

Attachment 2 to Item 10.1.1.

Nominations for State Heritage Listings

Date of meeting: 8 April 2025 Location: Council Chambers

Time: 6:30pm



Draft State Heritage Nomination Forms – Timber Barns and Outbuildings Study



The State Heritage Register provides legal protection under the *Heritage Act 1977* for the conservation and management of State significant heritage places and objects (collectively referred to as 'items').

Read the nomination guidelines carefully before completing this form.

This form should only be completed if you think that an item is significant for all of NSW. Do not complete this form for items of heritage significance to a local area and community.

Complete all mandatory fields on the form, as indicated with an asterisk (*). Incomplete forms or forms with insufficient information may not be accepted. Submitting a nomination form does not signify that a nomination is accepted and under assessment.

A. Nominated item

1. Name

Name*	Single Storey Town Barn with Skillion and Mezzanine
Other or former names	

2. Location

Provide at least one of these three types of location details (it is not necessary to provide all three types):

- Street address
- Land parcels
- Coordinates

If the item does not have a street number, provide land parcel information as well.

If the item has no land parcels, provide coordinates and a map.

For moveable objects enter the principal address where held.

Street address*	26A Buckingham Street, Pitt Town
Alternate street address	
Local government area*	Hawkesbury City Council

Land parcels*	Lot	1	Section (if applicable)	DP	1180284
	Lot		Section (if applicable)	DP	

Coordinates		
Latitude		
Longitude		
Datum		

3. Extent of nomination

Provide a map or plan clearly indicating the extent of the curtilage (boundary) of your nomination. You may insert the map here or attach it separately.



Source of map or plan	SixMaps, annotated by LSJ Architects, 2024
Description of the boundary, if required	Allotment boundaries of Lot 1 DP 1180284.

4. Ownership

For organisations / company, please provide both the name of the business and a contact.

Name of owner(s)*	Stephen Brown
Business / organisation name, if applicable	SFB Management P/L
Address	PO Box 400, Kenthurst NSW 2156
Phone	0407 965 477
Email	sdabrown@ozemail.com.au
Ownership explanation, if required	

B. Significance

5. Why is it important in NSW?

Refer to the guideline Assessing heritage significance when completing this section.

Statement of significance*

The town barn at No. 26A Buckingham Street, Pitt Town is of historical significance as a rare, surviving late 19th century timber framed barn of relatively high integrity. Located on a vacant allotment on the northern outskirts of Pitt Town, the barn is highly visible in the streetscape and makes a strong contribution to the historical character of Buckingham Street and Pitt Town. Located on part of a 60 acre grant made to ex-convict John Benn in 1803, the town barn is evidence of the long term agricultural use of the land from the early 19th century through to the mid to late 20th century.

As a town barn, the building would have been used in association with farm lands located outside of the town of Pitt Town, emphasising the continued importance of agriculture in the district well into the 20th century. In its overall form and configuration, it is a representative example of an historic timber framed barn type found throughout the Hawkesbury City local government area.

The single storey barn is of technical significance for retaining evidence of its late 19th century construction date including round posts mortised and tenoned to square longitudinal beams, with round cross beams, round rafters with battens for iron and diagonal wind bracing, dovetail joints to post in loft, two levels of slabs to skillion, horizontal slats to upper level of main barn and gudgeon hinges (doors removed). Although currently not in use, the barn continues to have the potential to provide further information into late 19th century farming methods, the relationship between the town barn and other agricultural lands, as well as the continuity of use of historic agricultural buildings into the 20th century.

Comparisons*

Very few other town barns listed on the State Heritage Register have been identified. 19th century town allotments of significance more typically retain stables and coach houses of masonry construction.

The former Peninsula Inn, No.37-39 North Street, Windsor (SHR 001100) has a slab town located in its rear yard, although this is a reconstruction dating from the late 1970s.

No. 5 Thompson Square, Windsor (SHR 00005) contains a mid 19th century (1850s) small, slab, town barn in its rear yard, although this has recently been fully restored including recladding with new slabs in hardwood.

C. Description

6. Describe the existing item

Description*	PERIOD	Late 19 th century
•	CURRENT USE	Vacant
	FORMER USE	Barn
	LOCATION ON SITE:	Close to street frontage on otherwise vacant site
		on north-western fringe of Pitt Town.
	DESCRIPTION	
	MAIN BARN	Large single-storey barn 12 x 6.5m on plan with
	STRUCTURE	round posts up to eaves level (4.8m high)
		mortised and tenoned to square longitudinal
		beams, with round cross beams.
		Condition: Moderate
		Date: late 19 th century
	NO. OF BAYS	Four

		Barred of the rest of the second restricts of the second between
	ROOF STRUCTURE	Round rafters at close centres with sawn battens
		for iron and diagonal wind bracing.
		Condition: Moderate
		Date: late 19 th century
	LOFT	Loft in skillion only supported on round beams let
		into sides of posts with dovetail joints.
		Condition:
		Date:
	SKILLION 1	Side skillion along eastern side of barn with loft.
		Wall between skillion and main barn and internal
		partition clad in vertical slabs with intermediate
		framing at upper level which probably supported
		horizontal spaced slats.
		Condition: Moderate
		Date: late 19 th century.
	ROOF CLADDING:	Corrugated iron short sheets.
		Condition: Moderate
		Date: Mid-20 th century?
	WALL CLADDING	Vertical slabs up to half height then spaced
		timber horizontal slats fixed to light intermediate
		framing. This remains intact on north elevation.
		Wall cladding to skillion is two levels of vertical
		slabs.
		Condition: Poor
		Date: Late 19 th century
	OPENINGS	West side of main barn has 3 open bays with
		gudgeon hinges as evidence of doors. Single
		doors to stable and chaff room on east side of
		skillion.
	FLOORING	Southern half of barn had timber ground floor.
	(GROUND)	Remains are stacked in barn.
	FLOORING (LOFT)	Loose timber boarding.
	FLOORING	Not known
	(SKILLION)	NOT KIIOWII
		Pomains of dwarf nosts, beams and joists ground
	INTERNAL	Remains of dwarf posts, beams and joists ground floor structure.
	STRUCTURE	
	OTHER (Fixings?)	Cross beams jointed to longitudinal beams with
	CURRENT LICE	iron straps and bolts
	CURRENT USE	Disused
	CHANGES FROM 2010?	Deterioration
Condition of fabric and/or archaeological potential*	Moderate condition- s	ome deterioration
Integrity / intactness*	Moderate to High inte	grity
Modification dates	Unknown	
When was the last time you inspected the item?	May 2023	
Current use	Vacant	
	1	

Original or former use/s	Hay barn/drying barn
Any additional comments	It is recommended that the following Site Specific Exemptions be included in the gazettal listing to allow for the continued use of the structure and to support the continuity of the historical practice of undertaking ongoing repairs and maintenance:
	The re-sheeting of roofs with corrugated galvanised steel (not zincalume or Colorbond), and the replacement of or introduction of guttering and down pipes, where this does not involve the removal of or damage to the timber structure (roof framing, beams, joists, posts, slabs or weatherboard cladding).
	• All repairs (such as re-fixing and patching) or the replacement of missing, damaged or deteriorated fabric that is beyond further maintenance, which matches the existing fabric in appearance, material and method of affixing, where this does not involve damage to or the removal of adjacent fabric in good condition. The replacement of damaged or deteriorated fabric with new fabric should not result in more than 50% of the original building being replaced.

D. History

7. Origins and historical evolution

Years of construction*	Start	Late 19 th century (post 1872)	End	
Designer or architect*	Unknown			
Maker or builder*	Charles Emanuel	Charles Emanuel Higgins (assumed)		
Historical outline*	(Portion 52 Parish Benn owned vario Sydney. John Ben in c1815, a series	No. 26A Buckingham Street, Pitt Town is located on part of a 60 acre grant (Portion 52 Parish Pitt Town) made to John Benn, ex-convict, in 1803. Benn owned various property throughout the Hawkesbury as well as in Sydney. John Benn's real name was John Venman and following his death in c1815, a series of claims were made against his lands by his wife and relatives in England.		
	commissioners fo Buckingham Stree Lawrence May. Th Christopher Watk Town Bottoms, fa	Christopher Watkin May made a claim to the Court of Claims commissioners for 2 roods 28 perches bounded by Chatham and Buckingham Streets Pitt Town, which had been promised to his father, Lawrence May. The claim was accepted and the land was granted to Christopher Watkin May on 14 July 1862. Christopher Watkin May, Pitt Town Bottoms, farmer conveyed the land to Charles Emanuel Higgins, Pitt Town, farmer for £120 on 1 February 1879.		
	No building was shown in this position on any of the Crown surveys Town of 1828, 1848 and 1872, indicating that the barn was construthe late 19 th century, post 1872. Aerial photographs of the 1970s sthe property as semi-rural.		as constructed in	

8. Historical themes represented

Themes indicate the broad historical context in which an item is significant. Themes help to identify related or comparative items contributing to the same theme.

Refer to the document NSW Historical Themes if completing this section.

Relevant National / Australian themes	2 Peopling Australia 3 Developing local, regional and national economies 4 Building settlements, towns and cities 9 Marking the phases of life
Relevant NSW / State themes	Convicts Agriculture Pastoralism Towns, suburbs and villages Land tenure Persons

E. Criteria for State heritage significance

9. Assessment under Heritage Council criteria of State significance*

It is important in the course or pattern of the cultural or natural history of NSW (Criterion A)

The barn at No. 26A Buckingham Street, Pitt Town is of historical significance as a surviving late 19th century town barn that provides evidence of the long-term agricultural use of the land from the late 18th century through to the 20th century.

As a town barn, the building would have been used in association with farm lands located outside of the town of Windsor, emphasising the continued importance of agriculture in the district well into the 20th century.

It has a strong or special association with the life or works of a person, or group of persons of importance in the cultural or natural history of NSW (Criterion B)

The town barn at No. 26A Buckingham Street, Pitt Town has some historical associations with ex convict John Benn, who received a 60 acre grant of land in 1803, on which the barn is now located; and with Charles Emanuel Higgins, who appears to have built the barn in the 1880s (or later).

It is important in demonstrating aesthetic characteristics and/or a high degree of creative or technical achievement in NSW (Criterion C)

Located in an undeveloped allotment, the large barn is highly visible in Buckingham Street and makes a strong contribution to the historical character of Buckingham Street and Pitt Town.

The single storey barn is of technical significance for retaining evidence of its late 19th century construction date including round posts mortised and tenoned to square longitudinal beams, with round cross beams, round rafters with battens for iron and diagonal wind bracing, dovetail joints to post in loft, two levels of slabs to skillion, horizontal slats to upper level of main barn and gudgeon hinges (doors removed).

It has strong or special association with a particular community or cultural group in NSW for social, cultural or spiritual reasons (Criterion D)

The historic barns of the Hawkesbury district are appreciated by the local community and others, being symbolic of the history of the agricultural development of the region, as evidenced by the numerous exhibitions, artworks, historical tours, heritage studies and heritage listings associated with these building types.

It has potential to yield information that will contribute to an understanding of the cultural or natural history of NSW (Criterion E)

The barn No. 26A Buckingham Street, Pitt Town has the potential to provide further information into late 19th century farming methods and the relationship between the town barn and other agricultural lands, as well as the continuity of use of historic agricultural buildings into the 21st century.

It possesses uncommon, rare or endangered aspects of the cultural or natural history of NSW (Criterion F)

As a surviving late 19th century town barn of relatively high integrity, the barn at 26A Buckingham Street, Pitt Town is considered to be rare within the context of the Hawkesbury City local government area.

It is important in demonstrating the principal characteristics of a class of cultural or natural places/environments in NSW (Criterion G)

The barn at No. 26A Buckingham Street, Pitt Town is representative of the long history of agricultural development within the Hawkesbury area, which commenced in the late 18th century and continues today.

The basic form of the barn with gabled roof, loft, skillion and timber slab wall cladding is representative of the typical form of barn found throughout the district.

F. Heritage listings

10. Existing heritage listings

If completing this section, mark against each listing whether the item is listed or not. You may want to contact the relevant local council or organisation to check the item's listing status.

Listed	Not Listed	Listing
	Х	Commonwealth Heritage List
	Х	National Heritage List
	Х	Register of the National Estate
	Х	Declared Aboriginal place
Х		Local environmental plan (LEP) – heritage item (or draft item)
	Х	LEP – heritage conservation area (or draft area)
	Х	NSW government agency Heritage and Conservation Register
	Х	National Trust register
	Х	Aboriginal Heritage Information Management System
	Х	National shipwreck database
	Х	Engineers Australia list

G. Photograph

11. Principal or main photograph*

You may be contacted to provide the copyright holder details for this photograph and any additional images provided.



Caption*	The barn at No. 26A Buckingham Street, Pitt Town as seen from Buckingham Street.
Date of photograph*	May 2023
Name of photographer*	Kate Denny
Copyright holder, if known	Lucas Stapleton Johnson & Partners

H. Author details

12. Primary author of this form*

Name	Kate Denny
Position and organisation, if applicable	Director, Lucas Stapleton Johnson & Partners Pty Ltd
Contact phone number	9357 4811
Email address	kdenny@lsjarchitects.com
Date form completed	11 th March 2024

13. References used to complete this form*

Author	Title	Date Published
Lucas Stapleton Johnson & Partners, Graham Edds & Associates, Dr. Terry Kass in association	Timber Slab Barns Update Study for Hawkesbury City Council	2024, unpublished
Graham Edds and Associates	Hawkesbury City Council Slab Barn Study	2010
	New South Wales Government Gazette, 8 Oct 1861 p 2128	
	"Law Intelligence", The Sydney Heritage, Monday 24 th June 1833, p. 2	
	Old System Deed, No 252 Bk 189	

14. Signature of author*

To confirm you have approved the final content of the form, giving permission for the information to be used by Heritage NSW and the Heritage Council of NSW.

Name	Kate Denny	Date	11 th March 2024

15. Signature of image copyright holder*

To confirm you have approved the final content of the form, giving permission for the images provided to be used by Heritage NSW and the Heritage Council of NSW.

Name	Kate Denny	Date	11 th March 2024

I. Nominator details

16. Nominator to be contacted by Heritage NSW*

You do not need to complete these details again if you are also the author of the form.

Name	
Position and organisation, if applicable	
Contact phone number	
Email address	
Date form completed	

17. Reasons for nomination*

Background or reasons for nomination

As a rare, surviving, slab barn dating from the late 19th century, located within a town allotment of relatively high integrity and retaining physical evidence of its 19th century construction, it is worthy of listing on the State Heritage Register.

18. Signature of nominator*

Name	Kate Denny	Date	11 th March 2024

J. Additional photographs and images



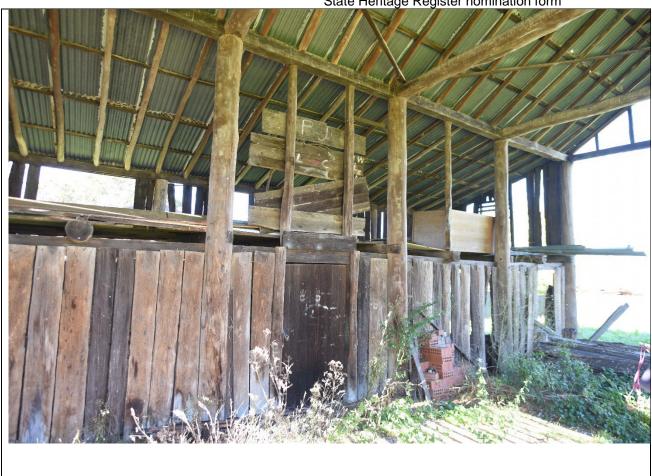
Caption*	West elevation of the town barn at No. 26A Buckingham Street, Pitt Town
Date of photograph*	May 2023
Name of photographer*	Kate Denny
Copyright holder, if known	Lucas Stapleton Johnson & Partners



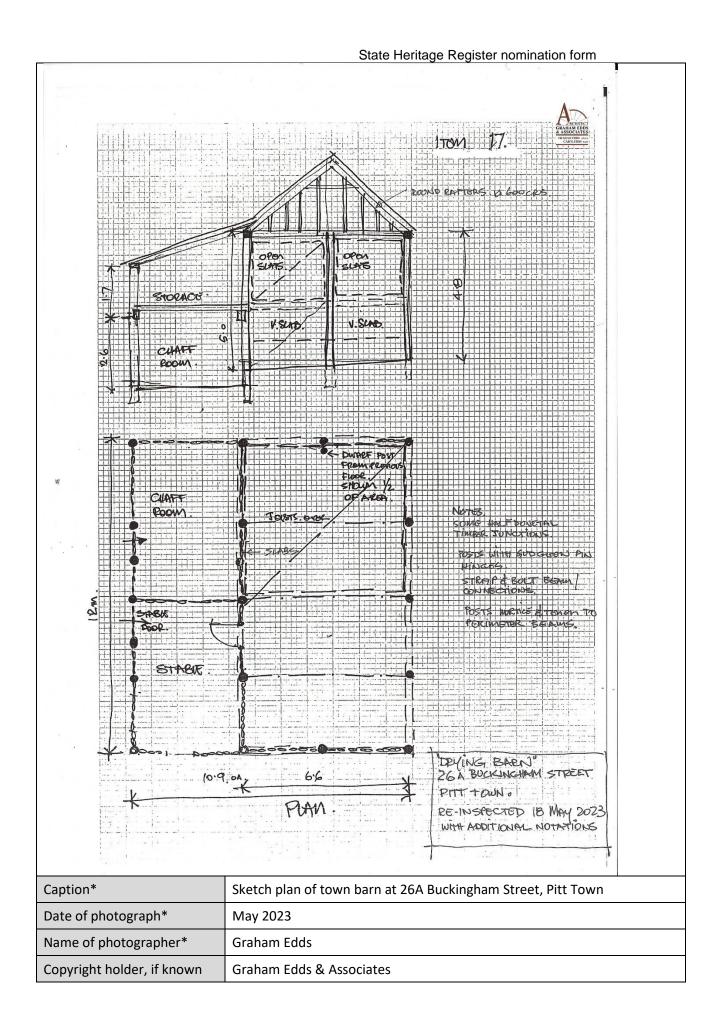
Caption*	South elevation of town barn at No. 26A Buckingham Street, Pitt Town
Date of photograph*	May 2023
Name of photographer*	Kate Denny
Copyright holder, if known	Lucas Stapleton Johnson & Partners



Caption*	North and east elevations of town barn at No. 26A Buckingham Street, Pitt Town.
Date of photograph*	May 2023
Name of photographer*	Kate Denny
Copyright holder, if known	Lucas Stapleton Johnson & Partners



Caption*	Interior view of town barn with mezzanine at No. 26A Buckingham Street, Pitt Town.
Date of photograph*	May 2023
Name of photographer*	Kate Denny
Copyright holder, if known	Lucas Stapleton Johnson & Partners



Submit the form

Thank you for your interest in the protection, conservation and celebration of heritage in NSW.

Before submitting the form, make sure you have completed all mandatory details.

