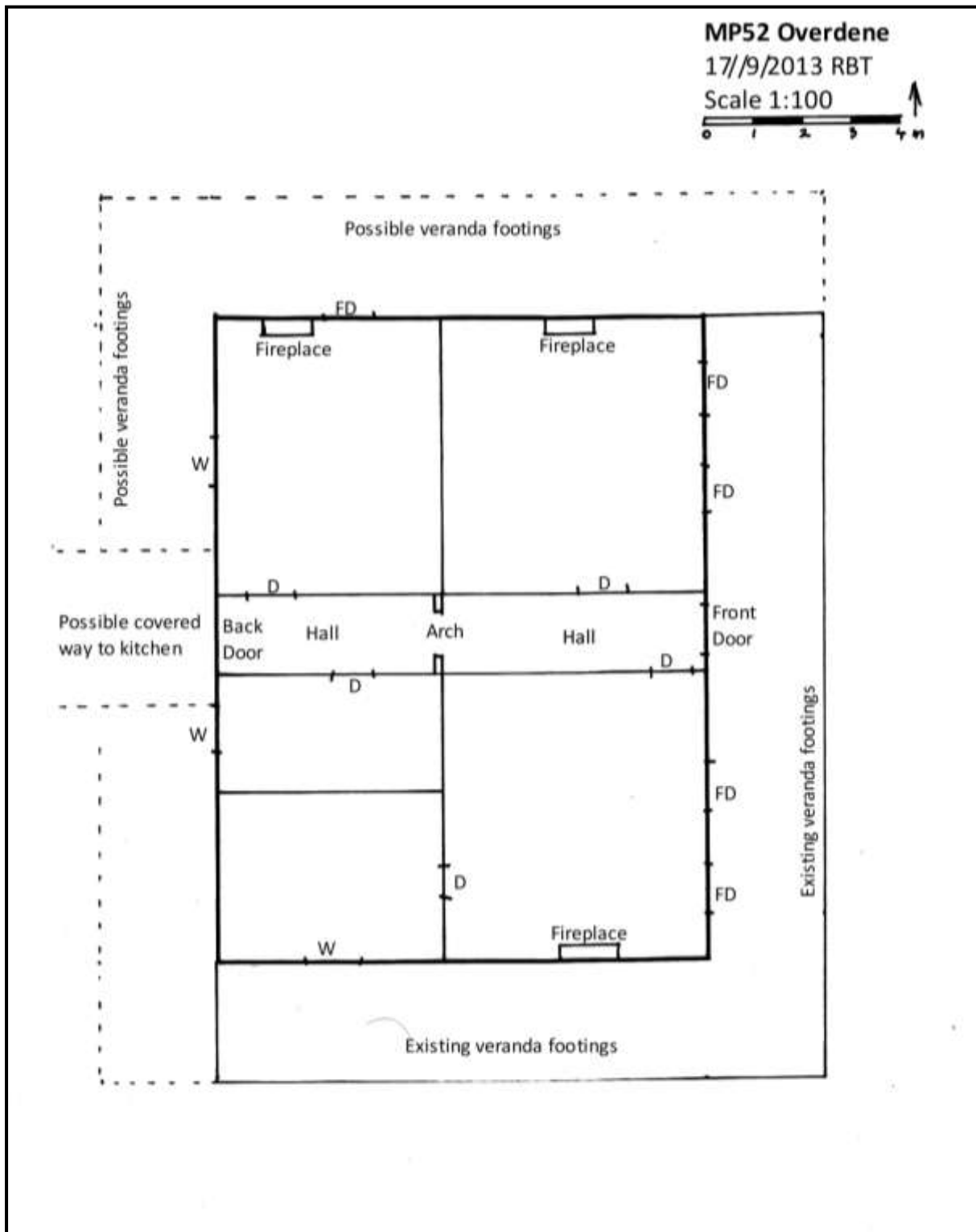


Plan 212: Part of topographical map, Muswellbrook 90331S, showing location of site MP52





Plate 600: Google Earth view of features at site MP52. The homestead is the building with a rusty roof, all other buildings were erected after the 1959 subdivision sale.



Plan 214: Plan of Overdene drawn in 2014 showing existing and possible location of features.

PHOTOGRAPHS



Plate 601: Front of the house in 1980. Photograph by T Tame.



Plate 602: Front of the house in 1996. Photograph from Muswellbrook Shire Heritage Inventory.



Plate 603: Back of the house in 1980. Photograph by T Tame.



Plate 604: Details of chimney in 1980. Photograph by T Tame.



Plate 605: P03. View of front and south side of building.



Plate 606: P04. View of north side of building.



Plate 607: P02. View of south side of building.



Plate 608: P01. View of west or rear of building. Evidence is visible in the stone where the veranda and covered walkway were attached to the building.



Plate 609: P16. Brickwork in chimney on north west.



Plate 610: P18. Brickwork in chimney on south



Plate 611: P17. Brickwork in chimney on north east.



Plate 612: P05. View of chimney pot and decorative brickwork.



Plate 613: P08. View of roof structure in the front of the building.



Plate 614: P14. Roof structure above rear hall. Note brickwork in archway and doorway on right.



Plate 615: P07. Front door.



Plate 616: P11. Window in south west room



Plate 617: P12. French door in south front room.



Plate 618: P09. View of brickwork above archway in hall.



Plate 619: P10. View of timber lintel and ached brickwork above doorway.