Email the completed form with any other supporting documentation to:

heritagemailbox@environment.nsw.gov.au

If you are unable to submit via email, you may post your completed form to:

Heritage NSW
Department of Planning and Environment
Locked Bag 5020
PARRAMATTA NSW 2124

Please refer to our website for information on what happens to your nomination after submission.



The State Heritage Register provides legal protection under the *Heritage Act 1977* for the conservation and management of State significant heritage places and objects (collectively referred to as 'items').

Read the nomination guidelines carefully before completing this form.

This form should only be completed if you think that an item is significant for all of NSW. Do not complete this form for items of heritage significance to a local area and community.

Complete all mandatory fields on the form, as indicated with an asterisk (*). Incomplete forms or forms with insufficient information may not be accepted. Submitting a nomination form does not signify that a nomination is accepted and under assessment.

A. Nominated item

1. Name

Name*	Tebbutt's Barn
Other or former names	

2. Location

Provide <u>at least one</u> of these three types of location details (it is not necessary to provide all three types):

- Street address
- Land parcels
- Coordinates

If the item does not have a street number, provide land parcel information as well.

If the item has no land parcels, provide coordinates and a map.

For moveable objects enter the principal address where held.

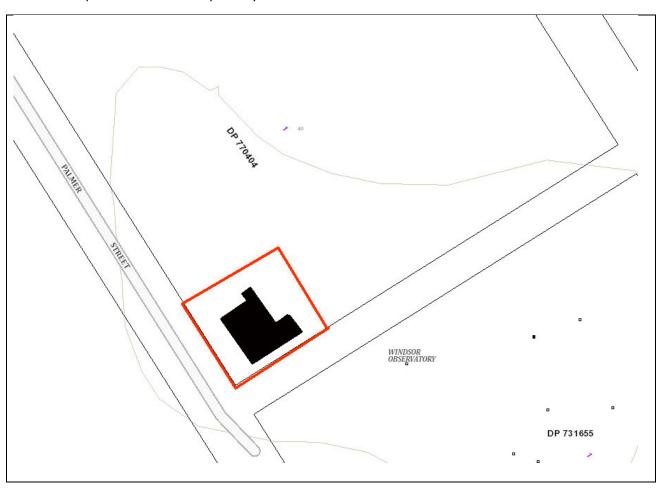
Street address*	40 Pitt Street, Windsor
Alternate street address	
Local government area*	Hawkesbury City Council

Land parcels*	Lot	1	Section (if applicable)	DP	770404
	Lot		Section (if applicable)	DP	

Coordinates	
Latitude	
Longitude	
Datum	

3. Extent of nomination

Provide a map or plan clearly indicating the extent of the curtilage (boundary) of your nomination. You may insert the map here or attach it separately.



Source of map or plan	SixMaps, annotated by LSJ Architects, 2024
Description of the boundary, if required	Reduced curtilage following south and west allotment boundaries with an approximate setback of 10 metres to the north and east.

4. Ownership

For organisations / company, please provide both the name of the business and a contact.

Name of owner(s)*	Christopher Reeves
Business / organisation name, if applicable	Hawkesbury City Council
Address	366 George Street, Windsor NSW 2756
Phone	4560 4543 or 0484 126 794
Email	Christopher.reeves@hawkesbury.nsw.gov.au
Ownership explanation, if required	

B. Significance

5. Why is it important in NSW?

Refer to the guideline Assessing heritage significance when completing this section.

Statement of significance*

The barn at No. 40 Pitt Street, Windsor is of historical significance as a surviving early 19th century slab barn, located on part of the land granted to ex-convict John Brindley in 1794 and in continuous agricultural use from the early 19th century until the 21st century. The timber framed barn may have associations with John Stogdell, valet and agent to Commissary John Palmer, who formed The Peninsula Farm incorporating Brindley's grant, and is known to have built a house and barn on the farmlands in the late 1790s. The barn is also associated with notable Hawkesbury resident John Tebbutt Snr. who purchased a portion of The Peninsula Farm in c.1843, and developed the farm complex, which includes Tebbutt's Observatory built by his son. The barn formed part of the Tebbutt farm complex until the late 20th century.

The barn, although partially dismantled, could be restored as materials have been salvaged and stacked on site. It continues to makes a strong contribution to the historical character of the agricultural lands to the west of the township of Windsor and the Hawkesbury River/South Creek floodplains. In its overall form and configuration, it is a representative example of an historic timber framed barn type found throughout the Hawkesbury City local government area. It is also rare surviving evidence of the long-term agricultural development of the region which commenced in 1794 and is the only 18th century agricultural district still continuing in this use today.

The large single storey barn with side skillion is of technical significance for retaining evidence of its possible early 19th century construction date, including the main round posts, longitudinal beams and round cross beams and mortise & tenon joints between posts and longitudinal beams and unusual details such as the projecting gables and corner bracing. Pole rafters and shingle battens indicate an early date for the skillion. The remains of vertical timber slabs and weatherboard cladding survive to the skillion gables. The barn continues to have the potential to provide further information into early 19th century farming methods and the continuous use of historic agricultural structures into the 20th century.

Comparisons*

The barn at No. 40 Pitt Street is comparable with very few other examples of surviving timber agricultural outbuildings due to its early construction date, the extent of surviving early 19th century fabric and its possible associations with John Stogdell, valet and agent to Commissary John Palmer.

A comparable example is the large barn at Hobartville, 36-40 Inalls Road, Richmond (SHR 00035), dating from the early 19th century but with extensive later modifications. Another is the slab stables located at Peninsula House/Tebbutts Observatory, No. 50 Palmer Street, Windsor, (SHR 00028) the home of the Tebbutt family.

C. Description

6. Describe the existing item

Description*	PERIOD	Early 19 th century
·	CURRENT USE	Partially dismantled and unprotected
	FORMER USE	Barn
	LOCATION ON SITE	Located on The Peninsula overlooking South Creek and
		accessed via Palmer Street. The barn is historically associated
		with adjacent Peninsula Farm/Tebbutts Observatory, the home
		of astronomer John Tebbutt.

	II	State Heritage Register nomination form
	MAIN BARN STRUCTURE	Physical evidence of shingle battens, steep roof pitch, mortise and tenon joints, projecting gables and horizontal corner bracing all indicate an early 19 th century (1800-1840) date of construction. However, there is no documentary evidence to verify this, and it is also possible that the barn was built soon after 1843 when Tebbutt purchased the land. Due to the weight of physical evidence and its early 19 th character, and the fact that Tebbutt purchased the property only 3 years after the cut-off date of 1840, a construction period of early 19 th century has been assigned to the building. An elevated barn on gently sloping land. This large barn is sadly now partially dismantled. The main roof structure has been removed and materials stored on the ground. Still standing are the main round posts, longitudinal beams and round cross beams. Corners between longitudinal and end cross beams braced at 45° horizontally. Date: Early 19 th century
		Condition: Poor
	NO. OF BAYS	Seven
	ROOF STRUCTURE	N/A roof removed. Prior to removal the roof had a steep 45 degree main roof structure using slender round rafters at close spacings for shingle battens and cladding. Pole rafters and shingle battens indicate an early date, as does the projecting gable detail with cantilevered longitudinal beams and the 45 degree horizontal corner bracing at eaves level.
	LOFT	N/A
	SKILLION 1	Steep skillion along whole south-western side of barn. Pole rafters and shingle battens indicate an early date. Date: Early 19 th century Condition: Moderate
	ROOF CLADDING:	Corrugated iron
	WALL CLADDING	Remains of vertical timber slabs and weatherboard cladding to the eastern end wall supported on an elevated structure and to skillion gables, elsewhere corrugated iron. Date: Early 19 th century (slabs and weatherboards) Condition: Poor
	FLOORING (GROUND)	Earthen with evidence of a raised floor at southern end.
	FLOORING (SKILLION)	Earthen and timber flooring
	SKILLION 2	Shallow skillion on north-east side mainly now dismantled.
	OTHER (Fixings?)	Mortise & tenon joints between posts and longitudinal beams. Longitudinal and end beam structure braced horizontally at the corners.
Condition of fabric and/or archaeologica I potential*	Poor- partially dismant	led.
Integrity / intactness*	Moderate to little inta- restored.	ctness- although removed fabric is stored on site and able to be

	Otate Heritage Register Hornination Form
Modification dates	Partially demolished following storm damage post 2020
When was the last time you inspected the item?	May 2023
Current use	Disused- In its current condition, dismantled, stored on site and unprotected, the barn is under threat.
Original or former use/s	Barn
Any additional comments	It is recommended that the following Site Specific Exemptions be included in the gazettal listing to allow for the continued use of the structure and to support the continuity of the historical practice of undertaking ongoing repairs and maintenance: • The re-sheeting of roofs with corrugated galvanised steel (not zincalume or Colorbond), and the replacement of or introduction of guttering and down pipes, where this does not involve the removal of or damage to the timber structure (roof framing, beams, joists, posts, slabs or weatherboard cladding). • All repairs (such as re-fixing and patching) or the replacement of missing, damaged or deteriorated fabric that is beyond further maintenance, which matches the existing fabric in appearance, material and method of affixing, where this does not involve damage to or the removal of adjacent fabric in good condition. The replacement of damaged or deteriorated fabric with new fabric should not result in more than 50% of the original building being replaced.

D. History

7. Origins and historical evolution

Years of construction*	Start	Early 19 th century	End	
Designer or architect*	Unknown			
Maker or builder*	Unknown			
Historical outline*	The land on which Tebbutt's Barn, No. 40 Pitt Street, Windsor is located forms part of a 30 acre grant (Portion 30, Parish St Matthew) made to exconvict John Brindley in 1794. Brindley had been transported to New South Wales in 1788 on the <i>Alexander</i> , as part of the First Fleet. John Palmer, NSW commissary, appointed in 1790 made the acquaintance of convict John Stogdell/Stockdale, who had arrived on the First Fleet on the ship, <i>Alexander</i> . Stogdell had administrative skills, as well as the ability to read and write. Palmer was soon using him in responsible roles managing his business concerns. Stogdell commenced acquiring land on the Peninsula beginning in August 1795, beginning with William Bond's 30 acres. From September 1796, to November 1800, whilst John Palmer was overseas, Stogdell was agent for Palmer and supervised the construction and completion of Palmer's unfinished residence at Woolloomooloo,		new) made to ex- orted to New of Fleet. the acquaintance he First Fleet on well as the ability ible roles equiring land on William Bond's 30 John Palmer was the construction	

supervising the tradesmen and overseeing the fitting out of the premises, so that the building was complete by the time Palmer returned.

At the Hawkesbury, Stogdell acquired the 30 acre grant of John Brindley, his former shipmate from the *Alexander* in August 1798, though Jan Barkley-Jack (2009) believes the deal may have been agreed to a year earlier. The purchase of Brindley's farm gave him the higher land in the Peninsula and according to Barkley-Jack (2009) and identified in a court case following Stogdell's drowning in 1801, Stogdell had built a house and barn and operated the property as an inn (the Bush Inn) and may have been located on the high ground on Brindley's grant. It is noted that on the 1842 real estate plan by Laban White for when Stogdell land was subdivided and sold, a barn and house are shown located fronting what was Catherine Street (now south of Arndell Street) on the rise of land leading up to the Windsor courthouse, with no other buildings shown on this plan of The Peninsula Farm.

In 1798, Stogdell substantially increased his landholdings with the purchase of a combined 75 acres south of William Bond's 30 acres from soldiers Charles Whalan, Henry Hughes and John Robertson. Soon after the purchase of John Ruffler's 30 acres on 8 February 1800 for £180, Stogdell built what Jan Barkley-Jack has described as 'a fine barn'. John Stogdell drowned in 1801 enroute to his Hawkesbury farm. The subsequent valuation and inventory of his property has been carefully researched by Jan Barkley-Jack (2009) which has provided the early evidence for this property.

The amalgamated land grants purchased by Stogdell were known as The Peninsular (vars. Peninsula) Farm or Estate. Following Stogdell's death, the property was owned by George Thomas Palmer, the son of the Commissary John Palmer. Palmer Street is named for George Palmer.

In 1842, the Peninsular Farm was subdivided and sold off in building and cultivation allotments and in 1843 John Tebbutt Snr. purchased approximately 100 acres of land from Charles Campbell (agent and son-in-law of George Palmer), which included part of the land formerly granted to John Brindley. The 1842 real estate plan for the sale of the subdivided Peninsular Farm shows the allotment that now contains the barn as being cultivated land.

Tebbutt retained the name Peninsular Farm for his property and in c1845 built a two storeyed brick dwelling on a high knoll on the property facing east to South Creek and it is possible that he built the barn as part of the farm complex, although it may have already been in existence when Tebbutt bought the land.

The existence of an early barn on The Peninsula Farm built by Stogdell prior to his death in 1801 raises legitimate questions about where that barn may be located and if the early 19th century Tebbutt's Barn may have in fact been constructed by Stogdell. However, no documentary or physical evidence has been uncovered to date to confirm this. Indeed, the 1842 real estate plan, which shows such detail as fences, shows no buildings on the land that Tebbutt subsequently purchased.

John Tebbutt with his brother Thomas opened a shop in George Street. The Tebbutt family were very involved in the development of the township of Windsor. Thomas Tebbutt was trustee for the receipt of deposits in Windsor for the newly established Savings Bank of NSW, churchwarden of St. Matthew's Anglican Church and treasurer for the Hawkesbury branch of the Church of England Lay Association for NSW.

John Tebbutt Snr. was on the committee for the Church of England, Windsor and the committee for the Wesleyan Auxiliary Missionary Society of NSW in Windsor.
In 1871, following the death of his father, John Tebbutt Jnr. inherited the Peninsular Farm. John Tebbutt become a significant Australian astronomer and in 1861 he gained a world-wide reputation as the discoverer of the orbit of a great comet (Tebbutt's Comet) and went on to discover a second great comet in 1881. In 1863 at the Peninsula Farm he built a small wooden observatory and in 1879 he erected 'a substantial observatory of brick' a few metres south of the old observatory.
The Peninsula Farm remained in the hands of John Tebbutt Jnr and continues to be held by his descendants today.
In 1957, Robert Tebbutt sold to Peter Mulligan, farmer, 20 acres of the Peninsula Farm (Lot G in Registered Plan 1709). It is this allotment that now contains the barn formerly associated with the Peninsular Farm and the Tebbutt property. The land passed to son Stephen Mulligan and in 1987 the land was sold to Hawkesbury City Council, who have been responsible for the barn for the past 37 years.

8. Historical themes represented

Themes indicate the broad historical context in which an item is significant. Themes help to identify related or comparative items contributing to the same theme.

Refer to the document <u>NSW Historical Themes</u> if completing this section.

Relevant National / Australian themes	2 Peopling Australia3 Developing local, regional and national economies4 Building settlements, towns and cities9 Marking the phases of life
Relevant NSW / State themes	Convicts Agriculture Pastoralism Towns, suburbs and villages Land tenure Persons

E. Criteria for State heritage significance

9. Assessment under Heritage Council criteria of State significance*

It is important in the course or pattern of the cultural or natural history of NSW (Criterion A)

The early 19th century barn at No. 40 Pitt Street, Windsor is of historical significance as evidence of the long-term agricultural use of the land, first established in 1794 by ex-convict John Brindley, and in continuous agricultural use until the 21st century.

It has a strong or special association with the life or works of a person, or group of persons of importance in the cultural or natural history of NSW (Criterion B)

Dating from the early 19th century, the barn may be associated with John Stogdell, valet and agent to Commissary John Palmer. Stogdell purchased Brindley's and the surrounding grants and formed The Peninsula Farm and it is known that Stogdell built a house and barn on the farmlands in the late 1790s (location unknown). The barn is also associated with John Tebbutt Snr, who owned The Peninsula Farm from c.1843, developed the farm complex and where his son, John Tebbutt Jnr. the notable Australian astronomer, built his observatory (Tebbutt's Observatory); although the barn is now separated from its original allotment it was in use by the Tebbutt family until the late 20th century. John Tebbutt Snr was a prominent member of the Hawkesbury community, being on the committee for St Matthew's Church of England, Windsor and the committee for the Wesleyan Auxiliary Missionary Society of NSW in Windsor.

It is important in demonstrating aesthetic characteristics and/or a high degree of creative or technical achievement in NSW (Criterion C)

Although partially dismantled, the barn could be restored and even in its present condition continues to make a strong contribution to the historical character of the agricultural lands to the west of the township of Windsor and the floodplains of South Creek.

The large single storey barn with side skillion is of technical significance for retaining evidence of its possible early 19th century construction date, including the main round posts, longitudinal beams and round cross beams and mortise & tenon joints between posts and longitudinal beams and unusual details such as the projecting gables and corner bracing. The remains of vertical timber slabs and weatherboard cladding survive to the skillion gables.

It has strong or special association with a particular community or cultural group in NSW for social, cultural or spiritual reasons (Criterion D)

The historic barns of the Hawkesbury district are appreciated by the local community and others, being symbolic of the history of the agricultural development of the region, as evidenced by the numerous exhibitions, artworks, historical tours, heritage studies and heritage listings associated with these building types.

It has potential to yield information that will contribute to an understanding of the cultural or natural history of NSW (Criterion E)

The remains of the barn and skillion at No. 40 Pitt Street, Windsor, has the potential to provide further information into early 19^{th} century farming methods, and continuity of use of historic agricultural buildings into the 20^{th} century.

It possesses uncommon, rare or endangered aspects of the cultural or natural history of NSW (Criterion F)

As a surviving early 19th century barn, associated with persons important in the development of the colony and the Hawkesbury, the barn at No. 40 Pitt Street, Windsor is considered to be rare within the context of the Hawkesbury City local government area.

It is important in demonstrating the principal characteristics of a class of cultural or natural places/environments in NSW (Criterion G)

The barn at No. 40 Pitt Street, Windsor is representative of the long history of agricultural development within the floodplains of the Hawkesbury River and South Creek, which commenced in the early 19^{th} century and continued well into the 20^{th} century.

The basic form of the barn with gabled roof and skillion is representative of the typical form of barn found throughout the district.

F. Heritage listings

10. Existing heritage listings

If completing this section, mark against each listing whether the item is listed or not. You may want to contact the relevant local council or organisation to check the item's listing status.

Listed	Not Listed	Listing	
	Х	Commonwealth Heritage List	
	Х	National Heritage List	
	Х	Register of the National Estate	
	Х	Declared Aboriginal place	
	Х	Local environmental plan (LEP) – heritage item (or draft item)	
	Х	LEP – heritage conservation area (or draft area)	
	Х	NSW government agency Heritage and Conservation Register	
	Х	National Trust register	
	Х	Aboriginal Heritage Information Management System	
	Х	National shipwreck database	
	Х	Engineers Australia list	

G. Photograph

11. Principal or main photograph*

You may be contacted to provide the copyright holder details for this photograph and any additional images provided.



Caption*	Tebbutt's Barn, No. 40 Pitt Street, Windsor prior to storm damage and dismantling.
Date of photograph*	2011
Name of photographer*	Graham Edds
Copyright holder, if known	Graham Edds & Associates

H. Author details

12. Primary author of this form*

Name	Kate Denny
Position and organisation, if applicable	Director, Lucas Stapleton Johnson & Partners Pty Ltd
Contact phone number	9357 4811
Email address	kdenny@lsjarchitects.com
Date form completed	13 th March 2024

13. References used to complete this form*

Author	Title	Date Published
Lucas Stapleton Johnson & Partners, Graham Edds & Associates, Dr. Terry Kass in association	Timber Slab Barns Update Study for Hawkesbury City Council	2024, unpublished
Graham Edds & Associates	Hawkesbury City Council Slab Barn Study	2010
Barkley-Jack, J.	Hawkesbury Settlement Revealed: A new look at Australia's third mainland settlement, 1793-1802	2009
Lucas Stapleton Johnson & Partners	Heritage Impact Statement: Tebbutts Barn, Storm Damage Repairs and Long-Term Maintenance Works	2020
	Plan entitled "Allotments comprising the Penisula farm [sic]", dated 1842 by Mr. Laban White, J. Armstrong Surveyor, NLA Map F 187	
	Bk 2426 No. 378 Bk 3720 No. 435 Book 4 No. 156	

14. Signature of author*

To confirm you have approved the final content of the form, giving permission for the information to be used by Heritage NSW and the Heritage Council of NSW.

Kate Denny	

15. Signature of image copyright holder*

To confirm you have approved the final content of the form, giving permission for the images provided to be used by Heritage NSW and the Heritage Council of NSW.

Kate Denny	Name	Kate Denny		Date	13 th March 2024
------------	------	------------	--	------	-----------------------------

I. Nominator details

16. Nominator to be contacted by Heritage NSW*

You do not need to complete these details again if you are also the author of the form.

Name	
Position and organisation, if applicable	
Contact phone number	
Email address	
Date form completed	

17. Reasons for nomination*

Background or reasons for nomination

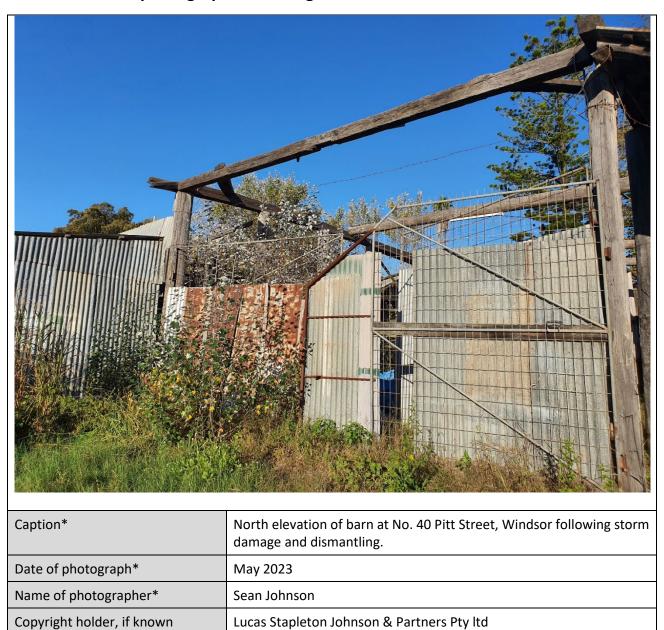
This barn has been identified as being of potential State level significance in two previous studies: Hawkesbury City Council Slab Barns Study (Graham Edds & Associates, 2010) and Hawkesbury City Council Slab Barns Update Study (Lucas Stapleton Johnson & Partners, Graham Edds & Associates and Dr. Terry Kass, 2024).

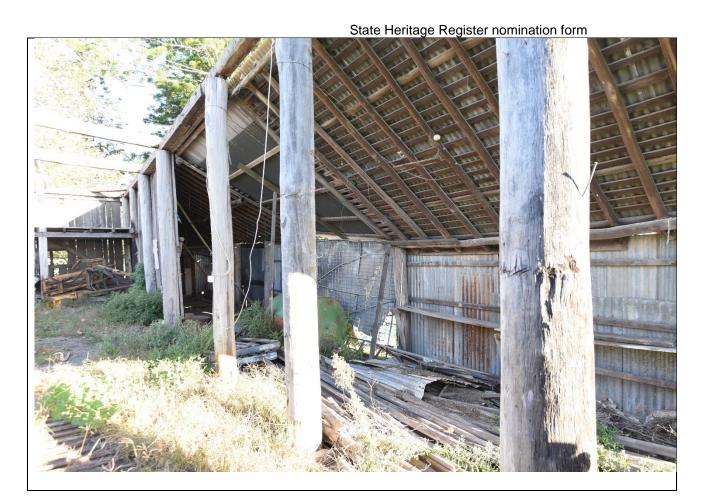
The early date of construction, the extent of surviving early 19th century fabric, the construction methods, its rarity and the associations with a number of persons of historical note important to the development of the Hawkesbury region and NSW, make this barn worthy of listing on the State Heritage Register.

18. Signature of nominator*

Name Date 13	3 th March 2024
-------------------	----------------------------

J. Additional photographs and images

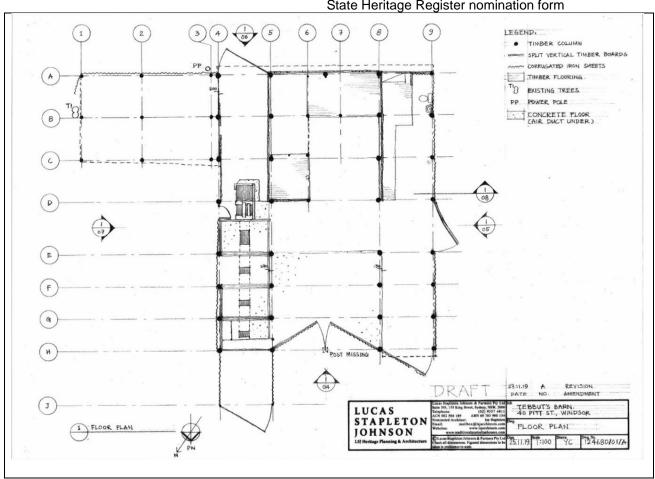




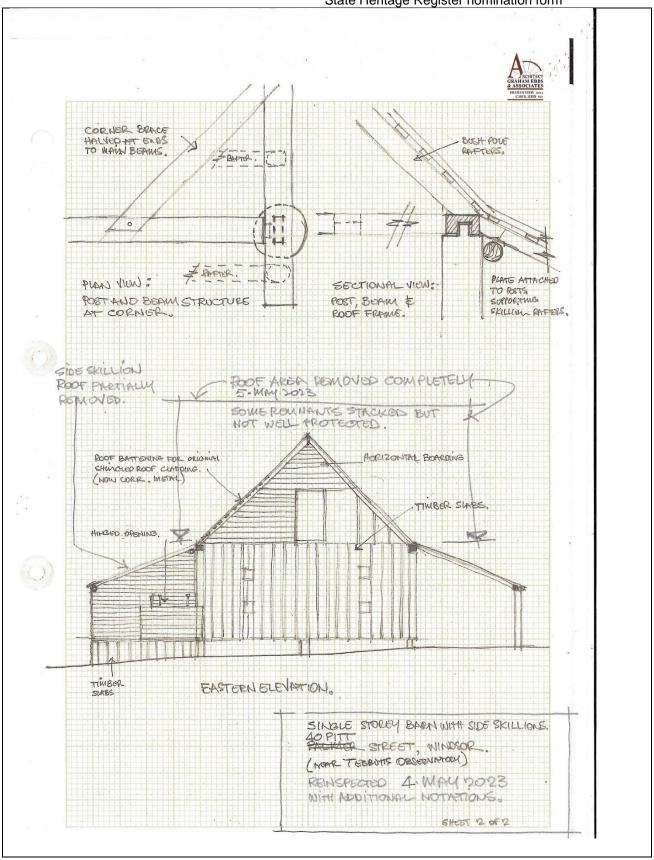
Caption*	Skillion of barn at No. 40 Pitt Street, Windsor.
Date of photograph*	May 2023
Name of photographer*	Kate Denny
Copyright holder, if known	Lucas Stapleton Johnson & Partners Pty ltd



Caption*	Timber framing and corrugated metal sheets stored in barn at No. 40 Pitt Street, Windsor.
Date of photograph*	May 2023
Name of photographer*	Kate Denny
Copyright holder, if known	Lucas Stapleton Johnson & Partners Pty ltd



Caption*	Measured drawing of floor plan of barn at No. 40 Pitt Street, Windsor (prior to storm damage)
Date of photograph*	November 2019
Name of photographer*	
Copyright holder, if known	Lucas Stapleton Johnson & Partners



Caption*	Elevation and details of 40 Pitt Street Windsor (prior to storm damage)
Date of photograph*	2010 updated May 2023
Name of photographer*	
Copyright holder, if known	Graham Edds & Associates

Submit the form

Thank you for your interest in the protection, conservation and celebration of heritage in NSW.

Before submitting the form, make sure you have completed all mandatory details.

Email the completed form with any other supporting documentation to:

heritagemailbox@environment.nsw.gov.au

If you are unable to submit via email, you may post your completed form to:

Heritage NSW
Department of Planning and Environment
Locked Bag 5020
PARRAMATTA NSW 2124

Please refer to our website for information on what happens to your nomination after submission.



The State Heritage Register provides legal protection under the *Heritage Act 1977* for the conservation and management of State significant heritage places and objects (collectively referred to as 'items').

Read the nomination guidelines carefully before completing this form.

This form should only be completed if you think that an item is significant for all of NSW. Do not complete this form for items of heritage significance to a local area and community.

Complete all mandatory fields on the form, as indicated with an asterisk (*). Incomplete forms or forms with insufficient information may not be accepted. Submitting a nomination form does not signify that a nomination is accepted and under assessment.

A. Nominated item

1. Name

Name*	Two Storey Slab Barn with Skillion
Other or former names	

2. Location

Provide <u>at least one</u> of these three types of location details (it is not necessary to provide all three types):

- Street address
- Land parcels
- Coordinates

If the item does not have a street number, provide land parcel information as well.

If the item has no land parcels, provide coordinates and a map.

For moveable objects enter the principal address where held.

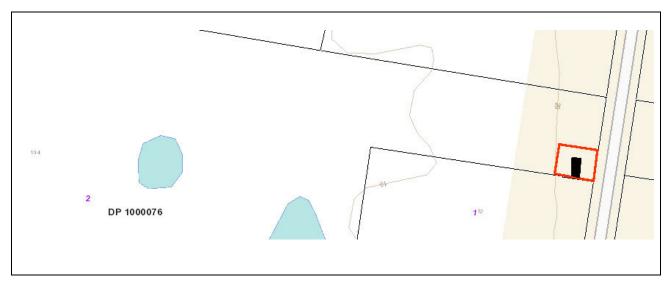
Street address*	134 Bathurst Street, Pitt Town
Alternate street address	
Local government area*	Hawkesbury City Council

Land parcels*	Lot	2	Section (if applicable)	DP	1000076
	Lot		Section (if applicable)	DP	

Coordinates	
Latitude	
Longitude	
Datum	

3. Extent of nomination

Provide a map or plan clearly indicating the extent of the curtilage (boundary) of your nomination. You may insert the map here or attach it separately.



Source of map or plan	SixMaps, annotated by LSJ Architects 2024
Description of the boundary, if required	Reduced curtilage following southern and eastern allotment boundaries with an approximate setback of 10 metres to the north and west.

4. Ownership

For organisations / company, please provide both the name of the business and a contact.

Name of owner(s)*	Mr RD Hannon & Mrs SB Hannon
Business / organisation name, if applicable	
Address	PO BOX 1 GLENORIE NSW 2157
Phone	
Email	
Ownership explanation, if required	

B. Significance

5. Why is it important in NSW?

Refer to the guideline Assessing heritage significance when completing this section.

Statement of significance*

The barn at No. 134 Bathurst Street, Pitt Town is of historical significance as a rare, surviving early 19th century barn of unusual construction, that remains in agricultural use. Located on a portion of a 25 acre grant made to former soldier John Brown in 1797, the barn is associated with early owner Joseph Smith who owned the property by the 1850s and Roger Ryan and his descendants who purchased the property in the mid 1800s and retained the land until the late 20th century.

Sited within the floodplains of the Hawkesbury River, the barn is historically associated with a weatherboard cottage at No. 132 Bathurst Street that together make a strong contribution to the historical character of the agricultural lands along Bathurst Street, Pitt Town.

The barn is of technical significance for retaining surviving early 19th century construction techniques including closely spaced squared posts mortised and tenoned to beams, and slabs nailed to beams with large spikes. Unusually the skillion was constructed together with the main barn using the same detailing, although the roof structure appears to have been replaced in the mid 19th century as the roof battening is for iron. The overall form, configuration and detailing of the barn, makes it a good representative example of the historic barn type found throughout the Hawkesbury City local government area.

Comparisons*

The lack of individual listings for slab barns and outbuildings as State heritage items and lack of detailed descriptions and dating of those that are listed on the SHR makes identifying comparable examples difficult.

Comparable examples include the slab outbuildings at Bella Vista (SHR No. 00754).

C. Description

6. Describe the existing item

Description*	LOCATION ON SITE:	Close to the road on the north-western fringe of Pitt Town. Access not granted. Barn described based on previous 2010 study and as seen from public road.
	MAIN BARN STRUCTURE	A long single storey barn 12.3 x 5.3m on plan with partial loft and side skillion. Supported on closely spaced squared posts mortised and tenoned to flat longitudinal beams. Condition: Poor – posts rotted through at 2.4m height on south side, top plate is rotten and split, roof is leaking. Barn can still be saved if repairs done soon. Date: Early-19 th century
	NO. OF BAYS	Ten
	ROOF STRUCTURE	Sawn rafters and battens spaced for iron pitched at approximately 30°. Appears to be an early replacement. Condition: Poor Date: mid-19 th century

		State Heritage Register nomination form	
	LOFT	Supported on sawn rectangular joists connected to sides of each	
		post. Condition: Poor	
		Date: early-19 th century	
	SKILLION 1	Supported on closely spaced squared posts like the main barn. Longitudinal beam is trenched to accept post tenons and	
		shaped ends of vertical slabs. Constructed together with main body of the barn.	
		Condition: Poor	
		Date: early-19 th century	
	ROOF CLADDING:	Corrugated iron	
		Condition: Poor	
	WALL CLADDING	Date: Unknown Vertical timber slabs between posts, corrugated iron to gable.	
	WALL CLADDING	Condition: Poor	
		Date: early 19 th century?	
	OPENINGS	Central opening between main barn and skillion	
	FLOORING (GROUND)	Earth	
	FLOORING (LOFT)	Timber boarding	
	FLOORING (SKILLION)	Earth	
	INTERNAL STRUCTURE	N/A	
	OTHER (Fixings?)	Mortise and tenon joints, slabs nailed to beams with large spikes.	
Condition of fabric and/or archaeological potential*	Poor condition		
Integrity / intactness*	Moderate integrity		
Modification dates	Unknown		
When was the last time you inspected the item?	May 2023- external only		
Current use	Hay barn		
Original or former use/s	Hay barn		
Any additional comments	It is recommended that the following Site Specific Exemptions be included in the gazettal listing to allow for the continued use of the structure and to support the continuity of the historical practice of undertaking ongoing repairs and maintenance: • The re-sheeting of roofs with corrugated galvanised steel (not zincalume or Colorbond), and the replacement of or introduction of guttering and down pipes, where this does not involve the removal of or damage to the timber structure (roof framing, beams, joists, posts, slabs or weatherboard cladding). • All repairs (such as re-fixing and patching) or the replacement of missing, damaged or		
	deteriorated fabric that fabric in appearance, ma	is beyond further maintenance, which matches the existing atterial and method of affixing, where this does not involve val of adjacent fabric in good condition. The replacement of	

damaged or deteriorated fabric with new fabric should not result in more than 50% of the original building being replaced.

D. History

7. Origins and historical evolution

Years of construction*	Start	Early to mid 19 th century	End	
Designer or architect*	Unknown			
Maker or builder*	Joseph Smith (ass	umed)		
Historical outline*	Town) in the distripurchased part of west. Joseph Smith of P September 1856 a son also named Jonorthern part of E to Roger Ryan, far acquired several of the north original Ryan placed his so The property appointil late in the 20 Based on the physiconstructed toget	sical evidence, the n her in the early 19 th /tenant. The roof st	where on 1 May 1797. Be known as 'Boston's where of this land where to his wife Mary Snagee, sold 41½ acressor £1,550. Ryan, a froitt Town, including bootle and put his sold upon Brown's graded in the hands of the main barn and skilling century, possibly be	en he died on 20 nith. In 1885, his comprising the grant to the west ree settler, the property to on Hugh on it. int. he Ryan family on were y Joseph Smith or

8. Historical themes represented

Themes indicate the broad historical context in which an item is significant. Themes help to identify related or comparative items contributing to the same theme.

Refer to the document <u>NSW Historical Themes</u> if completing this section.

Relevant National / Australian themes	2 Peopling Australia 3 Developing local, regional and national economies 4 Building settlements, towns and cities 9 Marking the phases of life
Relevant NSW / State themes	Convicts Agriculture Pastoralism Towns, suburbs and villages Land tenure Persons

E. Criteria for State heritage significance

Assessment under Heritage Council criteria of State significance*

It is important in the course or pattern of the cultural or natural history of NSW (Criterion A)

The barn at No. 134 Bathurst Street, Pitt Town Bottoms is of historical significance as a surviving early 19th century barn that remains in agricultural use and as evidence of the long-term agricultural use of the land, first established in 1797 by former solider John Brown.

It has a strong or special association with the life or works of a person, or group of persons of importance in the cultural or natural history of NSW (Criterion B)

The barn has historical associations with Roger Ryan and his descendants, a successful farming family who owned numerous properties throughout the Hawkesbury region. The Ryan family obtained the property in the late 19th century and appear to have retained ownership until the late 20th century.

It is important in demonstrating aesthetic characteristics and/or a high degree of creative or technical achievement in NSW (Criterion C)

Historically associated with the weatherboard cottage located at 132 Bathurst Street, the large barn is sited close to the road within the floodplains of the Hawkesbury River, and it makes a strong contribution to the historical character of the agricultural landscape along Bathurst Street.

The barn is of technical significance for retaining evidence of its early 19th century construction date including closely spaced squared posts mortised and tenoned to beams, roof battening for iron, and slabs nailed to beams with large spikes. Unusually the skillion was constructed together with the main barn of the same detailing.

It has strong or special association with a particular community or cultural group in NSW for social, cultural or spiritual reasons (Criterion D)

The historic barns of the Hawkesbury district are appreciated by the local community and others, being symbolic of the history of the agricultural development of the region, as evidenced by the numerous exhibitions, artworks, historical tours, heritage studies and heritage listings associated with these building types.

It has potential to yield information that will contribute to an understanding of the cultural or natural history of NSW (Criterion E)

The form, configuration and detailing of the barn, has the potential to provide further information into early 19th century farming methods and construction techniques for agricultural buildings of the period.

It possesses uncommon, rare or endangered aspects of the cultural or natural history of NSW (Criterion F)

The barn at No. 134 Bathurst Street, Pitt Town is rare within the context of the Hawkesbury City local government area, as a surviving early 19th century timber slab barns of unusual construction, that remains in agricultural use today.