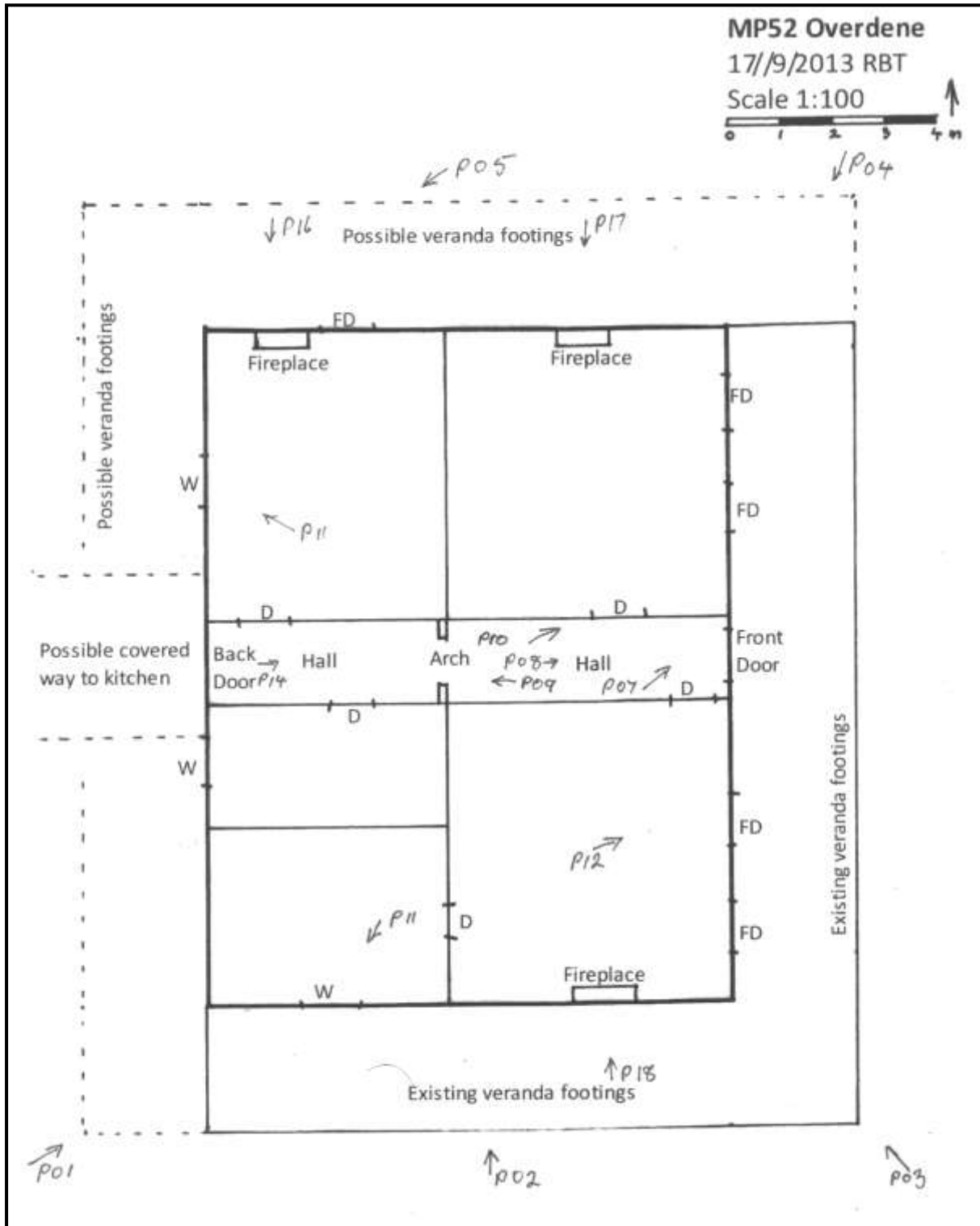


Plate 215: Plan showing position and direction of photographer when each photograph was taken.

THEMES APPLICABLE TO THE SITE

Pastoralism
Farming
Early settlers
Technology

HERITAGE CRITERIA APPLICABLE

Criterion (a)

The site shows evidence of significant human activity i.e. present building and extensions to the west

Criterion (b)

The site is associated with a significant group of people i.e. Nowland family who were original settlers in Muswellbrook plus the Blunt family who were railway engineers and early developers of irrigation and the dairy industry.

Criterion (e)

The site has potential to yield new and further archaeological information especially to the west of the present building.

LEVEL OF SIGNIFICANCE: High

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Monitor In situ conservation

STATEMENT OF SIGNIFICANCE

Although the estate was taken up by Francis Allman in 1825, the present building dates from late 1860s. It is significant for its association with two families, Nowland and Blunt. It is also significant for the evidence it could provide on how a rural estate functioned along with construction methods for a better quality rural building.

SITE MANAGEMENT RECOMMENDATIONS:

- The building should be maintained utilising the guidelines in a Conservation Management Plan.
- No earthworks should take place in the area around the building unless a suitable qualified archaeologist is present to monitor the works.

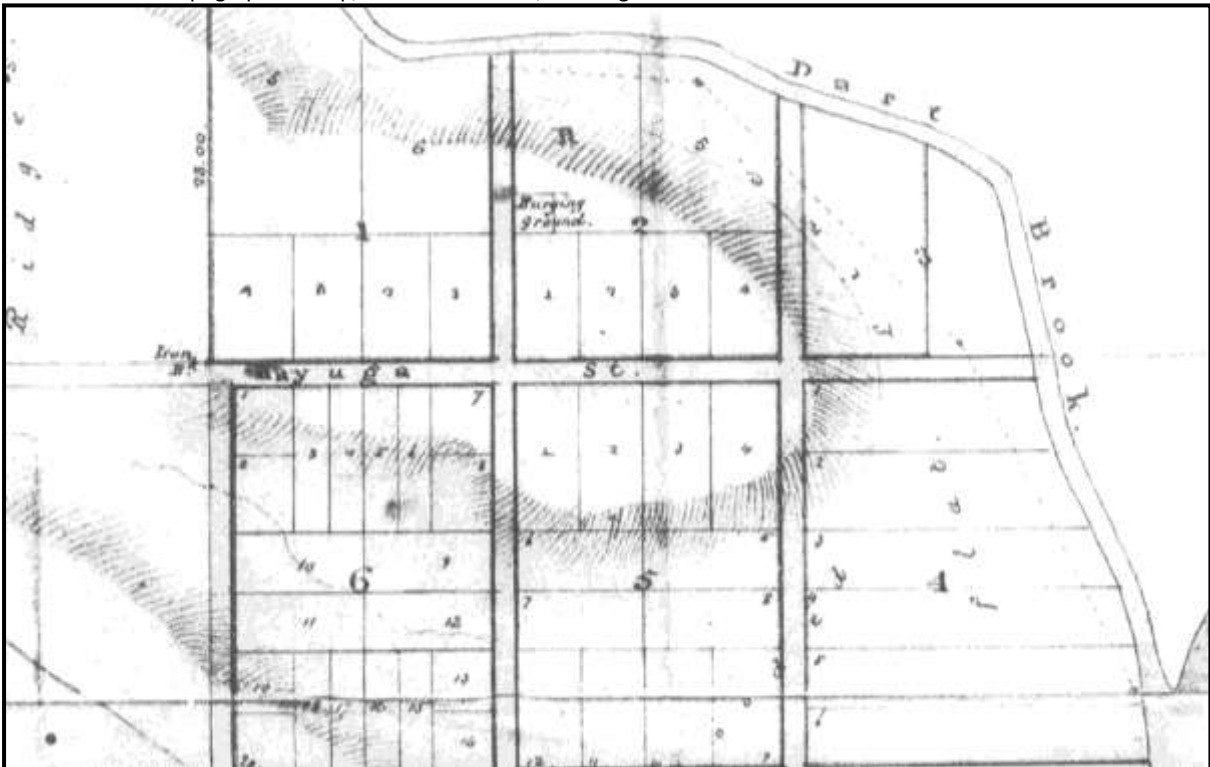
Site No.	MP53	Site Name	Kayuga Cemetery				
Coordinates: 56H		Easting	299160		Northing	6435745	
Portion		Allot.		Sect.		DP	
Statutory Listing: Yes			Type	State Muswellbrook Shire LEP			
Non-Statutory Listing: Yes No			Type	National Trust			
Type of Site		Building	Cemetery		Archaeological		Yes
Architect		Unknown		Builder	Unknown		
HISTORICAL INFORMATION ON SITE <ul style="list-style-type: none">Kayuga cemetery is the oldest cemetery in the Upper Hunter. It was set aside as a burial ground by Archdeacon Scott in 1828 with the first known burial in 1831.The cemetery remained in use up until at least 1956 when Ada Major was buried.The village reserve never developed beyond a cemetery and small farms although it was surveyed and streets marked out.Initially the village was marked out on strict grid of streets to the cardinal points. This placed the existing cemetery within a reserve in Section 2.This did not align with the track that went from Muswellbrook, Negoa, Kayuga Station and beyond so the plan was rotated 45 degrees. The cemetery was now in the middle of Heir Street and impacting on the west end of Allotment 2 Section 1. To allow access around the cemetery Portion 206 was created to the west.The cemetery has seen three periods of use.The first is called the convict period. During this period, which was from 1831 to 1842 at least twelve convicts were buried here. It is not known how many burials had headstones or markers of some sort, but eight headstones survive.The next period of use was by Scottish settlers and labourers. There were at least ten burials in this period with five surviving headstones.The last period was by Conditional Purchase settlers and labourers who moved into the area after the large land holdings were broken up following Robertson’s 1861 Land Act. There were at least thirty-seven burials in this period, but only five headstones survive. The five headstones do represent multiple deaths i.e. twelve.⁵⁹⁴							
DESCRIPTION OF SITE <ul style="list-style-type: none">The cemetery is located on a low ridge above the Dartbrook and Hunter Rivers.All headstone face the south.							