It is important in demonstrating the principal characteristics of a class of cultural or natural places/environments in NSW (Criterion G)

The barn at No. 134 Bathurst Street, Pitt Town is representative of the long history of agricultural development within the floodplains of the Hawkesbury River, which commenced in the late 18th century and continues today.

The basic form of the barn with gabled roof, skillion and loft is representative of the typical form of barn found throughout the district.

F. Heritage listings

10. Existing heritage listings

If completing this section, mark against each listing whether the item is listed or not. You may want to contact the relevant local council or organisation to check the item's listing status.

Listed	Not Listed	Listing
	х	Commonwealth Heritage List
	х	National Heritage List
	х	Register of the National Estate
	х	Declared Aboriginal place
х		Local environmental plan (LEP) – heritage item (or draft item)
	х	LEP – heritage conservation area (or draft area)
	х	NSW government agency Heritage and Conservation Register
	х	National Trust register
	х	Aboriginal Heritage Information Management System
	х	National shipwreck database
	х	Engineers Australia list

G. Photograph

11. Principal or main photograph*

You may be contacted to provide the copyright holder details for this photograph and any additional images provided.



Caption*	Barn at No. 134 Bathurst Street, Pitt Town (exterior)
Date of photograph*	2009
Name of photographer*	G. Edds
Copyright holder, if known	Graham Edds & Associates

H. Author details

12. Primary author of this form*

Name	Kate Denny
Position and organisation, if applicable	Director, Lucas Stapleton Johnson & Partners Pty Ltd
Contact phone number	02 9357 4811
Email address	kdenny@lsjarchitects.com
Date form completed	10 th October 2024

13. References used to complete this form*

Author	Title	Date Published
Lucas Stapleton Johnson & Partners, Graham Edds & Associates, Dr. Terry Kass in association	Timber Slab Barns Update Study for Hawkesbury City Council	2024, unpublished
Jan Barkley-Jack	Hawkesbury Settlement Revealed: A New Look at Australia's Third Mainland Settlement, 1793-1802	Rosenburg Publishing, 2009
C J Baxter	Musters of New South Wales and Norfolk Island 1805-1806	ABGR, Sydney, 1989
	Old System Deeds, No 738 Book 320, No 799 Book 1988	
	Grants Vol 2 No 152	

14. Signature of author*

To confirm you have approved the final content of the form, giving permission for the information to be used by Heritage NSW and the Heritage Council of NSW.

Name	Da	ate	10 th October 2024

15. Signature of image copyright holder*

To confirm you have approved the final content of the form, giving permission for the images provided to be used by Heritage NSW and the Heritage Council of NSW.

Name		Date	10 th October 2024

I. Nominator details

16. Nominator to be contacted by Heritage NSW*

You do not need to complete these details again if you are also the author of the form.

Name	
Position and organisation, if applicable	
Contact phone number	
Email address	
Date form completed	

17. Reasons for nomination*

Background or reasons for nomination

The barn at No. 134 Bathurst Street, Pitt Town is rare within the context of the Hawkesbury City local government area, as a surviving early 19th century timber slab barns of unusual construction, that remains in agricultural use today and for its technical significance for retaining surviving early 19th century construction techniques including closely spaced squared posts mortised and tenoned to beams, and slabs nailed to beams with large spikes.

18. Signature of nominator*

Name		Date	10 th October 2024
	Kate Denny, Lucas Stapleton Johnson & Partners		

J. Additional photographs and images



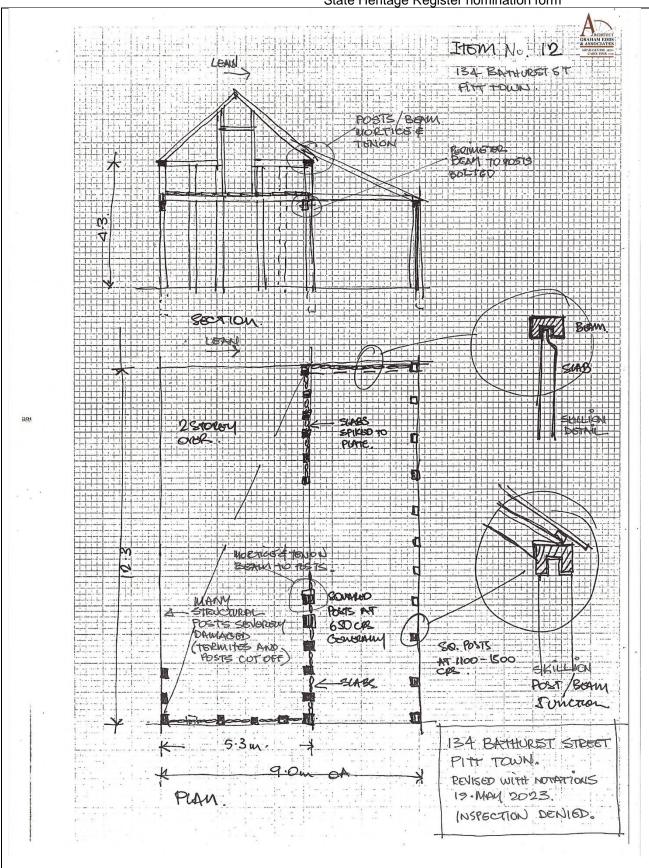
Caption*	Barn at No. 134 Bathurst Street, Pitt Town (interior)
Date of photograph*	2009
Name of photographer*	G. Edds
Copyright holder, if known	Graham Edds & Associates



Caption*	Barn at No. 134 Bathurst Street, Pitt Town (interior)
Date of photograph*	2009
Name of photographer*	G. Edds
Copyright holder, if known	Graham Edds & Associates



Caption*	Barn at No. 134 Bathurst Street, Pitt Town (interior)
Date of photograph*	2009
Name of photographer*	G. Edds
Copyright holder, if known	Graham Edds & Associates



Caption*	Measured drawing of barn at No. 134 Bathurst Street, Pitt Town
Date of photograph*	May 2023
Name of photographer*	G. Edds
Copyright holder, if known	Graham Edds & Associates

Submit the form

Thank you for your interest in the protection, conservation and celebration of heritage in NSW.

Before submitting the form, make sure you have completed all mandatory details.

Email the completed form with any other supporting documentation to:

heritagemailbox@environment.nsw.gov.au

If you are unable to submit via email, you may post your completed form to:

Heritage NSW
Department of Planning and Environment
Locked Bag 5020
PARRAMATTA NSW 2124

Please refer to our website for information on what happens to your nomination after submission.



The State Heritage Register provides legal protection under the *Heritage Act 1977* for the conservation and management of State significant heritage places and objects (collectively referred to as 'items').

Read the nomination guidelines carefully before completing this form.

This form should only be completed if you think that an item is significant for all of NSW. Do not complete this form for items of heritage significance to a local area and community.

Complete all mandatory fields on the form, as indicated with an asterisk (*). Incomplete forms or forms with insufficient information may not be accepted. Submitting a nomination form does not signify that a nomination is accepted and under assessment.

A. Nominated item

1. Name

Name*	Large slab barn
Other or former names	Lock's Farm

2. Location

Provide <u>at least one</u> of these three types of location details (it is not necessary to provide all three types):

- Street address
- Land parcels
- Coordinates

If the item does not have a street number, provide land parcel information as well.

If the item has no land parcels, provide coordinates and a map.

For moveable objects enter the principal address where held.

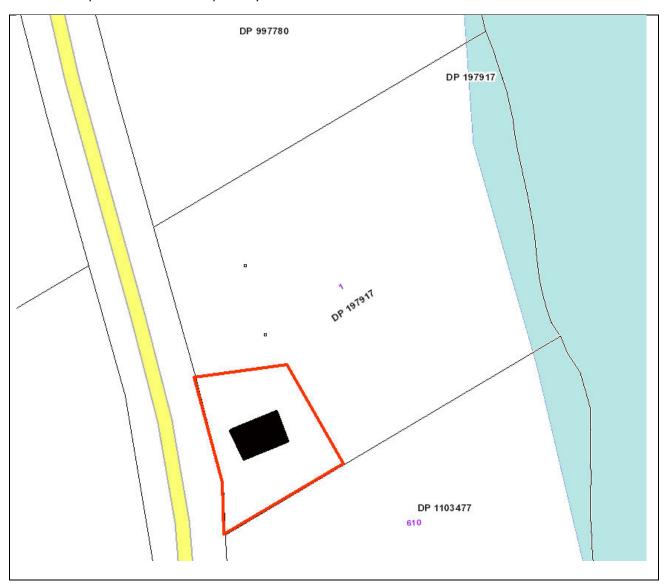
Street address*	235 Wilberforce Road, Wilberforce
Alternate street address	
Local government area*	Hawkesbury City Council

Land parcels*	Lot	1	Section (if applicable)	DP	197917
	Lot		Section (if applicable)	DP	

Coordinates		
Latitude		
Longitude		
Datum		

3. Extent of nomination

Provide a map or plan clearly indicating the extent of the curtilage (boundary) of your nomination. You may insert the map here or attach it separately.



Source of map or plan	SixMaps, annotated by LSJ Architects, 2024
Description of the boundary, if required	Reduced curtilage following allotment boundaries to south and west and with setback of approximately 16 metres to south, north and east, encompassing barn, adjacent garage/shed and two mature Camphor laurel trees.

4. Ownership

For organisations / company, please provide both the name of the business and a contact.

Name of owner(s)*	Mrs Mary & Mr James Mifsud
Business / organisation name, if applicable	
Address	260 Tizzana Road EBENEZER NSW 2756
Phone	0466 101 494

Email	maryd@returf.com.au
Ownership explanation, if required	

B. Significance

5. Why is it important in NSW?

Refer to the guideline Assessing heritage significance when completing this section.

Statement of significance*

The large barn at No. 235 Wilberforce Road, Wilberforce is of historical significance as a rare, surviving early 19th century timber framed barn that remains in agricultural use and that is associated with the exconvict Matthew Lock, who first obtained the land (known as Lock's Farm) in 1794. Lock went on to become one of the most successful ex-convict landholders in the district, a trustee of the Phillip (Wilberforce) Common, District Constable and then Chief Constable of the Hawkesbury. The property subsequently passed to Lock's son-in-law Thomas Maloney in the 1830s, and it remained in the hands of the Maloney family until the early 20th century. Constructed in the early 19th century, the barn may have direct associations with Matthew Lock and his period of ownership.

Located immediately next to Wilberforce Road, the barn and the adjacent slab garage/shed both contribute to the historical character of the agricultural lands along Freeman's Reach Road and the Hawkesbury River floodplains. In its overall form and configuration, with gabled roof, skillion and loft, the large barn is a representative example of an historic timber framed barn type found throughout the Hawkesbury City local government area. It is also rare surviving evidence of the long-term agricultural development of the region which commenced in 1794 and is the only 18th century agricultural district still continuing in this use today.

Retaining evidence of early 19th century construction techniques including closely spaced main posts, roughly squared with adze or axe and jointed to squared beams using pegged mortice and tenon joints; steep 50° pitch roof formed of closely spaced pole rafters with shingle battens indicating an early date with wooden pegs used to join cross beams to longitudinal beams and vertical timber slabs to walls, the barn is considered to be rare. The barn is of technical significance for demonstrating early 19th century construction methods for agricultural buildings and has the potential to provide further information into 19th century farming methods.

Comparisons*

The barn at No. 235 Wilberforce Road, Wilberforce is comparable with very few other examples of surviving timber agricultural outbuildings due to its early construction date, the extent of surviving early 19th century fabric.

A comparable example is the large barn at Hobartville, 36-40 Inalls Road, Richmond (SHR 00035), dating from the early 19th century but with extensive later modifications.

C. Description

6. Describe the existing item

Description*	PERIOD	Early 19 th century				
	CURRENT USE	Machinery store				
	FORMER USE	Barn				
	LOCATION ON	The property is located between the western bank of the				
	SITE	Hawkesbury River and Wilberforce Road. The barn and				
		adjacent slab garage/shed are clustered closer to the				
		road. From south to north there is a large barn a smaller				
		slab shed a late 19 th century weatherboard cottage and a				
		more recent two-storey house.				
	DESCRIPTION:					
	MAIN BARN	Main posts are closely spaced, roughly squared with adze				
	STRUCTURE	or axe and jointed to similarly squared beams using				
		traditional pegged mortice and tenon joints.				
		Condition: Good				
		Date: Early 19 th century?				
	NO. OF BAYS	Nine closely spaced bays, central bay wider for doors.				
	ROOF	Steep 50° pitch, formed of closely spaced pole rafters				
	STRUCTURE	with shingle battens indicating an early date.				
		Wooden pegs used to join cross beams to longitudinal				
		beams.				
	LOST	Condition: Good				
	LOFT	Small loft structure supported on pole beams at southern				
		end approximately 1.0m below eaves level. Larger loft at eaves level consisting of closely spaced				
		round beams and loose flooring in centre only.				
		Condition: Good				
	SKILLION 1	Shallow pitched skillion on eastern side				
	SKILLION I	Condition: Good				
		Date: Late 20 th century?				
	ROOF CLADDING:	Corrugated iron short sheets.				
		Condition: Moderate				
	WALL CLADDING	Vertical timber slabs except in central doorways which				
		have timber ventilation grilles over. Exterior now clad in				
		corrugated steel.				
		Condition: Good				
		Date: Early 19 th century?				
	OPENINGS	Central doorways in both sides of barn with ventilated				
		panels over.				
	FLOORING	Earthen				
	(GROUND)					
	FLOORING (LOFT)	Timber boarding				
	FLOORING	Concrete.				
	(SKILLION)					
	INTERNAL	Large, round, closely spaced beams to loft floors.				
	STRUCTURE					
	OTHER (Fixings?)	Camphor laurel tree at southern end causing damage.				
		Post/ beam pegged mortice and tenon joints				
		Wooden pegs used to join cross beams to longitudinal				
		beams.				

	State Heritage Register nomination form
Condition of fabric and/or archaeological potential*	Good condition
Integrity / intactness*	High integrity and intactness
Modification	Addition of large skillion in late 20 th century (?)
dates	Clad in corrugated steel sheets- unknown date
When was the last time you inspected the item?	May 2023
Current use	Machinery store
Original or former use/s	Barn
Any additional comments	 It is recommended that the following Site Specific Exemptions be included in the gazettal listing to allow for the continued use of the structure and to support the continuity of the historical practice of undertaking ongoing repairs and maintenance: The re-sheeting of roofs with corrugated galvanised steel (not zincalume or Colorbond), and the replacement of or introduction of guttering and down pipes, where this does not involve the removal of or damage to the timber structure (roof framing, beams, joists, posts, slabs or weatherboard cladding). All repairs (such as re-fixing and patching) or the replacement of missing, damaged or deteriorated fabric that is beyond further maintenance, which matches the existing fabric in appearance, material and method of affixing, where this does not involve damage to or the removal of adjacent fabric in good condition. The replacement of damaged or deteriorated fabric with new fabric should not result in more than 50% of the original building being replaced.

D. History

7. Origins and historical evolution

Years of construction*	Start	Early 19 th century	End	
Designer or architect*	Unknown			
Maker or builder*	Matthew Lock (assumed)			
Historical outline*	Matthew/Matthias Lock (various Locke) was granted 30 acres (Portion 60, Parish Wilberforce) in the district of Mulgrave Place on the River Hawkesbury on 19 November 1794. Lock had been transported to Australia for 7 years, arriving in 1790.			
	Lock originally concentrated on growing maize but switched to whea which had a ready market. Later, Lock acquired his neighbour David Lankey's 30 acre grant (Portion 61, Parish Wilberforce), and he event became one of the most successful ex-convict landholders in the dist obtaining various other grants of land including 50 acres on Robinsor		bour David and he eventually rs in the district,	

Kurrajong and a further 100 acres at Kurrajong.

In 1805 Lock was made one of the residential trustees of the Phillip (Wilberforce) Common, in 1808 he was made District Constable, and in

(later Bushnell's) Lagoon, 30 acres at Mulgrave Place, 60 acres at

1810 he became the Chief Constable of the Hawkesbury.

Matthew (Matthias) Lock of Hawkesbury, yeoman, assigned his entire 1794 grant to Thomas Maloney, Hawkesbury, farmer on 3 April 1830. The transfer was for £150 and included a covenant permitting Lock and his wife Alice to reside on the farm for the term of the natural lives, free of rent or any demands. Matthew Lock died in April 1836. Alice was his second wife and she died on 2 December 1834. Maloney was an emancipist, who had arrived in NSW in 1811 with a life sentence and in 1818, he married Matthew Lock's daughter Mary Graham.

After this date, the land was in the hands of the Maloney family and appears to have been passed down through their line for many decades. It was not conveyed by any member of the Maloney family. During this time Lock's 30 acres was divided into two halves. In June 1864, a severe flood demolished Thomas Maloney senior's house as well as Thomas Maloney junior's house.

A road survey plan of February 1881 showed a barn on Lock's grant in the same position as today, plus another barn on Lankey's grant to the south as well as a house. Based on the physical evidence, it appears that the large barn may be a survivor of the 1864 flood.

In 1916, the southern part of Lock's grant was owned and occupied by Charles William Hawkins, farmer. He died on 9 September 1916 intestate. The property was auctioned on 31 July 1920. The southern part of Lock's 30 acre grant was sold as a parcel of 18 acres 3 roods and 18.5 perches to Margaret Harriett Daley, wife of Alfred James Daley of Freemans Reach, for £2,245/2/6. The auction notice for the sale by auctioneer A J Berkelman of Windsor advertised the land as well as agricultural equipment for sale plus livestock including dairy cattle and horses but gave no details of buildings on the site.

8. Historical themes represented

Themes indicate the broad historical context in which an item is significant. Themes help to identify related or comparative items contributing to the same theme.

Refer to the document <u>NSW Historical Themes</u> if completing this section.

Relevant National / Australian themes	2 Peopling Australia 3 Developing local, regional and national economies 4 Building settlements, towns and cities 9 Marking the phases of life
Relevant NSW / State themes	Convicts Agriculture Pastoralism Towns, suburbs and villages Land tenure Persons

E. Criteria for State heritage significance

Assessment under Heritage Council criteria of State significance*

It is important in the course or pattern of the cultural or natural history of NSW (Criterion A)

The barn at No. 235 Wilberforce Road, Wilberforce is of historical significance as evidence of the long-term agricultural use of the land (known as Lock's Farm) by the Lock and Maloney families. First established in 1794 by ex-convict Matthew (Mathias) Lock and passing to his son-in-law Thomas Maloney by the 1830s, the Maloney family retained ownership of the property until (assumed) the early 20th century. A road survey plan of February 1881 showed a barn on Lock's grant in the same position as today, and on the physical evidence, it appears that the large barn may be a survivor of the 1864 flood.

It has a strong or special association with the life or works of a person, or group of persons of importance in the cultural or natural history of NSW (Criterion B)

The barn at No. 235 Wilberforce Road, Wilberforce has historical associations with Matthew Lock, an ex convict who established Lock's Farm in 1794 and was one of the most successful ex-convict landholders in the district, a trustee of the Phillip (Wilberforce) Common, and District Constable and then Chief Constable of the Hawkesbury.

It is important in demonstrating aesthetic characteristics and/or a high degree of creative or technical achievement in NSW (Criterion C)

Although somewhat obscured by mature trees, the barn is located immediately adjacent Wilberforce Road and contributes to the historical character of the agricultural lands along Wilberforce Road and the Hawkesbury River floodplains.

The large, corrugated metal clad barn is of technical significance for retaining evidence of early 19th century construction techniques including closely spaced main posts, roughly squared with adze or axe and jointed to squared beams using pegged mortice and tenon joints; steep 50° pitch roof formed of closely spaced pole rafters with shingle battens indicating an early date with wooden pegs used to join cross beams to longitudinal beams and vertical timber slabs to walls.

It has strong or special association with a particular community or cultural group in NSW for social, cultural or spiritual reasons (Criterion D)

The historic barns of the Hawkesbury district are appreciated by the local community and others, being symbolic of the history of the agricultural development of the region, as evidenced by the numerous exhibitions, artworks, historical tours, heritage studies and heritage listings associated with these building types.

It has potential to yield information that will contribute to an understanding of the cultural or natural history of NSW (Criterion E)

The barn at No. 235 Wilberforce Road, Wilberforce, with skillion and lofts, has the potential to provide further information into 19th century farming methods and construction techniques for agricultural buildings of the early 19th century.

It possesses uncommon, rare or endangered aspects of the cultural or natural history of NSW (Criterion F)

The barn at 253 Wilberforce Road, Wilberforce is considered to be rare within the context of the Hawkesbury City local government area, for the extent of the surviving evidence of early 19th century construction techniques and its relatively high level of integrity.

It is important in demonstrating the principal characteristics of a class of cultural or natural places/environments in NSW (Criterion G)

The barn is representative of the long history of agricultural development within the floodplains of the Hawkesbury River, which commenced in the early 19th century and continues today.

The basic form of the barn with gabled roof, skillion and lofts is representative of the typical form of barn found throughout the district.

F. Heritage listings

10. Existing heritage listings

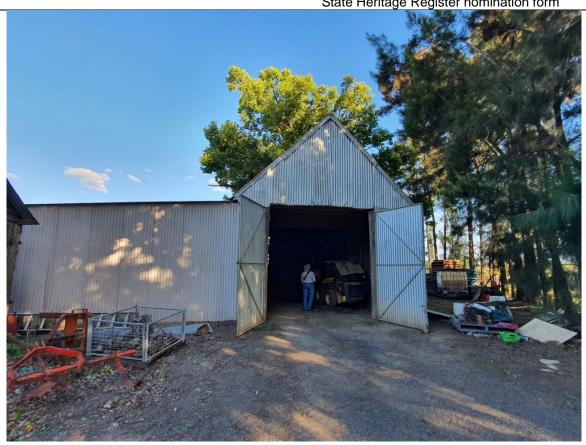
If completing this section, mark against each listing whether the item is listed or not. You may want to contact the relevant local council or organisation to check the item's listing status.

Listed	Not Listed	Listing
	Х	Commonwealth Heritage List
	Х	National Heritage List
	Х	Register of the National Estate
	Х	Declared Aboriginal place
	Х	Local environmental plan (LEP) – heritage item (or draft item)
	Х	LEP – heritage conservation area (or draft area)
	Х	NSW government agency Heritage and Conservation Register
	Х	National Trust register
	Х	Aboriginal Heritage Information Management System
	Х	National shipwreck database
	Х	Engineers Australia list

G. Photograph

11. Principal or main photograph*

You may be contacted to provide the copyright holder details for this photograph and any additional images provided.



Caption*	North elevation of large barn at No. 235 Wilberforce Road, Wilberforce
Date of photograph*	May 2023
Name of photographer*	Kate Denny
Copyright holder, if known	Lucas Stapleton Johnson & Partners

Н. **Author details**

12. Primary author of this form*

Name	Kate Denny
Position and organisation, if applicable	Director, Lucas Stapleton Johnson & Partners Pty Ltd
Contact phone number	9357 4811
Email address	kdenny@lsjarchitects.com
Date form completed	13 th March 2024

References used to complete this form* **13.**

Author	Title	Date Published
Lucas Stapleton Johnson & Partners, Graham Edds & Associates, Dr. Terry Kass in association	Timber Slab Barns Update Study for Hawkesbury City Council	2024, unpublished
Graham Edds & Associates	Hawkesbury City Council Slab Barn Study	2010
Barkley-Jack, J.	Hawkesbury Settlement Revealed: A New Look at Australia's third mainland settlement 1793-1802	2009
	Advertising; <i>The Sydney Gazette and NSW Advertiser</i> , Sunday 20 June 1805, p. 1	
	Government and General Orders; <i>The Sydney Gazette and NSW Advertiser</i> , Sunday 28 January 1810, p. 1	
	https://convictrecords.com.au/convicts/lock/matthew/87842	
	Old System Deed, No 796 Bk G Old System Deed, No 158 Bk J	

14. Signature of author*

To confirm you have approved the final content of the form, giving permission for the information to be used by Heritage NSW and the Heritage Council of NSW.

Name	Kate Denny		Date	13 th March 2024

Signature of image copyright holder* **15**.

To confirm you have approved the final content of the form, giving permission for the images provided to be used by Heritage NSW and the Heritage Council of NSW.

Name			Date	13 th March 2024
	Kate Denny			
				10

I. Nominator details

16. Nominator to be contacted by Heritage NSW*

You do not need to complete these details again if you are also the author of the form.

Name	
Position and organisation, if applicable	
Contact phone number	
Email address	
Date form completed	

17. Reasons for nomination*

Background or reasons for nomination

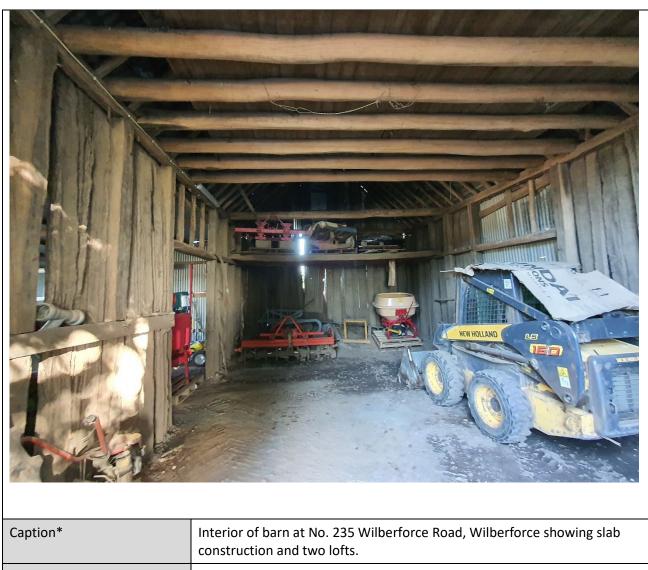
This barn has been identified as being of potential State level significance in two previous studies: Hawkesbury City Council Slab Barns Study (Graham Edds & Associates, 2010) and Hawkesbury City Council Slab Barns Update Study (Lucas Stapleton Johnson & Partners, Graham Edds & Associates and Dr. Terry Kass, 2024).

The early date of construction, the extent of surviving early 19th century fabric, the construction methods and the associations with an ex-convict who received a grant of land in 1794, make this barn worthy of listing on the State Heritage Register.

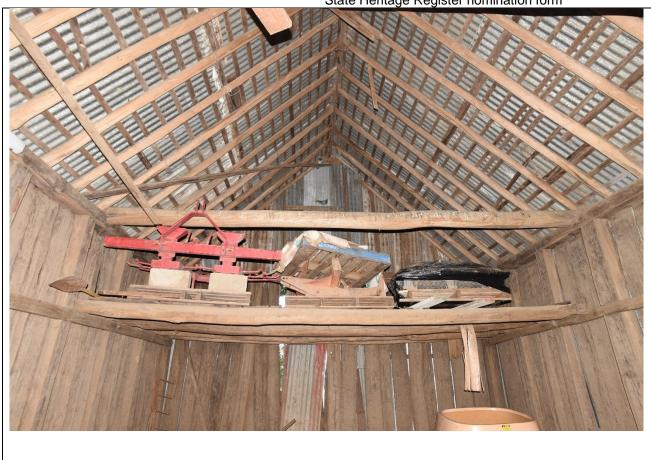
18. Signature of nominator*

Name		Date	13 th March 2024
	Kate Denny		
	Rate Defility		

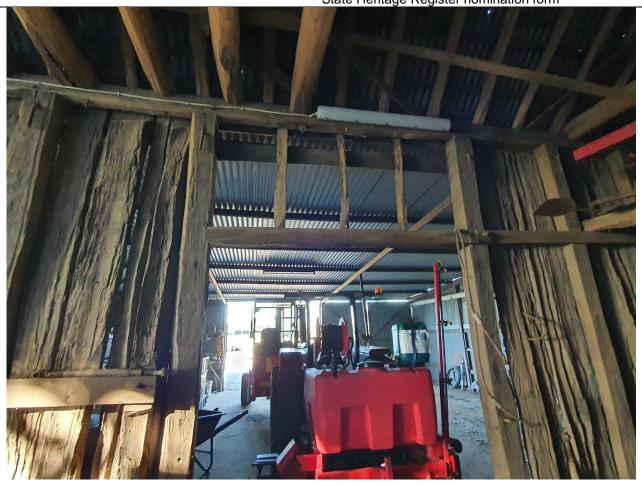
J. Additional photographs and images



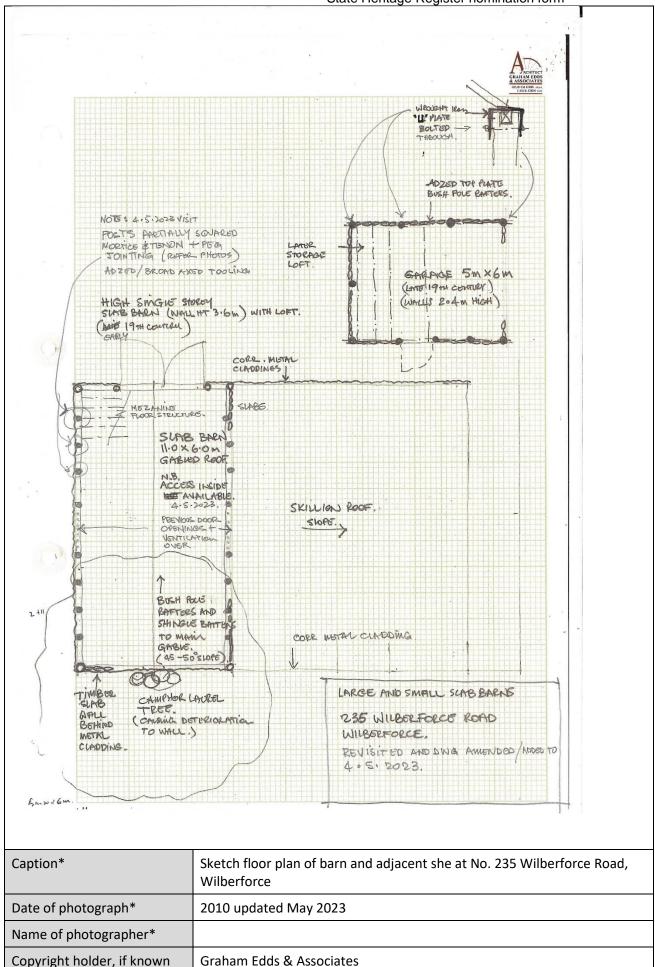
Caption*	Interior of barn at No. 235 Wilberforce Road, Wilberforce showing slab construction and two lofts.
Date of photograph*	May 2023
Name of photographer*	Kate Denny
Copyright holder, if known	Lucas Stapleton Johnson & Partners Pty ltd



Caption*	Interior of barn at No. 235 Wilberforce Road, Wilberforce showing roof construction with shingle battens and loft
Date of photograph*	May 2023
Name of photographer*	Kate Denny
Copyright holder, if known	Lucas Stapleton Johnson & Partners Pty ltd



Caption*	Interior of barn at No. 235 Wilberforce Road, Wilberforce looking through to later addition skillion.
Date of photograph*	May 2023
Name of photographer*	Kate Denny
Copyright holder, if known	Lucas Stapleton Johnson & Partners Pty ltd



Submit the form

Thank you for your interest in the protection, conservation and celebration of heritage in NSW.

Before submitting the form, make sure you have completed all mandatory details.

Email the completed form with any other supporting documentation to:

heritagemailbox@environment.nsw.gov.au

If you are unable to submit via email, you may post your completed form to:

Heritage NSW
Department of Planning and Environment
Locked Bag 5020
PARRAMATTA NSW 2124

Please refer to our website for information on what happens to your nomination after submission.



The State Heritage Register provides legal protection under the *Heritage Act 1977* for the conservation and management of State significant heritage places and objects (collectively referred to as 'items').

Read the nomination guidelines carefully before completing this form.

This form should only be completed if you think that an item is significant for all of NSW. Do not complete this form for items of heritage significance to a local area and community.

Complete all mandatory fields on the form, as indicated with an asterisk (*). Incomplete forms or forms with insufficient information may not be accepted. Submitting a nomination form does not signify that a nomination is accepted and under assessment.

A. Nominated item

1. Name

Name*	Complex of Two Slab Barns with Lofts
Other or former names	Dad and Dave's Turf Supplies

2. Location

Provide <u>at least one</u> of these three types of location details (it is not necessary to provide all three types):

- Street address
- Land parcels
- Coordinates

If the item does not have a street number, provide land parcel information as well.

If the item has no land parcels, provide coordinates and a map.

For moveable objects enter the principal address where held.

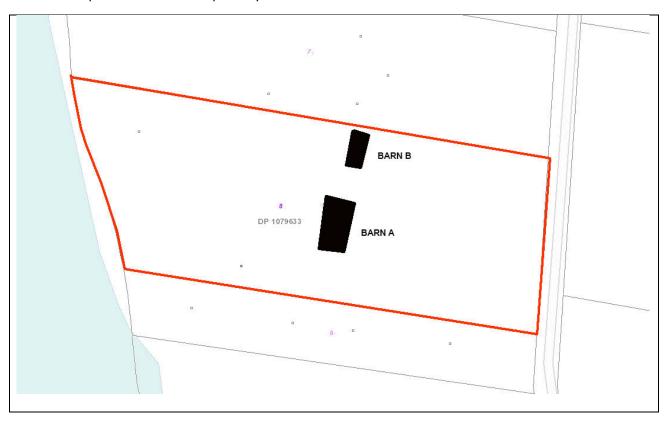
Street address*	265 Pitt Town Bottoms Road, Pitt Town Bottoms
Alternate street address	
Local government area*	Hawkesbury City Council

Land parcels*	Lot	8	Section (if applicable)	DP	1079633
	Lot		Section (if applicable)	DP	

Coordinates	
Latitude	
Longitude	
Datum	

3. Extent of nomination

Provide a map or plan clearly indicating the extent of the curtilage (boundary) of your nomination. You may insert the map here or attach it separately.



Source of map or plan	SixMaps, annotated by LSJ Architects, 2024	
Description of the boundary, if required	Allotment boundaries of Lot 8 DP 1079633	

4. Ownership

For organisations / company, please provide both the name of the business and a contact.

Name of owner(s)*	Mrs. Louise Hanckel	
Business / organisation name, if applicable		
Address	265 Pitt Town Bottoms Road, Pitt Town Bottoms NSW 2756	
Phone	0418 242 595	
Email	louise.hanckel@bigpond.com.au	
Ownership explanation, if required		

B. Significance

5. Why is it important in NSW?

Refer to the guideline Assessing heritage significance when completing this section.

Statement of significance*

The barns at No. 265 Pitt Town Bottoms Road, Pitt Town Bottoms are of historical significance as surviving early 19th century barns still located on the original land grant made to ex-convict William Douglas in 1794 and for their associations with the May family, prosperous landowners in the Pitt Town district who obtained the land in the mid 19th century and continued to reside and work the land until at least the early 20th century. Charles Watkins May, who owned the land from c1845 to 1900, also held a town allotment in Pitt Town, which also contains a large late 19th century slab barn (26A Bathurst Street, Pitt Town).

Sited in the floodplains of the Hawkesbury River, the barns are located in a small complex with weatherboard cottage and mature trees that together make a strong contribution to the historical character of the agricultural lands along Pitt Town Bottoms Road. The overall form and configuration of both barns, with corrugated metal cladding and surviving timber slabs are good, large, representative examples of the historic barn type found throughout the Hawkesbury City local government area.

Although altered and potentially adapted for residential use, both of the barns are potentially rare as surviving early 19th century slab barns that remain in use, and potentially of technical significance for retaining surviving evidence of early 19th century construction techniques including round timber posts closely spaced and shingled roofing. They also contain lofts that have been converted to residential and refuge areas during times of flood. Further research is required to determine their current condition and level of integrity, although both barns have been recorded as having high levels of integrity in 1991 and 2010

Comparisons*

The lack of individual listings for slab barns and outbuildings as State heritage items and lack of detailed descriptions and dating of those that are listed on the SHR makes identifying comparable examples difficult.

Hobartville, Richmond (SHR 00035), contains two early 19th century barns (amongst a collection of other buildings) being: a large and high single originally with loft, a feed storage area extending each side with integral skillions, dating from the early 19th century but with extensive later modifications and a relatively low barn but large on plan (15 x 8m) with a loft originally.

C. Description

6. Describe the existing item

Description*	PERIOD	Early 19 th century
	MODIFICATION/DATES	Barns 1 & 2 were linked in 2009.
	CURRENT USE	Unknown- potentially part residential
	FORMER USE	Barns
	LOCATION ON SITE:	Complex of two barns orientated in line north-south facing the eastern bank of the Hawkesbury River. In 2010 and 2023 access was denied to the site. The following description is based on the inspection of 1991 by Graham Edds & Associates and by viewing the site from the road and opposite bank of the Hawkesbury River.