⁵⁹⁴ Rob Tickle, *History through Monuments, Kayuga Cemetery*, 1990.

PLANS & DRAWINGS



Plan 216: Part of topographical map, Aberdeen 90331S, showing location of MP53.



Plan 217: Part of the original design for village of Kayuga. Surveyor John Rogers, 4th May 1858. SR Map 3271



Plan 218: Part of 1861 map of Kayuga showing cemetery in Heir Street and Portion 206. Lands Department.

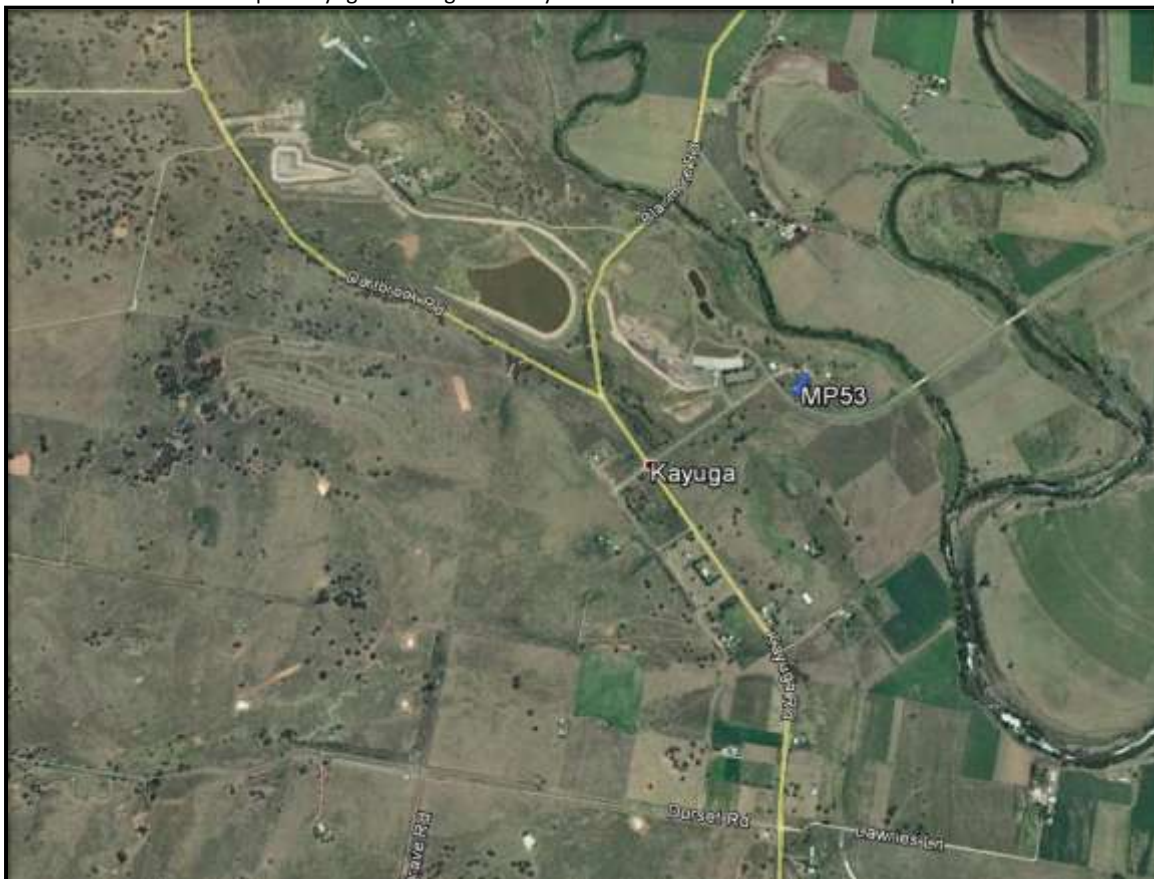
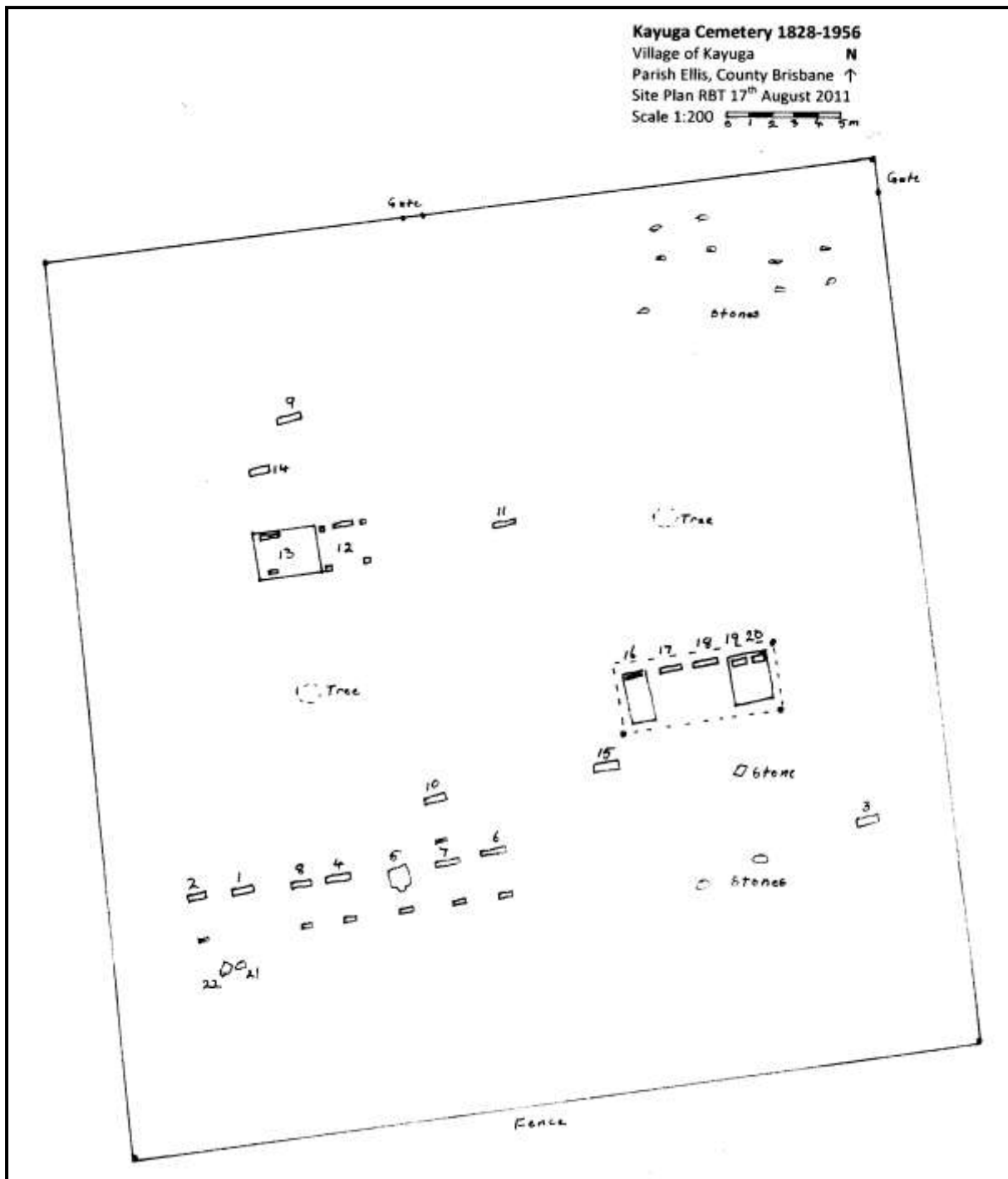


Plate 620: Google Earth View of site MP53 in relationship to Kayuga.



Plate 621: Google Earth view of features at site MP53. The cemetery is the square below the dirt road. Riverview homestead on right.



Plan 219: Plan of cemetery. Convicts along bottom, Scottish settlers top left and CP settlers middle right. Stones may mark graves without headstones.

PHOTOGRAPHS



Plate 622: P57. Convict headstones in Kayuga Cemetery.



Plate 623: P01. Kayuga Cemetery looking to north east. Convicts in foreground, Scottish settlers back left and CP settlers back right.

THEMES APPLICABLE TO THE SITE

Death and Commendation

HERITAGE CRITERIA APPLICABLE

Criterion (a)

The site is associated with three significant historical phases; convicts, Scottish settlers and CP settlers.

Criterion (c)

The headstones show technical achievement and exemplify a particular style i.e. use of footstones with headstones.

Criterion (d)

The site is important to a community's sense of place and is identifiable with three groups.

Criterion (f)

The cemetery is the only example of its type in the Upper Hunter.

LEVEL OF SIGNIFICANCE: Exceptional

TYPE OF SIGNIFICANCE: State

ARCHAEOLOGICAL POTENTIAL:

In situ conservation

STATEMENT OF SIGNIFICANCE

The Kayuga Cemetery is highly significant. It is the oldest in the Upper Hunter and the only one where serving convicts have their graves marked with impressive headstones. This cemetery has the potential to provide us with a much better understanding of convicts and their value to the community. There is also value in studying the burial patterns of the settlers and the role a small country cemetery played in the community.

SITE MANAGEMENT RECOMMENDATIONS:

Continued maintenance and preservation.

Site No.	MP54	Site Name	Port. 71																			
Coordinates:		Easting	298340		Northing	6433740																
Portion	71	Allot.		Sect.		DP																
Statutory Listing:		No	Type																			
Non-Statutory Listing:		No	Type																			
Type of Site	Building	No	Archaeological		Yes																	
Architect	Unknown		Builder	Unknown																		
HISTORICAL INFORMATION ON SITE																						
<ul style="list-style-type: none"> Originally, Portion 71 was a 40-acre selection by John Weller in 1869. John Neil, Licensed Surveyor, sent his survey and letter to the Surveyor General 30 December 1870. He indicated that there was a house or hut in the northeast corner of the portion.⁵⁹⁵ Neil commented that the land may be ploughed, but the soil was poor. Timber was box with some ironbark, there was no permanent water. It would appear that John Weller forfeited on his claim as the portion was put up for auction at Muswellbrook on 22nd July 1872 as Country Lot E, but there was no bid. In 1873, it appears that Aaron Upward, school teacher of Kayuga, took up the selection.⁵⁹⁶ A provisional school started at Kayuga in 1867. This school was housed in the Methodist Church, located on Lots 1 to 3, Section 22 in the village of Kayuga. The first teacher was Mr Aaron Upward, who was 37 years of age, a carpenter with no formal training as a teacher. The Department of Education wished to change the status of the school to a public school and appoint a better-trained teacher.⁵⁹⁷ In August 1868, Mr Dwyer, Inspector of School made a visit to the provincial school; teacher, Mr. A Upward. Dwyer had meeting with parents, 12 months since school established. Object was to build a public school. Present building not suitable. Building committee formed.⁵⁹⁸ Electoral roll Upper Hunter. 																						
<table border="1"> <thead> <tr> <th>Name</th> <th>Residence</th> <th>Qualification</th> <th>Where situated</th> <th>Year</th> </tr> </thead> <tbody> <tr> <td>Upward, Aaron</td> <td>Kayuga</td> <td>Residence</td> <td>Muswellbrook</td> <td>1869-70</td> </tr> <tr> <td>Upward, Aaron</td> <td>Kayuga</td> <td>Residence</td> <td>Muswellbrook</td> <td>1874-75</td> </tr> </tbody> </table>								Name	Residence	Qualification	Where situated	Year	Upward, Aaron	Kayuga	Residence	Muswellbrook	1869-70	Upward, Aaron	Kayuga	Residence	Muswellbrook	1874-75
Name	Residence	Qualification	Where situated	Year																		
Upward, Aaron	Kayuga	Residence	Muswellbrook	1869-70																		
Upward, Aaron	Kayuga	Residence	Muswellbrook	1874-75																		
<ul style="list-style-type: none"> Aaron Upward was still on Portion 71 in 1876. A Conditional Purchases Legalising Act was passed to legalise purchase that had anomalies in the title. Aaron Upward had one of those blocks.⁵⁹⁹ It is unknown when Upward sold his portion, but by 1907 it was owned by Michael Casey and following his death it passed to his family.⁶⁰⁰ 																						
DESCRIPTION OF SITE																						
<ul style="list-style-type: none"> There is very little on the surface to indicate there may have been a house here. There are a large number of white iris plants covering an area approximately 70 x 80 metres. Several pieces of early ceramic along with the base of an early bottle were located on an eroded cattle pad. 																						

⁵⁹⁵ LPMA Crown Plan 957-1511

⁵⁹⁶ LPMA Crown Plan 957-1511

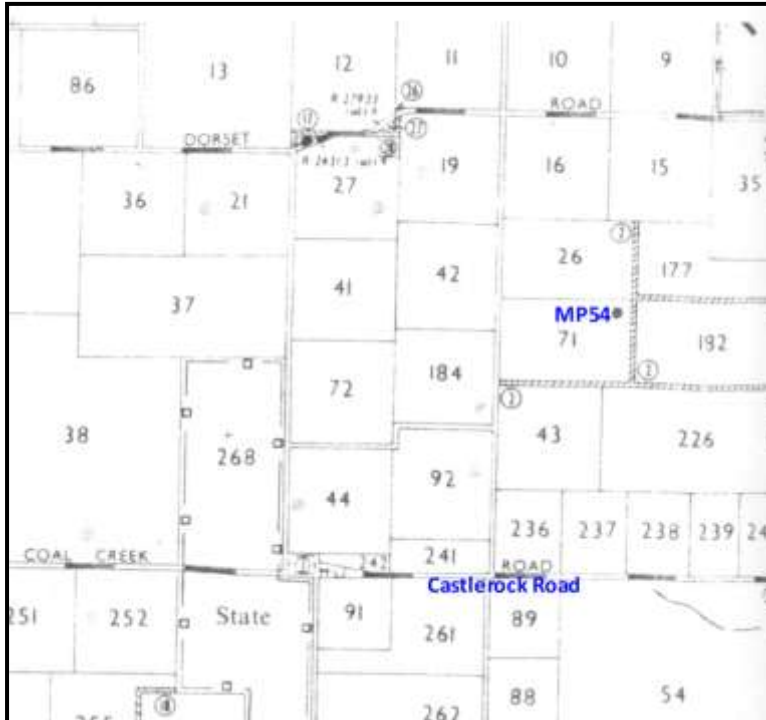
⁵⁹⁷ Kayuga Public School Centenary Celebrations Booklet, 10th June 1967

⁵⁹⁸ *Maitland Mercury* 11th August 1868

⁵⁹⁹ *Maitland Mercury* 3rd October 1876.