DESCRIPTION BARN 1				
MAIN BARN STRUCTURE	Large single storey barn 16 x 6.5m on plan. Closely spaced round posts (1.3 – 1.6m centres) supporting rectangular beams to loft floor and square beams to roof eaves. Condition: not known Date: Early 19 th century			
NO. OF BAYS	Ten			
ROOF STRUCTURE	Gabled roof with 45° pitch and shingles under corrugated iron. Condition: not known Date: Early 19 th century			
LOFT	Converted to residential use for times of flood. Condition: not known Date: Early 19 th century structure, adaptation date not known.			
SKILLION 1	Western roof slope continues to form a steep skillion enclosing a mezzanine floor at the lower eaves level. Condition: not known Date: Early 19 th century			
SKILLION 2	Recent shallow pitched addition Condition: not known. Date: Not known.			
ROOF CLADDING:	Corrugated iron over timber shingles Condition: not known Date: Shingles early 19 th century			
WALL CLADDING	Vertical timber slabs with weatherboard above and in gables. Condition: not known Date: Early 19 th century			
OPENINGS	Dormer window inserted into western slope of loft roof plus windows in gable ends.			
FLOORING (GROUND)	Timber floor structure indicated on 1991 plan			
FLOORING (LOFT)	Not known			
FLOORING (SKILLION)	Not known			
INTERNAL STRUCTURE	Not known			
DESCRIPTION BARN 2				
MAIN BARN STRUCTURE	Single storey barn with loft 6 x 11m on plan with 3m end skillion. Closely spaced round posts (at 850mm centres) supporting rectangular beams to loft floor and roof eaves. Condition: not known Date: Early 19 th century			
NO. OF BAYS	Eleven			
ROOF STRUCTURE	Gabled roof with 45° pitch . Condition: not known Date: Early 19 th century			

		State Heritage Register nomination form		
	LOFT	Condition: not known Date: Early 19 th century structure, adaptation date		
		not known.		
	SKILLION 1	Northern end skillion had slab walls with posts		
	SKILLIOIV I	expressed on outside and slabs fixed to inside face		
		of beam. Timber shingles remained in 2009.		
		Condition: not known		
		Date: Early 19 th century?		
	ROOF CLADDING:	Corrugated iron		
		Condition: not known		
		Date: not known		
	WALL CLADDING	Vertical slabs between posts, weatherboard above		
		and in gables.		
		Condition: not known		
		Date: Early 19 th century		
	OPENINGS	Wide central openings in main barn for cart or		
		carriage access. Dormer windows inserted into loft		
	FLOORING (GROUND)	roof. Timber floor indicated in 2009 report.		
	FLOORING (LOFT)	Not known		
	FLOORING (SKILLION)	Not known		
	INTERNAL STRUCTURE	Splayed boarding up to 1.8m internally.		
		opia, ca sourceg up to siem meerice.,		
Condition of fabric and/or archaeological potential*	Unknown- assumed good cor	ndition.		
Integrity / intactness*	Unknown- assumed Moderate to High integrity.			
Modification dates	Post 2009- barns converted into residence/s (at least in part) with additions linking the two buildings.			
When was the	1991: Internal inspection of b	1991: Internal inspection of barns		
last time you inspected the item?	July 2023: Viewed from adjacent public road			
Current use	Dwelling? and storage?			
Original or former use/s	Barns			
Any additional comments	It is recommended that the following Site Specific Exemptions be included in the gazettal listing to allow for the continued use of the structure and to support the continuity of the historical practice of undertaking ongoing repairs and maintenance:			
	 The re-sheeting of roofs with corrugated galvanised steel (not zincalume or Colorbond), and the replacement of or introduction of guttering and down pipes, where this does not involve the removal of or damage to the timber structure (roof framing, beams, joists, posts, slabs or weatherboard cladding). 			
	 All repairs (such as re-fixing and patching) or the replacement of missing, damaged or deteriorated fabric that is beyond further maintenance, which matches the existing fabric in appearance, material and method of affixing, where this does not involve damage to or the removal of adjacent fabric in good condition. The replacement of 			

damaged or deteriorated fabric with new fabric should not result in more than 50% of the original building being replaced.

D. History

7. Origins and historical evolution

Years of construction*	Start	Early 19 th century	End	
Designer or architect*	Unknown			
Maker or builder*	William Douglas (assu	umed)		
Historical outline*	William Douglas (var. Douglass) was granted 30 acres (Portion 28, Parish Pitt Town) to be known as Douglas Farm lying on the east side of the Hawkesbury River in the District of Mulgrave Place on 3 November 1794. Today, No. 265 Pitt Town Bottoms Road is located on the whole of Portion 28 and the southern half of the adjacent land grant made to Joseph Wright, ex-convict, in 1794 (Portion 27, Parish Pitt Town). William Douglas was an ex-convict, having been transported for 7 years and arrived in the colony as part of the First Fleet. Douglas died in 1838.			
	Christopher Watkin May held this grant, which he described as being 45 acres in his will of 31 January 1899, though it was found by a later survey to be 42 acres 2 roods 3½ perches.			
	It is not clear when Christopher Watkin May acquired this land. He was the son of Lawrence (alt. Laurence) May who was a significant landholder in the Hawkesbury district. In June 1845, Christopher Watkin May claimed in a court case to hold five farms across the district. Lawrence May had also purchased a number of farms in the Pitt Town district. It is possible that the current property was in the hands of Lawrence May and passed to his son Christopher Watkin May after his death or that Christopher Watkin May acquired in his own right. The large scale of the barns indicates the success and prosperity of the May family. It is known that Christopher Watkin May was the owner of a town allotment (No. 26A Buckingham Street, Pitt Town) which also contains a large barn constructed in the late 19 th century, possibly during May's period of ownership (1862-1879). Town barns were often relied on during times of flood when produce, livestock and equipment could be relocated from farmlands and safeguarded on higher ground in the towns. This approach to the management of property was formalised via colonial era policy regarding land tenure when Governor Macquarie established inseparable links between the town allotments and farming lands. Christopher Watkin May left the land to trustees in his will to divide into two equal parts, leaving the southern part to his nephew, James Alfred May.			
				uring times of cated from farmapproach to the licy regarding land inks between the liy left the land to e southern part to
	Christopher Watkin May died on 16 July 1900 and James Alfred May died on 1 September 1949, leaving instructions as to how to divide the land amongst his relatives.			
	At the November 1923 assessment by the Valuer General, improvements of 15 acres, part of Portions 27 and 28, held by Mrs Florence Gertrude May were described as cottages with attics, a detached kitchen plus 'slab sheds This probably relates to what is now Number 265 Pitt Town Bottoms Road The adjoining 15 acres was described as part of Portion 28 held by Joshua			ertrude May blus 'slab sheds'. Bottoms Road.

May were described as including clearing and fencing as well as a 'bark hut'.		
This appears to be what is now known as Number 259 Pitt Town Bottoms		
Road.		

8. Historical themes represented

Themes indicate the broad historical context in which an item is significant. Themes help to identify related or comparative items contributing to the same theme.

Refer to the document <u>NSW Historical Themes</u> if completing this section.

Relevant National / Australian themes	2 Peopling Australia 3 Developing local, regional and national economies 4 Building settlements, towns and cities 9 Marking the phases of life
Relevant NSW / State themes	Convicts Agriculture Pastoralism Towns, suburbs and villages Land tenure Persons

E. Criteria for State heritage significance

9. Assessment under Heritage Council criteria of State significance*

It is important in the course or pattern of the cultural or natural history of NSW (Criterion A)

The barns at No. 265 Pitt Town Bottoms Road, Pitt Town Bottoms are of historical significance as evidence of the long-term agricultural use of the land, first established in 1794 by ex-convict William Douglas (var. Douglass), and as surviving, early 19th century barns still located on their original land grant.

It has a strong or special association with the life or works of a person, or group of persons of importance in the cultural or natural history of NSW (Criterion B)

The barns have historical associations with William Douglas, a First Fleet convict and original land grantee and with Charles Watkins May a prosperous land owner in the Pitt Town district and who owned the property from the mid 19th century until at least the early 20th century, together with an allotment above the flood plains in Pitt Town proper that still contains a mid 19th century drying barn of large scale.

It is important in demonstrating aesthetic characteristics and/or a high degree of creative or technical achievement in NSW (Criterion C)

Located within a complex together with a weatherboard cottage and mature trees sited above the floodplains of the Hawkesbury River, the two corrugated metal and timber slab clad barns make a strong contribution to the historical character of the agricultural landscape along Pitt Town Bottoms Road. Based on previous inspections, and although altered, both barns are potentially of technical significance, retaining evidence of early construction techniques associated with agricultural buildings and timber slab construction, including closely spaced round posts and shingled roofs. One barn is considered very large, an indication of the prosperity of the owners.

It has strong or special association with a particular community or cultural group in NSW for social, cultural or spiritual reasons (Criterion D)

The historic barns of the Hawkesbury district are appreciated by the local community and others, being symbolic of the history of the agricultural development of the region, as evidenced by the numerous exhibitions, artworks, historical tours, heritage studies and heritage listings associated with these building types.

It has potential to yield information that will contribute to an understanding of the cultural or natural history of NSW (Criterion E)

The forms of the barns, with skillions and lofts and retaining evidence of 19th century construction techniques, have the potential to provide further information into 19th century farming methods.

It possesses uncommon, rare or endangered aspects of the cultural or natural history of NSW (Criterion F)

The barns at No. 265 Pitt Town Bottoms Road, Pitt Town Bottoms are potentially rare within the context of the Hawkesbury City local government area, for the extent of the surviving evidence of early construction techniques and as surviving early 19th century timber slab barns that remain in use on their original 1794 land grant. One of the two being an exceptionally large barn. The historical links between 265 Pitt Town Bottoms Road and the town allotment in Pitt Town proper, which still retains its mid 19th century large scale drying barn, both being owned by Charles Watkins May, enhances the rarity of this property and the barns.

It is important in demonstrating the principal characteristics of a class of cultural or natural places/environments in NSW (Criterion G)

The barns at No. 265 Pitt Town Bottoms Road, Pitt Town Bottoms are representative of the long history of agricultural development within the floodplains of the Hawkesbury River, which commenced in the early 19th century and continues today.

The basic forms of the barns with gabled roofs, skillions and lofts are representative of the typical form of barn found throughout the district.

F. Heritage listings

10. Existing heritage listings

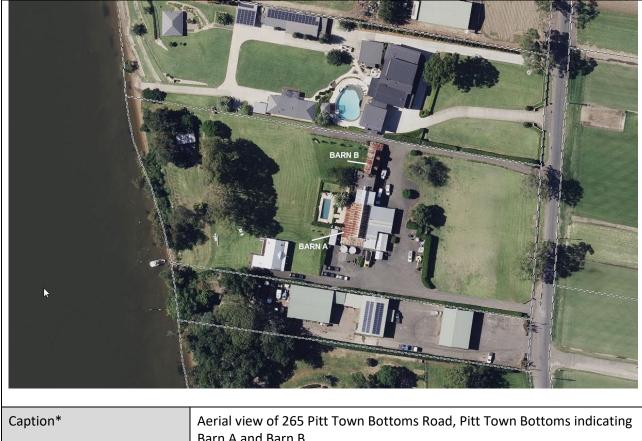
If completing this section, mark against each listing whether the item is listed or not. You may want to contact the relevant local council or organisation to check the item's listing status.

Listed	Not Listed	Listing	
	Х	Commonwealth Heritage List	
	Х	National Heritage List	
	Х	Register of the National Estate	
	Х	Declared Aboriginal place	
Х		Local environmental plan (LEP) – heritage item (or draft item)	
	Х	LEP – heritage conservation area (or draft area)	
	X	NSW government agency Heritage and Conservation Register	
	X	National Trust register	
	Х	Aboriginal Heritage Information Management System	
	Х	National shipwreck database	
	Х	Engineers Australia list	

G. Photograph

11. Principal or main photograph*

You may be contacted to provide the copyright holder details for this photograph and any additional images provided.



Caption*	Aerial view of 265 Pitt Town Bottoms Road, Pitt Town Bottoms indicating Barn A and Barn B
Date of photograph*	C2023
Name of photographer*	NSW Spatial Services
Copyright holder, if known	NSW Spatial Services/ https://maps.six.nsw.gov.au/

H. Author details

12. Primary author of this form*

Name	Kate Denny
Position and organisation, if applicable	Director, Lucas Stapleton Johnson & Partners Pty Ltd

Contact phone number	9357 4811
Email address	kdenny@lsjarchitects.com
Date form completed	12 th March 2024

13. References used to complete this form*

Author	Title	Date Published
G Edds & Associates	Pitt Town Slab Barn Study	1991
Lucas Stapleton Johnson & Partners, Graham Edds & Associates, Dr. Terry Kass in association	Timber Slab Barns Update Study for Hawkesbury City Council	2024, unpublished
Barkley-Jack, Jan	Hawkesbury Settlement Revealed: A New Look at Australia's third mainland settlement 1793-1802	2009
	Grants, Vol 1 No 108 (3)	
	Valuer General, Valuation cards, State Archives of New South Wales, NRS 14466, 13/7923, No 2005 & 2006	
	Australian, 7 June 1845, p 1376 Windsor and Richmond Gazette, 7 Aug 1900, p 7	

14. Signature of author*

To confirm you have approved the final content of the form, giving permission for the information to be used by Heritage NSW and the Heritage Council of NSW.

Name	Kate Denny	Date	12 th March 2024

15. Signature of image copyright holder*

To confirm you have approved the final content of the form, giving permission for the images provided to be used by Heritage NSW and the Heritage Council of NSW.

Name	Kate Denny	Date	12 th March 2024

I. Nominator details

16. Nominator to be contacted by Heritage NSW*

You do not need to complete these details again if you are also the author of the form.

Name	
Position and organisation, if applicable	
Contact phone number	
Email address	
Date form completed	

17. Reasons for nomination*

Background or reasons for nomination

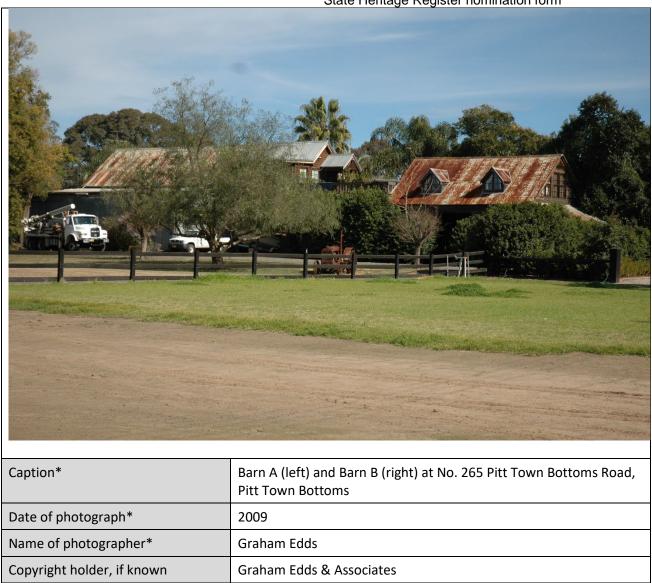
This barn has been identified as being of potential State level significance in three previous studies: *Pitt Town Slab Barn Study* (G Edds & Associates, 1991), *Hawkesbury City Council Slab Barns Study* (Graham Edds & Associates, 2010) and *Hawkesbury City Council Slab Barns Update Study* (Lucas Stapleton Johnson & Partners, Graham Edds & Associates and Dr. Terry Kass, 2024).

The barns at No. 265 Pitt Town Bottoms Road are a pair of rare, surviving, 19th century slab barns, one of which is an exceptionally large barn, that are still located on the original land grant made to ex-convict William Douglas in 1794 and feasibly were both constructed by Douglas prior to his death in 1838. The age, the impressive scale, the extent of surviving early 19th century fabric, their continued use and the associations with the 18th century grantee makes these barns worthy of State heritage listing.

18. Signature of nominator*

Name	Kate Denny	Date	12 th March 2024

J. Additional photographs and images

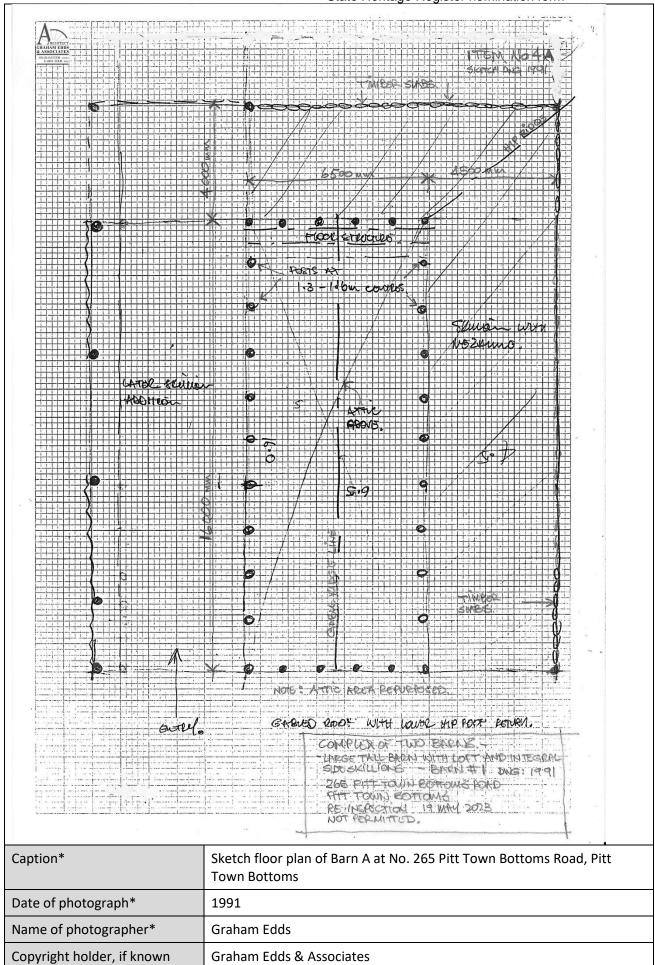


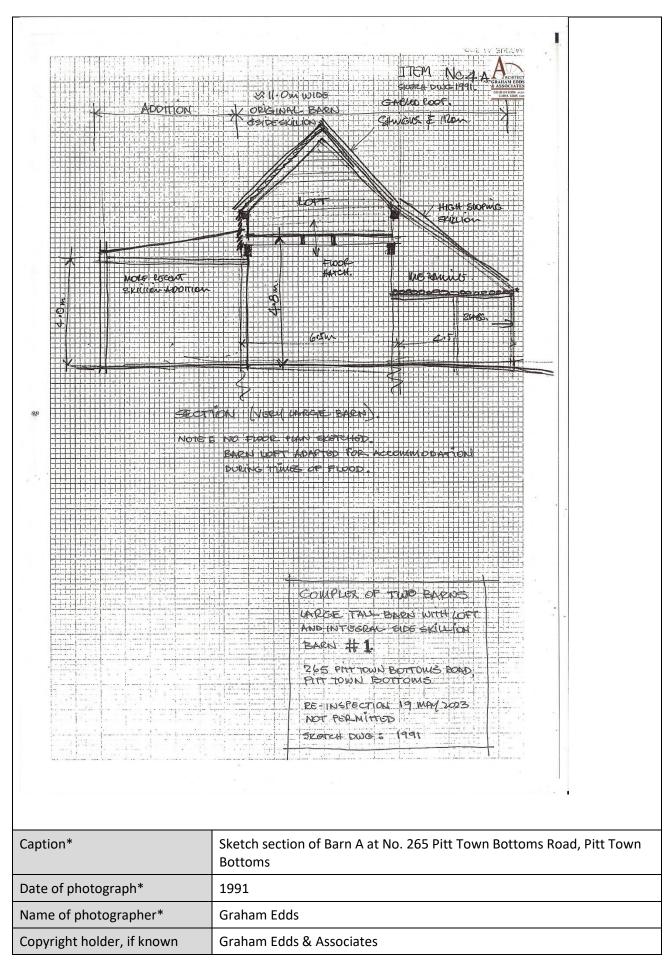


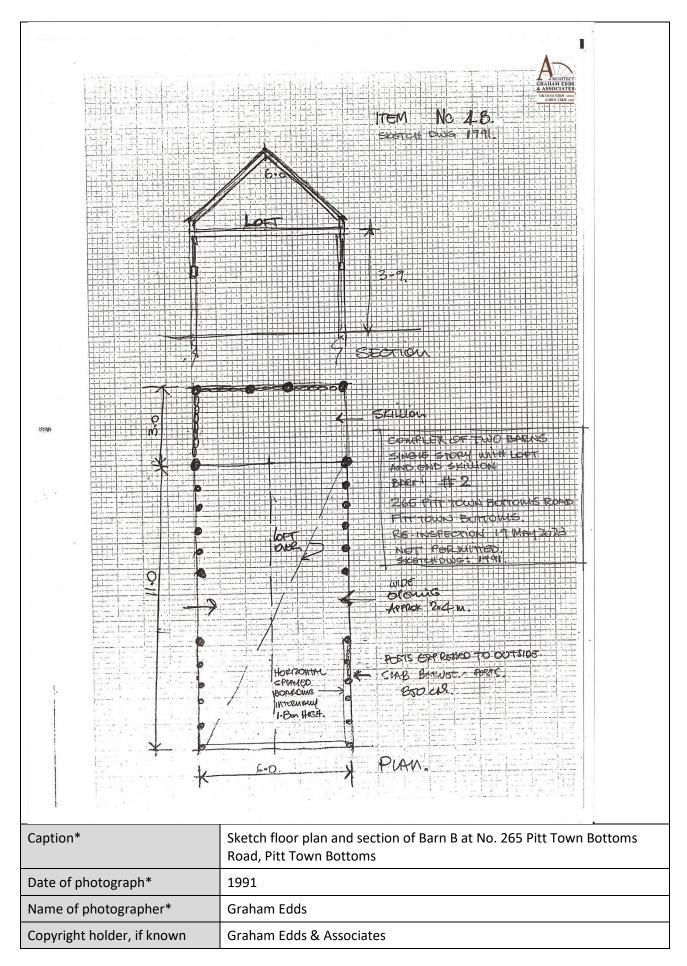
Caption*	Barn A (west elevation) at No. 265 Pitt Town Bottoms Road, Pitt Town Bottoms
Date of photograph*	2009
Name of photographer*	Graham Edds
Copyright holder, if known	Graham Edds & Associates



Caption*	Barn B (east and north elevations) at No. 265 Pitt Town Bottoms Road, Pitt Town Bottoms
Date of photograph*	2009
Name of photographer*	Graham Edds
Copyright holder, if known	Graham Edds & Associates







Submit the form

Thank you for your interest in the protection, conservation and celebration of heritage in NSW.