⁶⁰⁰ Muswellbrook Shire Rate Books.

PLANS & DRAWINGS



Plan 220: Part of the Parish of Ellis showing the location of Portion 71 and MP54.

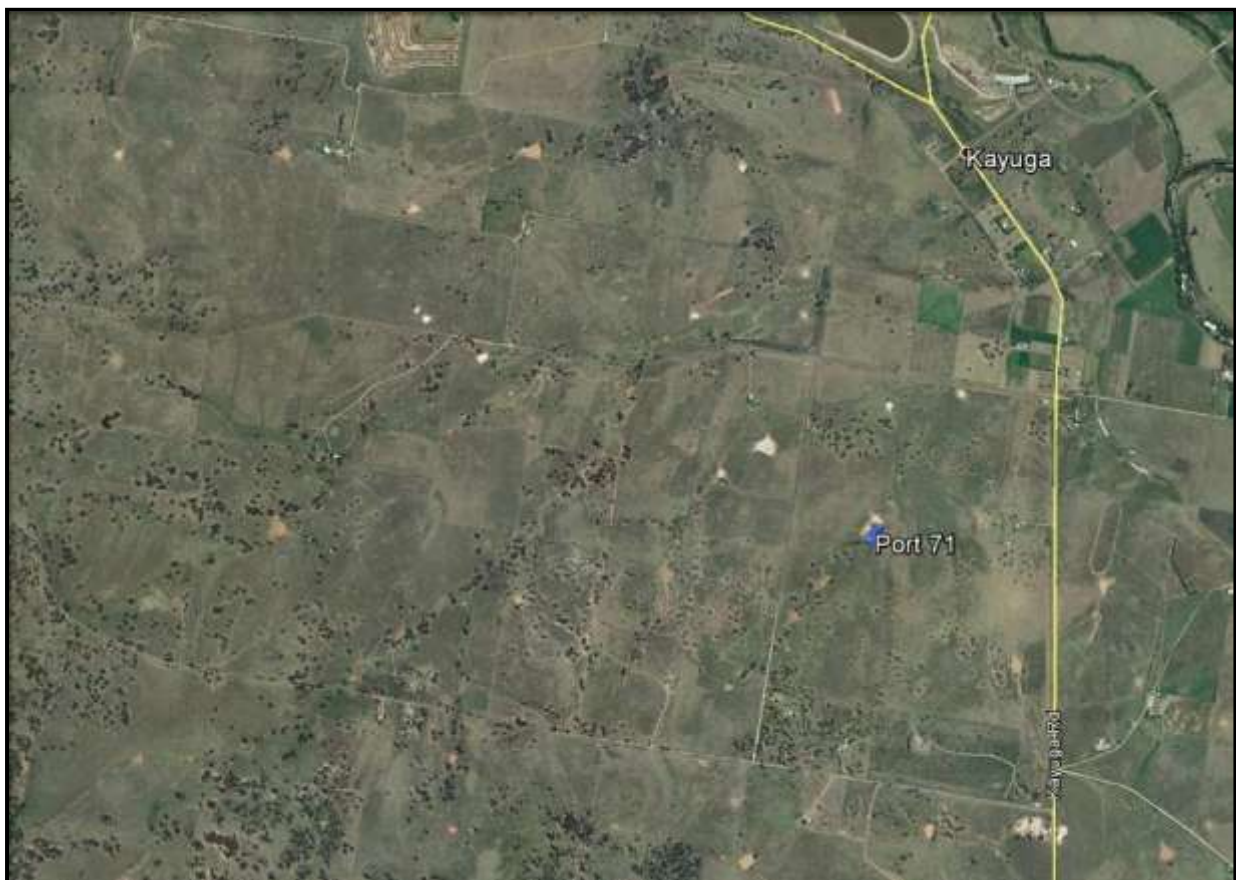
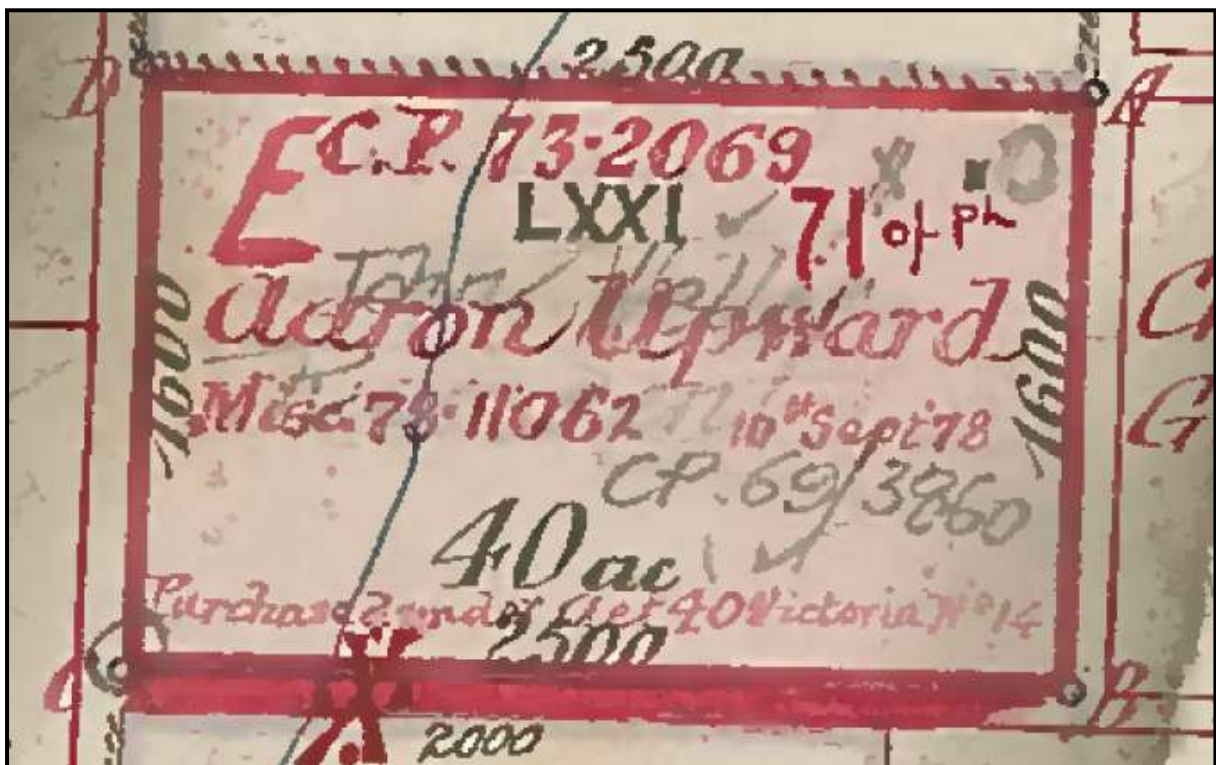