Before submitting the form, make sure you have completed all mandatory details.

Email the completed form with any other supporting documentation to:

heritagemailbox@environment.nsw.gov.au

If you are unable to submit via email, you may post your completed form to:

Heritage NSW
Department of Planning and Environment
Locked Bag 5020
PARRAMATTA NSW 2124

Please refer to our website for information on what happens to your nomination after submission.



The State Heritage Register provides legal protection under the *Heritage Act 1977* for the conservation and management of State significant heritage places and objects (collectively referred to as 'items').

Read the nomination guidelines carefully before completing this form.

This form should only be completed if you think that an item is significant for all of NSW. Do not complete this form for items of heritage significance to a local area and community.

Complete all mandatory fields on the form, as indicated with an asterisk (*). Incomplete forms or forms with insufficient information may not be accepted. Submitting a nomination form does not signify that a nomination is accepted and under assessment.

A. Nominated item

1. Name

Name*	Glenridge Barns
Other or former names	

2. Location

Provide <u>at least one</u> of these three types of location details (it is not necessary to provide all three types):

- Street address
- Land parcels
- Coordinates

If the item does not have a street number, provide land parcel information as well.

If the item has no land parcels, provide coordinates and a map.

For moveable objects enter the principal address where held.

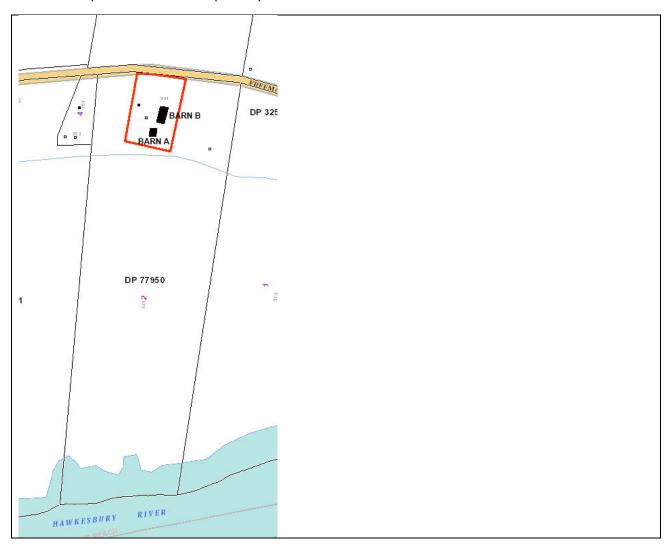
Street address*	331 Freemans Reach Road, Freemans Reach
Alternate street address	
Local government area*	Hawkesbury City Council

Land parcels*	Lot	2	Section (if applicable)		DP	77950
	Lot		Section (if applicable)		DP	

Coordinates		
Latitude		
Longitude		
Datum		

3. Extent of nomination

Provide a map or plan clearly indicating the extent of the curtilage (boundary) of your nomination. You may insert the map here or attach it separately.



Source of map or plan	SixMaps, annotated by LSJ Architects, 2024
Description of the boundary, if required	Reduced curtilage encompassing only the main group of buildings: house and Barn A & B, and entry driveway.

4. Ownership

For organisations / company, please provide both the name of the business and a contact.

Name of owner(s)*	Mr. Leonard Ridge
Business / organisation name, if applicable	Glenridge Turf Farm
Address	331 Freemans Reach Road, Freemans Reach
Phone	0497 259 406 or 4579 7802
Email	
Ownership explanation, if required	

B. Significance

5. Why is it important in NSW?

Refer to the guideline Assessing heritage significance when completing this section.

Statement of significance*

The barns at No. 331 Freeman's Reach Road, Freemans Reach are of historical significance as surviving early 19th century barns that are located on a portion of Stillwell Farm, a grant of 350 acres made in 1795 and purchased shortly thereafter by Commissary John Palmer, who named the farm after his wife Susan Stillwell. The large dairy farm was subdivided and the barns are located on land associated with the Farlow family who first obtained 70acres in 1838 and continued to reside and work on the property until the mid 20th century.

Sited within the floodplains of the Hawkesbury River, the barns are located in a small complex with weatherboard cottage and mature trees that together make a strong contribution to the historical character of the agricultural lands along Freeman's Reach Road. The overall form and configuration of both barns, with corrugated metal cladding, corn drying lofts, surviving timber slabs are good representative examples of the historic barn type found throughout the Hawkesbury City local government area.

Each of the barns retains surviving evidence of early 19th century construction techniques including round timber posts closely spaced, round timber loft floor beams, evidence of shingle battens, loft with ventilated floor of slender round boughs with remains of maize still present, internal partitioning of vertical slabs fixed at top to round timber loft floor beam and set into ground at bottom and rectangular adzed longitudinal beams with morticed and tenon joints between posts and longitudinal beams. The relatively high integrity of the barns and extent of surviving early construction techniques makes these barns rare in the Hawkesbury City local government area.

Comparisons*

The barns at No. 331 Freemans Reach Road, Freemans Reach are comparable with very few other examples of surviving timber agricultural outbuildings due to their early 19th century construction date and the extent of surviving original fabric.

Comparable example include the outbuildings at Wambo Homestead, Warkworth (SHR 00200) dating from the 1830s and 1840s and the surviving farm buildings at Glenlee, Menangle Park (00009).

C. Description

6. Describe the existing item

Description*	Two barns: a smaller one (Barn A) to the south and a larger one (Barn B) to the east of the single-storey house. BARN A		
	MAIN BARN STRUCTURE	Single-storey with loft. Round timber posts closely spaced, round timber loft floor beams resting on rectangular sawn longitudinal beams bolted to posts. Date: Early 19 th century Condition: Good	
	NO. OF BAYS	Seven	
	ROOF STRUCTURE	Steep 45°+ pitch round rafters, sawn battens suitable for corrugated roofing (previously had shingle battens). Condition: Good	

	State Heritage Register nomination form
LOFT	Not accessed. Weatherboard wall claddings. Condition: Good
SKILLION 1	Single-storey skillion to the east. Sawn rafters supported
JANIELION I	on round beam on round posts.
	Condition: Good
DOOF CLARRING	
ROOF CLADDING:	Corrugated steel with two transparent panels each side.
	All recently replaced, along with battens (previously had
	shingle battens).
WALL CLADDING	Corrugated steel over vertical timber slabs at lower level
	and steel over weatherboard cladding to loft and gable.
OPENINGS	External door apertures to three ground floor
	compartments with modern wire doors. Possible
	doorway in northern gable, sheeted over.
FLOORING (GROUND)	
FLOORING (LOFT)	Loft mainly floored with timber boarding but the
	southern bay has a ventilated floor of slender round
	boughs with remains of maize still present.
ELOOPING (SVILLION)	·
FLOORING (SKILLION)	cartilett
INTERNAL	Loft supported on round timber joists. Internal
STRUCTURE	partitions of vertical slabs fixed at top to round timber
	loft floor beam and set into ground at bottom.
OTHER (Fixings?)	Hollowed out trunk trough in southern bay.
CURRENT USE	Mainly empty machinery stored in skillion.
CHANGES FROM	New roofing, removal of shingle battens.
2010?	
BARN B	
BARN B	Circle sterror tell hours consented an accordation by
MAIN BARN	Single-storey tall barn supported on round timber
	posts, occasional round timber cross beams,
MAIN BARN	posts, occasional round timber cross beams, rectangular adzed longitudinal beams with morticed
MAIN BARN	posts, occasional round timber cross beams, rectangular adzed longitudinal beams with morticed and tenon joints between posts and longitudinal
MAIN BARN	posts, occasional round timber cross beams, rectangular adzed longitudinal beams with morticed and tenon joints between posts and longitudinal beams.
MAIN BARN	posts, occasional round timber cross beams, rectangular adzed longitudinal beams with morticed and tenon joints between posts and longitudinal beams. Date: Early 19 th century
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MAIN BARN STRUCTURE	posts, occasional round timber cross beams, rectangular adzed longitudinal beams with morticed and tenon joints between posts and longitudinal beams. Date: Early 19 th century Condition: Good Nine
MAIN BARN STRUCTURE	posts, occasional round timber cross beams, rectangular adzed longitudinal beams with morticed and tenon joints between posts and longitudinal beams. Date: Early 19 th century Condition: Good Nine Round timber rafters, some pairs of rafters have collar ties, pit sawn shingle battens remain plus modern ones
MAIN BARN STRUCTURE	posts, occasional round timber cross beams, rectangular adzed longitudinal beams with morticed and tenon joints between posts and longitudinal beams. Date: Early 19 th century Condition: Good Nine Round timber rafters, some pairs of rafters have collar
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MAIN BARN STRUCTURE NO. OF BAYS ROOF STRUCTURE	posts, occasional round timber cross beams, rectangular adzed longitudinal beams with morticed and tenon joints between posts and longitudinal beams. Date: Early 19 th century Condition: Good Nine Round timber rafters, some pairs of rafters have collar ties, pit sawn shingle battens remain plus modern ones suitable for corrugated roofing. Slatted ridge ends for ventilation. Condition: Good
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MAIN BARN STRUCTURE NO. OF BAYS ROOF STRUCTURE	posts, occasional round timber cross beams, rectangular adzed longitudinal beams with morticed and tenon joints between posts and longitudinal beams. Date: Early 19 th century Condition: Good Nine Round timber rafters, some pairs of rafters have collar ties, pit sawn shingle battens remain plus modern ones suitable for corrugated roofing. Slatted ridge ends for ventilation. Condition: Good Remains of loft at southern end with boarded floor for ½ bay only.
NO. OF BAYS ROOF STRUCTURE	posts, occasional round timber cross beams, rectangular adzed longitudinal beams with morticed and tenon joints between posts and longitudinal beams. Date: Early 19 th century Condition: Good Nine Round timber rafters, some pairs of rafters have collar ties, pit sawn shingle battens remain plus modern ones suitable for corrugated roofing. Slatted ridge ends for ventilation. Condition: Good Remains of loft at southern end with boarded floor for ½ bay only. Date: Early 19 th century
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NO. OF BAYS ROOF STRUCTURE	posts, occasional round timber cross beams, rectangular adzed longitudinal beams with morticed and tenon joints between posts and longitudinal beams. Date: Early 19 th century Condition: Good Nine Round timber rafters, some pairs of rafters have collar ties, pit sawn shingle battens remain plus modern ones suitable for corrugated roofing. Slatted ridge ends for ventilation. Condition: Good Remains of loft at southern end with boarded floor for ½ bay only. Date: Early 19 th century Condition: Good Single-storey skillion to the east constructed in same manner as main barn. Noted in 2010 as containing milking stalls.
NO. OF BAYS ROOF STRUCTURE	posts, occasional round timber cross beams, rectangular adzed longitudinal beams with morticed and tenon joints between posts and longitudinal beams. Date: Early 19 th century Condition: Good Nine Round timber rafters, some pairs of rafters have collar ties, pit sawn shingle battens remain plus modern ones suitable for corrugated roofing. Slatted ridge ends for ventilation. Condition: Good Remains of loft at southern end with boarded floor for ½ bay only. Date: Early 19 th century Condition: Good Single-storey skillion to the east constructed in same manner as main barn. Noted in 2010 as containing
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NO. OF BAYS ROOF STRUCTURE LOFT SKILLION 1	posts, occasional round timber cross beams, rectangular adzed longitudinal beams with morticed and tenon joints between posts and longitudinal beams. Date: Early 19 th century Condition: Good Nine Round timber rafters, some pairs of rafters have collar ties, pit sawn shingle battens remain plus modern ones suitable for corrugated roofing. Slatted ridge ends for ventilation. Condition: Good Remains of loft at southern end with boarded floor for ½ bay only. Date: Early 19 th century Condition: Good Single-storey skillion to the east constructed in same manner as main barn. Noted in 2010 as containing milking stalls. Date: Early 19 th century Condition: Good Skillion at southern end constructed with pole rafters

		Condition: Good		
	ROOF CLADDING:	Corrugated steel		
		Date: unknown		
		Condition: Good		
	WALL CLADDING	Corrugated steel. Remains of weatherboards in skillion		
		gable. No sign of any timber slabs – assume that they		
		were removed when re-clad in steel.		
		Date: Late 20 th century		
		Condition: Good		
	OPENINGS	Doors of corrugated steel. Window opening in skillion 1 no joinery.		
	FLOORING	Earthen		
	FLOORING (LOFT)	Timber boards plain edged with gaps between		
	FLOORING (SKILLION)	Earthen		
	INTERNAL STRUCTURE	Loft supported on round timber joists.		
	OTHER (Fixings?)	Evidence of mortise and tenon joints in main structure between posts and longitudinal beams.		
	CURRENT USE	Machinery store		
Canadition of falsuis	Condition Rom A cond	<u> </u>		
Condition of fabric and/or archaeological potential*	Condition: Barn A- good/ Barn B- good			
Integrity / intactness*	High-Moderate integrity- both barns have additional corrugated metal sheet wall cladding			
Modification dates	Unknown			
When was the last time you inspected the item?	May 2023			
Current use	Machinery and produce	stores		
Original or former use/s	Barns/corn drying			
Any additional comments	It is recommended that the following Site Specific Exemptions be included in the gazettal listing to allow for the continued use of the structure and to support the continuity of the historical practice of undertaking ongoing repairs and maintenance:			
	• The re-sheeting of roofs with corrugated galvanised steel (not zincalume or Colorbond), and the replacement of or introduction of guttering and down pipes, where this does not involve the removal of or damage to the timber structure (roof framing, beams, joists, posts, slabs or weatherboard cladding).			
	 All repairs (such as re-fixing and patching) or the replacement of missing, damaged or deteriorated fabric that is beyond further maintenance, which matches the existing fabric in appearance, material and method of affixing, where this does not involve damage to or the removal of adjacent fabric in good condition. The replacement of damaged or deteriorated fabric with new fabric should not result in more than 50% of the original building being replaced. 			

D. History

7. Origins and historical evolution

Years of construction*	Start	c1838 (assumed)	End			
Designer or architect*	None					
Maker or builder*	Unknown- assumed Robert Farlow					
Historical outline*	This site is part of a grant of 350 acres made to Daniel Robinson and others on 22 July 1795, known as Stillwell Farm. The grantees quickly assigned the grant to John Palmer on 21 September 1795. It is notable that Stillwell Farm was named after John Palmer's wife Susan Stillwell, who married Palmer in 1783. The transaction was one of a number of instances where powerful officers or					
	a government official that were then conscofficials.			_		
	John Palmer, NSW commissary, appointed in 1790 had made the acquaintance of convict John Stogdell/Stockdale, who had arrived on the First Fleet on the ship, <i>Alexander</i> . Stogdell had administrative skills, as well as the ability to read and write. Palmer was soon using him in responsible roles managing his business concerns. Stogdell acquired land on the Hawkesbury both for himself, and for John Palmer. From September 1796, to November 1800, whilst John Palmer was overseas, Stogdell was agent for Palmer and supervised the construction and completion of Palmer's unfinished residence at Woolloomooloo, supervising the tradesmen and overseeing the fitting out of the premises, so that the building was complete by the time Palmer returned.					
	John Palmer senior a on 16 October 1806.		_			
	By a deed of Lease ar Palmer and his wife (•			
	Robert Farlow had been sentenced to 7 years transportation, arriving in the colony in 1801 and receiving his ticket of freedom in 1811. His wife Ann and daughter Maria came to Australia at the same time as free settlers.					
	The 70 acres was described as bounded on the east by Simon Norris Benjamin Wood and on the north by the government road (now Ba Wharf Road), 20 chains, 29 links on the west by another part of Still and on the south by the Hawkesbury River. Robert Farlow's 70 acre contains Nos. 331, 353 and 355 Freemans Reach Road fronting the Hawkesbury River and Nos. 332 and 354 Freemans Reach Road to the of Freemans Reach Road.					
	The land to the west amounting to 44 acres was sold to Robert's son William Farlow on 28 th and 29 th May 1838 by a deed of Lease and release, for £440. This land now contains No. 374 Freemans Reach Road. Together, the Farlow family owned 114 acres of the former Stillwell Farm lands. By his will of 21 November 1851, Robert Farlow senior left 53 acres to the use of his wife, Harriet, for her life. Robert Farlow had already conveyed 17 acres by deed of Lease and release on 8 & 9 October, 1840 for £170 to his son James Farlow, farmer of					

Wilberforce, and he appears to have received a further 30 acres via his father's will. The balance of Robert Farlow's land (23 acres) passed to another son, William Farlow. No. 331 Freemans Reach Road is located within this 23 acres.

Robert Farlow senior died on 22 May 1853.