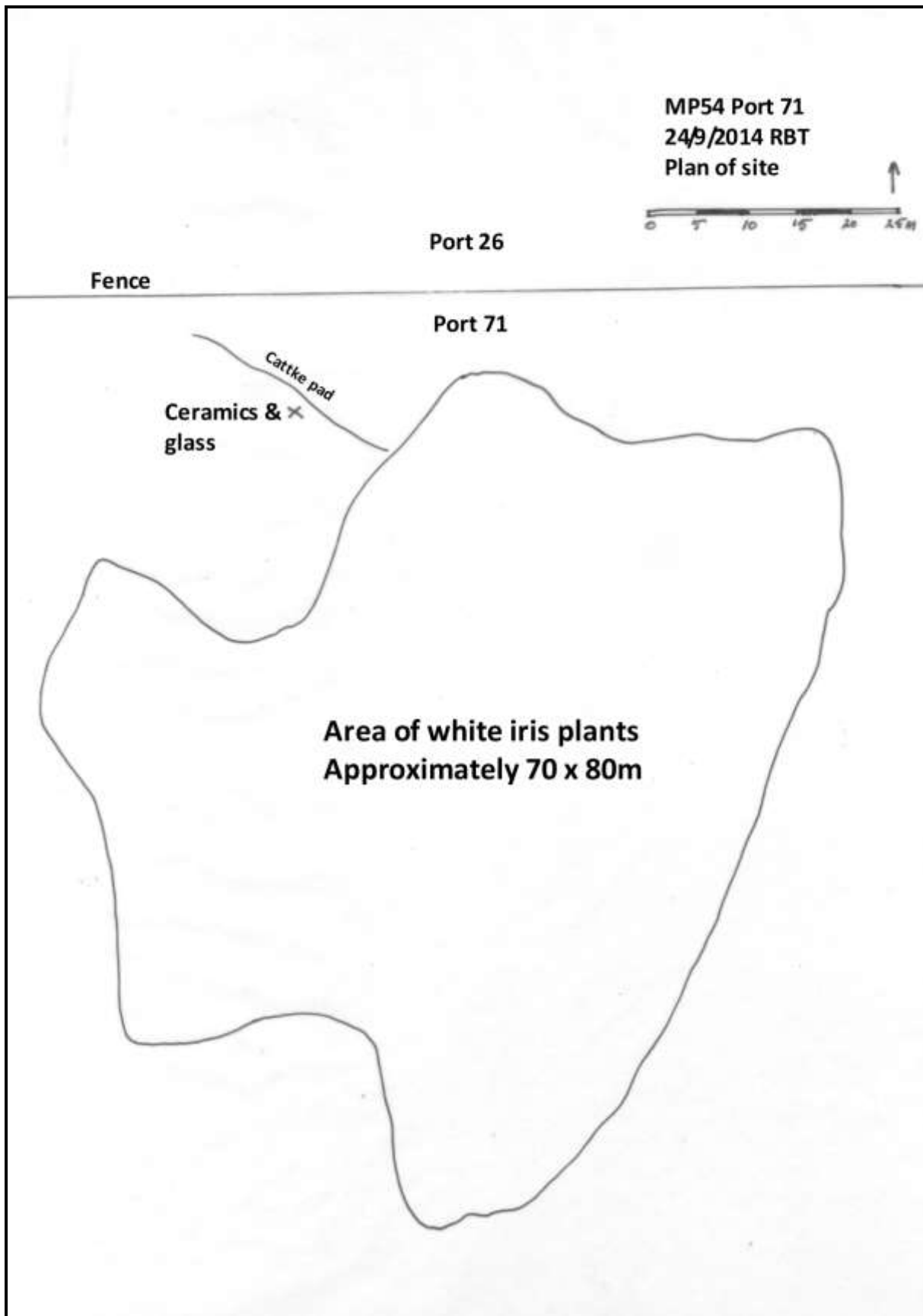
Plate 624: Google Earth view showing MP54 in relationship to Kayuga.



Plate 625: Google Earth view showing location of ceramics found in area of MP54



Plan 221: Part of Crown Plan 957-1511



Plan 222: Plan showing features found at the site.

PHOTOGRAPHS



Plate 626: View to west over area of iris plants at MP54



Plate 627: Photograph of artefacts found at site MP54.

THEMES APPLICABLE TO THE SITE

Pastoralism
Farming

HERITAGE CRITERIA APPLICABLE

Criterion (e)

The site has the potential to yield further substantial archaeological information on building methods on early conditional purchases.

LEVEL OF SIGNIFICANCE: High

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Test Excavation Full Excavation

STATEMENT OF SIGNIFICANCE

The site is significant as it was one of the early conditional purchases in the area and was owner by a carpenter.

The site may have been disturbed by dry land farming and could provide information on how disturbing such a practice would be to an archaeological site.

SITE MANAGEMENT RECOMMENDATIONS:

If the area is to be disturbed an effort should be made locate where the house was. This would require test excavations and possibly a full excavation of the house site.

Site No.	MP55	Site Name	Portion 26				
Coordinates: 56 H		Easting	298457		Northing	6434013	
Portion	26	Allot.		Sect.		DP	
Statutory Listing:	No	Type					
Non-Statutory Listing:	No	Type					
Type of Site	Building	No			Archaeological	Yes	
Architect	Unknown			Builder	Unknown		
HISTORICAL INFORMATION ON SITE <ul style="list-style-type: none"> Conditional purchase from the Crown by Edward Edgar in 1866. Letter and plan forwarded to Surveyor General by John Neil, licensed surveyor, on 22nd July 1867.⁶⁰¹ Neil indicated on his plan that there was a house in the northeast corner of the portion and some of the land had been fenced. He also noted that most of the portion could be ploughed, but the soil was poor, timber was mainly box and there was no permanent water. In November 1867 the <i>Maitland Mercury</i> reported that Mr Edgar of Kayuga has opened coal mine on Negoa. The seam 5' thick. Coal is being used by the town's blacksmiths.⁶⁰² Was this the same Mr Edgar who purchased Portion 26? Edward Edgar listed in Upper Hunter electoral roll for 1869-70, 1874-75 and 1881-82 as having freehold property at Kayuga. He does not appear in the electoral roll for the area after 1882. On 4th February 1882, James Hutchison, auctioneer of Muswellbrook advertised that he would auction a 80 acre farm at Kayuga on 7th February 1882. He was selling for the proprietor, Amos Clark, but the farm had recently been the property of Edward Edgar. The 80 acres had been divided into 40 acre paddock, 15 acre cleared paddock, 20 acres of cultivation and 5 acre orchard. There was a comfortable 4-roomed house with galvanized iron roof, veranda, large shed, store room, dairy, one large dam and three small dams, stockyards, pig sty and fowl house. The orchard contained 1000 vines and 150 peach and other fruit in full bearing.⁶⁰³ Perhaps Edward Edgar had added Portion 71 held by Aaron Upward. Aaron Upward had married Ann Edgar at Muswellbrook in 1865.⁶⁰⁴ Crown Plan 510-1511 indicates that by January 1884 the portion was held by Thomas Cook. It is unknown when Thomas Cook sold the portion, but by 1907 it was owned by Michael Casey and following his death it passed to his family.⁶⁰⁵ 							
DESCRIPTION OF SITE <ul style="list-style-type: none"> No evidence of any structures could found in the area except for a single broken brick. There is thick grass cover, which provided no possibility of observing the surface. Close by there is a collapsed well, Comet windmill, trough and tank. 							

⁶⁰¹ LPMA Crown Plan 510-1511

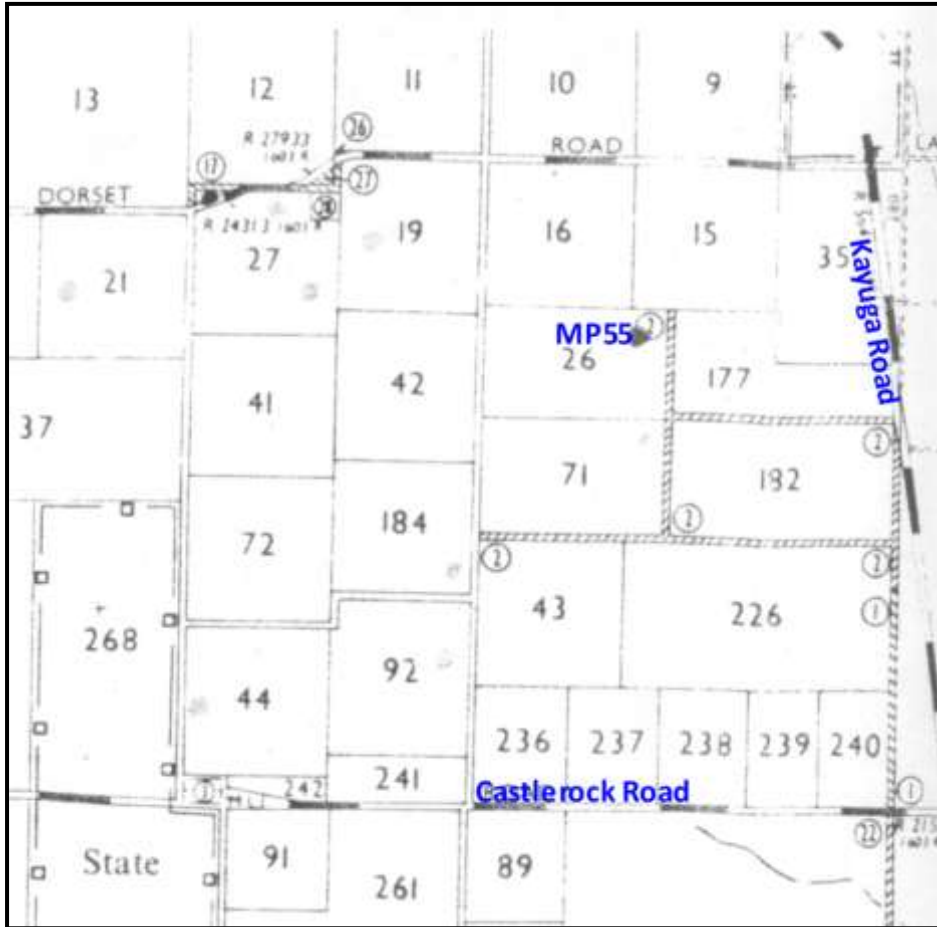
⁶⁰² *Maitland Mercury* 9th November 1867

⁶⁰³ *Maitland Mercury* 4th February 1882

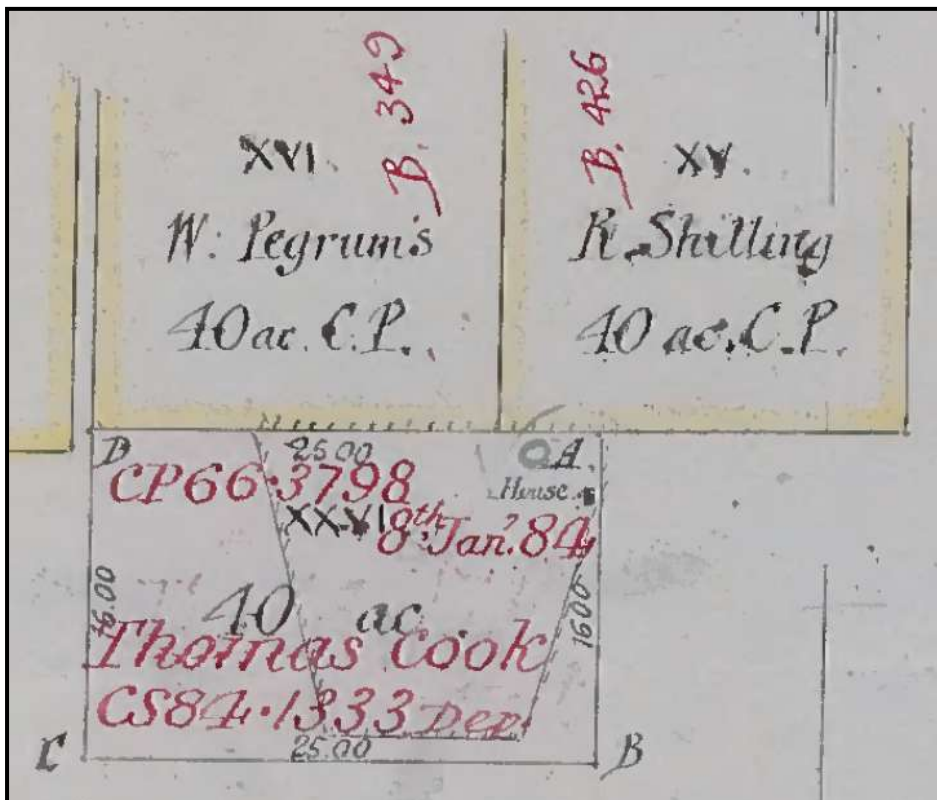
⁶⁰⁴ NSW BDM Marriage Index 2667/1865

⁶⁰⁵ Muswellbrook Shire Rate Books.

PLANS & DRAWINGS



Plan 223: Part of the Parish of Ellis showing the location of Portion 26 and site MP55



Plan 224: Part of Crown Plan 510:1511. House is in northeast corner.



Plate 628: Google Earth view showing MP55 in relationship to Kayuga.



Plate 629: Google Earth view showing location of brick and well in area of MP55.

PHOTOGRAPHS



Plate 630: Remains of windmill, tank and trough at MP55.



Plate 631: Details of Comet mill head at MP55.

THEMES APPLICABLE TO THE SITE

Pastoralism
Farming

HERITAGE CRITERIA APPLICABLE

Criterion (e)

The site has the potential to yield further substantial archaeological information on building methods on early conditional purchases.

LEVEL OF SIGNIFICANCE: High

TYPE OF SIGNIFICANCE: Local

ARCHAEOLOGICAL POTENTIAL:

Test Excavation Full Excavation

STATEMENT OF SIGNIFICANCE

The site is significant as it was one of the early conditional purchases in the area.
The site may have been disturbed by dry land farming and could provide information on how disturbing such a practice would be to an archaeological site.

SITE MANAGEMENT RECOMMENDATIONS:

If the area is to be disturbed an effort should be made locate where the house was. This would require test excavations and possibly a full excavation of the house site.

9.0 Heritage Significance of the Sites

ID No.	Type	Site Name	Type Significance	Level Significance
MP01	Homestead	Broomfield	Local	High
MP02	House	Skippens	Local	Moderate
MP03	Hut & dairy	Dever's	Local	High
MP04	Shed	Watson's	Local	Little
MP05	Shed	Watson's	Local	Little
MP06	House	Coady's	Local	High
MP07	Hut site	Bates 1	Local	High
MP08	Hut site	Bates 2	Local	Moderate
MP09	Hut site	Bates 3	Local	Moderate
MP10	House & yards	Scriven 1	Local	Moderate
MP11	Limekiln	Seabrook's	Local	High
MP12	House site	Bollibon - Nowland's	Local	High
MP13	House & dairy	Humphries	Local	Moderate
MP14	Post & rail	Fence	Local	Moderate
MP15	Stock Yards	Stock Yards	Local	Moderate
MP16	House	Gardiner's	Local	Moderate
MP17	House site	Clayden's	Local	Moderate
MP18	Yards	Scriven's	Local	Little
MP19	Shed	Scriven's	Local	Little
MP20	Coal mine	Kayuga Coal Mine	Local	High
MP21	School	Kayuga School	Local	High
MP22	House	Smith's Clear Farm	Local	Moderate
MP23	House site	Devine's	Local	High
MP24	Creamery	Kayuga Creamery	Local	Little
MP25	House site	Gall's Farm	Local	High
MP26	Farm site	Page's Farm	Local	High
MP27	Farm site	Thorndale	Local	High
MP28	House	Melody Farm	Local	Intrusive
MP29	House	Lynch's	Local	Moderate
MP30	Fence	Lynch's Fence	Local	Little
MP31	Farm site	Cox's Portion 20	Local	High
MP32	Farm site	Cox's Orchard	Local	Moderate
MP33	Fence	Fence Portion 146	Local	Little
MP34	Windmill	Windmill Portion 146	Local	High
MP35	Salt shed	Salt shed	Local	Little
MP36	Farm site	Hill's	Local	High
MP37	House	Berrywood	Local	High
MP38	Farm site	Rosebrook	Local	High
MP39	Quarry	Rosebrook Quarry	Local	High
MP40	Slaughter House	Weidmann's	Local	High
MP41	Homestead	Negoa	Local	High
MP42	Farm site	Fibbins	Local	High
MP43	Church site	St Andrew's Anglican	Local	Moderate

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MP44	Surveyor's mark	Scarred Tree	Local	High
MP45a	Farm site	Casey-Clenmore	Local	High
MP45b	Farm site	Casey-Edgeway	Local	High
MP46	Hall	Kayuga Recreation Hall	Local	High
MP47	Farm site	Athlone	Local	Moderate
MP48	Sports Ground	Races, Polo, Polocrosse	State & Local	High
MP49a	Hut	Weidmann's	Local	Moderate
MP49b	Windmill	Weidmann's	Local	Moderate
MP49c	Dairy site	Weidmann's	Local	Moderate
MP50	House	Waitomo	Local	Moderate
MP51	Bridge	Kayuga Bridge	State	Exceptional
MP52	House	Overdene	Local	High
MP53	Cemetery	Kayuga Cemetery	State	Exceptional
MP54	House site	Portion 71	Local	High
MP55	House site	Portion 26	Local	High

10.0 Future Directions

The site looks at all the evidence that has been collated and makes recommendations for further works. The recommendations vary from in situ conservation to demolish when required. Sites MP1 Broomfield, MP37 Berrywood, MP38 Rosebrook, MP39 Rosebrook Quarry, MP41 Negoa, MP44 scared tree, MP50 Waitoma, MP52 Overdeene and MP53 Kayuga Cemetery are recommended for in situ conservation. Twenty of the sites require no further action; the recording that has been made in this report is sufficient evidence. The rest involve monitoring during demolition, test excavation or full excavation. Any of the sites where further archaeological work has been recommended should be viewed as a data bank for the future and only the sites that will be impacted by ground disturbing works have further work such as excavations.

It is also suggested that any buildings that are to be demolished be offered to the Denman Heritage Village group. This would allow them to preserve building material that has already been recycled in the past.

ID No.	Type	Site Name	Future Direction
MP01	Homestead	Broomfield	In situ conservation. Monitor if structures are to be removed.
MP02	House	Skippens	Demolish when required
MP03	Hut & dairy	Dever's	Demolish when required. Monitor
MP04	Shed	Watson's	Demolish when required
MP05	Shed	Watson's	Demolish when required
MP06	House	Coady's	Test excavation. Full excavation
MP07	Hut site	Bates 1	Test excavation. Full excavation
MP08	Hut site	Bates 2	Test excavation. Full excavation
MP09	Hut site	Bates 3	Demolish when required
MP10	House & yards	Scriven 1	Monitor demolition. Test excavation
MP11	Limekiln	Seabrook's	Full excavation
MP12	House site	Bollibon - Nowland's	Monitor Test Excavation Full Excavation
MP13	House & dairy	Humphries	Monitor Test Excavation Full Excavation
MP14	Post & rail	Fence	Demolish when required
MP15	Stock Yards	Stock Yards	Demolish when required
MP16	House	Gardiner's	Demolish when required
MP17	House site	Clayden's	Monitor Test Excavation Full Excavation
MP18	Yards	Scriven's	Demolish when required
MP19	Shed	Scriven's	Demolish when required
MP20	Coal mine	Kayuga Coal Mine	Test excavation. Full excavation
MP21	School	Kayuga School	Test excavation. Full excavation
MP22	House	Smith's Clear Farm	Monitor demolition.
MP23	House site	Devine's	Test excavation. Full excavation. Research burial.
MP24	Creamery	Kayuga Creamery	No action
MP25	House site	Gall's Farm	Test excavation. Full excavation
MP26	Farm site	Page's Farm	Test excavation. Full excavation
MP27	Farm site	Thorndale	Monitor

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MP28	House	Melody Farm	No action
MP29	House	Lynch's	Test excavation. Full excavation
MP30	Fence	Lynch's Fence	No action
MP31	Farm site	Cox's Portion 20	Test excavation. Full excavation
MP32	Farm site	Cox's Orchard	Monitor demolition
MP33	Fence	Fence Portion 146	No action
MP34	Windmill	Windmill Portion 146	No action
MP35	Salt shed	Salt shed	No action
MP36	Farm site	Hill's	Test excavation. Full excavation
MP37	House	Berrywood	In situ conservation.
MP38	Farm site	Rosebrook	Monitor In situ conservation
MP39	Quarry	Rosebrook Quarry	In situ conservation
MP40	Slaughter House	Weidmann's	No action
MP41	Homestead	Negoa	Conservation Management Plan. Urgent maintenance
MP42	Farm site	Fibbins	Monitor Test excavation
MP43	Church site	St Andrew's Anglican	Test excavation Full excavation
MP44	Surveyor's mark	Scarred Tree	In situ conservation
MP45a	Farm site	Casey-Clenmore	Monitor
MP45b	Farm site	Casey-Edgeway	Monitor
MP46	Hall	Kayuga Recreation Hall	No action
MP47	Farm site	Athlone	No action
MP48	Sports Ground	Races, Polo, Polocrosse	No action
MP49a	Hut	Weidmann's	Test excavation
MP49b	Windmill	Weidmann's	No action
MP49c	Dairy site	Weidmann's	Test excavation
MP50	House	Waitomo	In situ conservation
MP51	Bridge	Kayuga Bridge	No action
MP52	House	Overdene	Conservation Management Plan.
MP53	Cemetery	Kayuga Cemetery	In situ conservation
MP54	House site	Portion 71	Test excavation Full excavation
MP55	House site	Portion 26	Test excavation Full excavation

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