On 1 December 1853, William Farlow, of Yellow Munday, innkeeper conveyed an area of 23 acres left to him by his father to James Farlow, Freemans Reach, farmer for £700. The 23 acres was described as bounded on the east by Simon Norris and Benjamin Wood, on the north by the main road, and on the west by the land left to James Farlow by the will of Robert Farlow. James Farlow now held the whole of the original 70 acres of land purchased by his father in 1838.

James Farlow's will of 4 March 1886 divided the land into equal thirds for the benefit of his daughters, although it appears that his son James William Farlow actually managed the land, together with William Farlow's original 44 acres, as he took out a mortgage over the total 114 acres in 1893.

In 1888, an article appeared in *The Daily Telegraph* noting that a fire at the property of James Farlow, of Freemans Reach, burnt the weatherboard house, barns and other outbuildings to the ground. The exact location of these buildings is not known.

James Farlow senior appears to have been a successful arrowroot and maize farmer and cart horse breeder, winning a number of prizes at various agricultural shows in the mid 19th century. Similarly, his son James Farlow junior was also a well-known farmer and breeder of draught horses and trotters.

The Farlow family retained ownership over the land until the mid 20th century.

Located on part of the former Stillwell Farm lands, a large dairy farm, the property is now in use as a turf farm known as Glenridge Turf Farm.

8. Historical themes represented

Themes indicate the broad historical context in which an item is significant. Themes help to identify related or comparative items contributing to the same theme.

Refer to the document <u>NSW Historical Themes</u> if completing this section.

Relevant National / Australian themes	2 Peopling Australia 3 Developing local, regional and national economies 4 Building settlements, towns and cities 9 Marking the phases of life
Relevant NSW / State themes	Convicts Agriculture Pastoralism Towns, suburbs and villages Land tenure Persons

E. Criteria for State heritage significance

Assessment under Heritage Council criteria of State significance*

It is important in the course or pattern of the cultural or natural history of NSW (Criterion A)

The barns at No. 331 Freeman's Reach Road, Freemans Reach are of historical significance as evidence of the long-term agricultural use of the land by the Farlow family, first established in 1838 by ex-convict Robert Farlow and remaining in the Farlow family until the mid 20th century. Dating from the early 19th century, the barns appear to be associated with son James Farlow and grandson James Robert Farlow, who appear to have lived and worked on the land from the 1840s through to the early 20th century and both of whom were locally known as successful dairy farmers and breeders of cart horses. The property is also of historical significance for forming part of the former Stillwell Farm, a grant of 350 acres made to Daniel Robinson and others on 22 July 1795, purchased by Commissary John Palmer shortly thereafter, managed by John Stogdell, and passed to his son George Thomas Palmer.

It has a strong or special association with the life or works of a person, or group of persons of importance in the cultural or natural history of NSW (Criterion B)

The barns have historical associations with the Farlow family, who have resided in the Hawkesbury district and the Freeman's Reach locality since the early 19th century. Being located on a portion of the large dairy farm, Stillwell Farm, the property is also associated with Commissary John Palmer (after whose wife the farm was named), his agent John Stogdell and son George Thomas Palmer.

It is important in demonstrating aesthetic characteristics and/or a high degree of creative or technical achievement in NSW (Criterion C)

Located within a small complex together with a weatherboard cottage and mature trees sited within the floodplains of the Hawkesbury River, the two corrugated metal clad barns make a strong contribution to the historical character of the agricultural landscape along Freeman's Reach Road.

Both barns are of technical significance, retaining evidence of early construction techniques associated with agricultural buildings and timber slab construction, including round timber posts closely spaced, round timber loft floor beams, evidence of shingle battens, loft with ventilated floor of slender round boughs with remains of maize still present, internal partitioning of vertical slabs fixed at top to round timber loft floor beam and set into ground at bottom and rectangular adzed longitudinal beams with morticed and tenon joints between posts and longitudinal beams.

It has strong or special association with a particular community or cultural group in NSW for social, cultural or spiritual reasons (Criterion D)

The historic barns of the Hawkesbury district are appreciated by the local community and others, being symbolic of the history of the agricultural development of the region, as evidenced by the numerous exhibitions, artworks, historical tours, heritage studies and heritage listings associated with these building types.

It has potential to yield information that will contribute to an understanding of the cultural or natural history of NSW (Criterion E)

The forms of the barns, with skillions and lofts and retaining evidence of 19th century construction techniques, have the potential to provide further information into 19th century farming methods.

It possesses uncommon, rare or endangered aspects of the cultural or natural history of NSW (Criterion F)

The barns at 331 Freemans Reach Road, Freemans Reach are considered to be a rare grouping within the context of the Hawkesbury City local government area, for the extent of the surviving evidence of early construction techniques and their relatively high level of integrity.

It is important in demonstrating the principal characteristics of a class of cultural or natural places/environments in NSW (Criterion G)

The barns at 331 Freemans Reach Road, Freemans Reach are representative of the long history of agricultural development within the floodplains of the Hawkesbury River, which commenced in the early 19th century and continues today.

The basic forms of the barn with gabled roofs, skillions and lofts are representative of the typical form of barn found throughout the district.

F. Heritage listings

10. Existing heritage listings

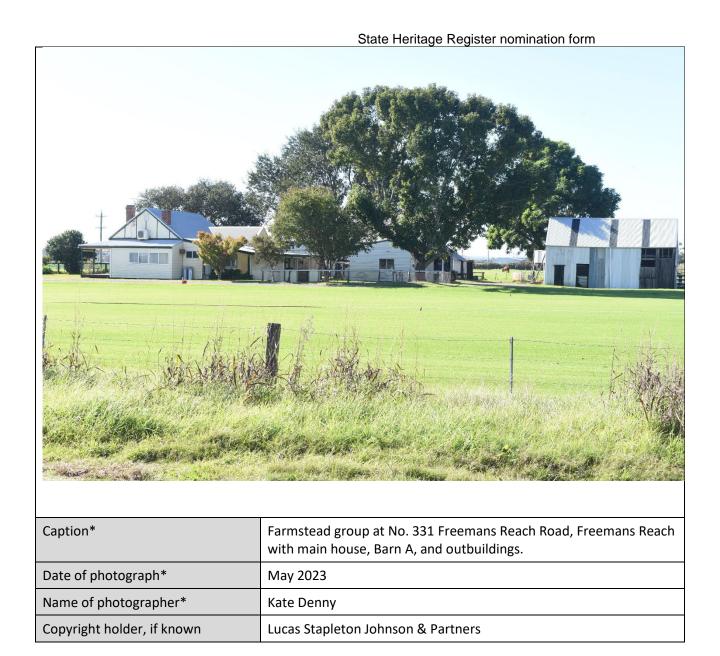
If completing this section, mark against each listing whether the item is listed or not. You may want to contact the relevant local council or organisation to check the item's listing status.

Listed	Not Listed	Listing
	Х	Commonwealth Heritage List
	Х	National Heritage List
	Х	Register of the National Estate
	Х	Declared Aboriginal place
	Х	Local environmental plan (LEP) – heritage item (or draft item)
	Х	LEP – heritage conservation area (or draft area)
	Х	NSW government agency Heritage and Conservation Register
	Х	National Trust register
	Х	Aboriginal Heritage Information Management System
	Х	National shipwreck database
	Х	Engineers Australia list

G. Photograph

11. Principal or main photograph*

You may be contacted to provide the copyright holder details for this photograph and any additional images provided.



H. Author details

12. Primary author of this form*

Name	Kate Denny
Position and organisation, if applicable	Director, Lucas Stapleton Johnson & Partners Pty Ltd
Contact phone number	9357 4811
Email address	kdenny@lsjarchitects.com
Date form completed	11 th March 2024

13. References used to complete this form*

	Date Published
Hawkesbury Settlement Revealed: A new look at Australia's third mainland settlement, 1793-1802,	2009
Timber Slab Barns Update Study for Hawkesbury City Council	2024, unpublished
Old Register, Book 1 page 153 no 1160 Old System Deeds, No 574 Bk M; No 91 Bk N; No 840 Bk 29 and No 178 Bk 739 Real Property Application Packet, No 27953, NRS 17513, State Archives of New South Wales Primary Applications 27951 and 27950 Certificate of Title Vol. 4011 Fol.214	
Article: "Fire at Windsor"; The Daily Telegraph, Monday 8 Oct 1888, p. 5 Article: "Farm Produce"; The Sydney Mail and NSW Advertiser, Sat 23 Aug 1884, p. 371 Article: "Agricultural Society of New South Wales"; The Sydney Mail and NSW Advertiser, Sat 4 May 1872, p. 548 Article: "The Death of Mr. James Farlow"; Windsor and Richmond Gazette, Sat 8 Sept 1888, p. 3 Obituary: James Farlow; The Sydney Mail and NSW	
	Australia's third mainland settlement, 1793-1802, Timber Slab Barns Update Study for Hawkesbury City Council Old Register, Book 1 page 153 no 1160 Old System Deeds, No 574 Bk M; No 91 Bk N; No 840 Bk 29 and No 178 Bk 739 Real Property Application Packet, No 27953, NRS 17513, State Archives of New South Wales Primary Applications 27951 and 27950 Certificate of Title Vol. 4011 Fol.214 Article: "Fire at Windsor"; The Daily Telegraph, Monday 8 Oct 1888, p. 5 Article: "Farm Produce"; The Sydney Mail and NSW Advertiser, Sat 23 Aug 1884, p. 371 Article: "Agricultural Society of New South Wales"; The Sydney Mail and NSW Advertiser, Sat 4 May 1872, p. 548 Article: "The Death of Mr. James Farlow"; Windsor and Richmond Gazette, Sat 8 Sept 1888, p. 3

14. Signature of author*

To confirm you have approved the final content of the form, giving permission for the information to be used by Heritage NSW and the Heritage Council of NSW.

Name	Date	11 th March 2024

15. Signature of image copyright holder*

To confirm you have approved the final content of the form, giving permission for the images provided to be used by Heritage NSW and the Heritage Council of NSW.

Name		Date	11 th March 2024
,	Kate Denny		

I. Nominator details

16. Nominator to be contacted by Heritage NSW*

You do not need to complete these details again if you are also the author of the form.

Name	
Position and organisation, if applicable	
Contact phone number	
Email address	
Date form completed	

17. Reasons for nomination*

Background or reasons for nomination

This barn has been identified as being of potential State level significance in two previous studies: Hawkesbury City Council Slab Barns Study (Graham Edds & Associates, 2010) and Hawkesbury City Council Slab Barns Update Study (Lucas Stapleton Johnson & Partners, Graham Edds & Associates and Dr. Terry Kass, 2024).

The early date of construction, the extent of surviving early 19th century fabric, the construction methods, the grouping of buildings, the associations with an ex-convict, the history of the place as part of the larger Stillwell Farm, make these two barns worthy of listing on the State Heritage Register.

18. Signature of nominator*

Name		Date	11 th March 2024
	Kate Denny		

J. Additional photographs and images



Caption*	Barn A at No. 331 Freemans Reach Road, Freemans Reach
Date of photograph*	May 2023
Name of photographer*	Kate Denny
Copyright holder, if known	Lucas Stapleton Johnson & Partners



Caption*	Interior of Barn A at No. 331 Freemans Reach Road, Freemans Reach with round timber posts closely spaced, resting on round timber loft floor beams, and hollowed out tree trunk trough. Note remains of maize still attached to loft floor.
Date of photograph*	May 2023
Name of photographer*	Kate Denny
Copyright holder, if known	Lucas Stapleton Johnson & Partners

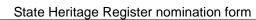




Caption*	Interior of skillion of Barn A at No. 331 Freemans Reach Road, Freemans Reach
Date of photograph*	May 2023
Name of photographer*	Kate Denny
Copyright holder, if known	Lucas Stapleton Johnson & Partners

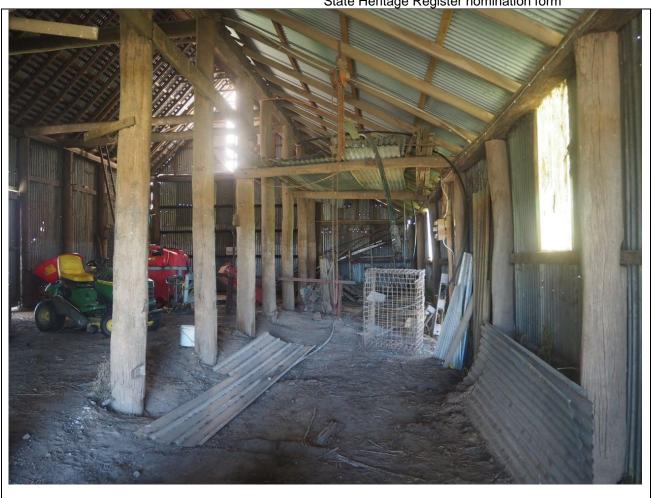


Caption*	Barn B at No. 331 Freemans Reach Road, Freemans Reach
Date of photograph*	May 2023
Name of photographer*	Kate Denny
Copyright holder, if known	Lucas Stapleton Johnson & Partners

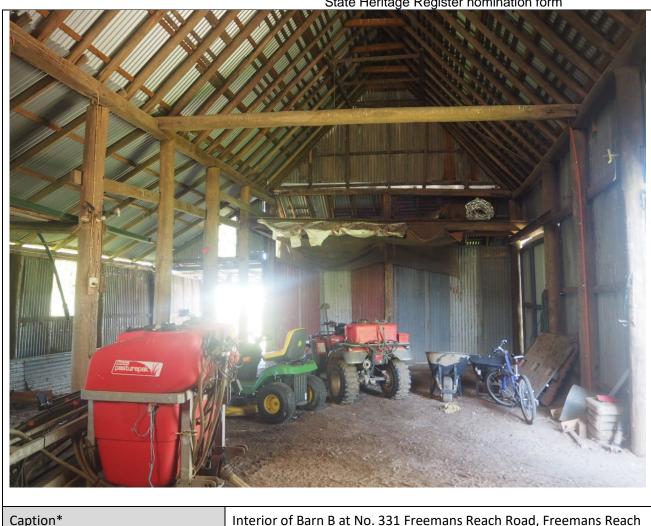




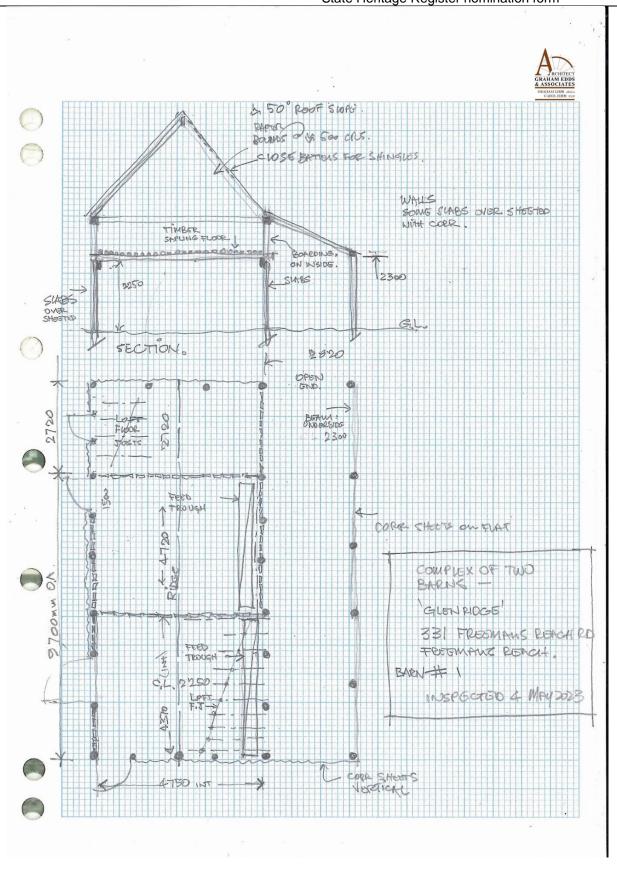
Caption*	Interior of Barn B at No. 331 Freemans Reach Road, Freemans Reach with shingle battens.	
Date of photograph*	May 2023	
Name of photographer*	Kate Denny	
Copyright holder, if known	Lucas Stapleton Johnson & Partners	



Caption*	Interior of skillion of Barn B at No. 331 Freemans Reach Road, Freemans Reach.	
Date of photograph*	May 2023	
Name of photographer*	Kate Denny	
Copyright holder, if known	Lucas Stapleton Johnson & Partners	



Caption*	Interior of Barn B at No. 331 Freemans Reach Road, Freemans Reach with remains of loft.	
Date of photograph*	May 2023	
Name of photographer*	Kate Denny	
Copyright holder, if known	Lucas Stapleton Johnson & Partners	



Caption*	Sketch plan of Barn A at No. 331 Freemans Reach Road, Freemans Reach	
Date of photograph*	May 2023	
Name of photographer*	Graham Edds	
Copyright holder, if known	Graham Edds & Associates	

State Heritage Register nomination form 1.7 2.25 POST ROOF STRUCTURES WITH SHINGLE BATTONS SIDE SKILLION BAYS. RIDGS X 705 0 40 Ø POSTS MORNES DOUBLE d Tonon 4 PAFFEES 2 4 550 cls COMPLEKOF TWO BARNS . 5340mm OF Side. Skillian GLONRIDGE MR RIDGE 331 FREEMANS REACH 0 ROND FROMMUS REACH 00 BARN # 2 LARGE BARN UNDGE 0 VISITED 4 MAY 2023 BEAM 208 Davels PUATE 175mm DEORS 0 O HOOR 3170 + Beam 200W END SKILLION LIBAO_ Skillio FURT ROOF 6000 min O.A.

Caption*	Sketch plan of Barn B at No. 331 Freemans Reach Road, Freemans Reach	
Date of photograph*	May 2023	
Name of photographer*	Graham Edds	
Copyright holder, if known	Graham Edds & Associates	

Submit the form

Thank you for your interest in the protection, conservation and celebration of heritage in NSW.

Before submitting the form, make sure you have completed all mandatory details.

Email the completed form with any other supporting documentation to:

heritagemailbox@environment.nsw.gov.au

If you are unable to submit via email, you may post your completed form to:

Heritage NSW
Department of Planning and Environment
Locked Bag 5020
PARRAMATTA NSW 2124

Please refer to our website for information on what happens to your nomination after submission.



The State Heritage Register provides legal protection under the *Heritage Act 1977* for the conservation and management of State significant heritage places and objects (collectively referred to as 'items').

Read the nomination guidelines carefully before completing this form.

This form should only be completed if you think that an item is significant for all of NSW. Do not complete this form for items of heritage significance to a local area and community.

Complete all mandatory fields on the form, as indicated with an asterisk (*). Incomplete forms or forms with insufficient information may not be accepted. Submitting a nomination form does not signify that a nomination is accepted and under assessment.

A. Nominated item

1. Name

Name*	Pittsmoor
Other or former names	Owens Farm

2. Location

Provide <u>at least one</u> of these three types of location details (it is not necessary to provide all three types):

- Street address
- Land parcels
- Coordinates

If the item does not have a street number, provide land parcel information as well.

If the item has no land parcels, provide coordinates and a map.

For moveable objects enter the principal address where held.

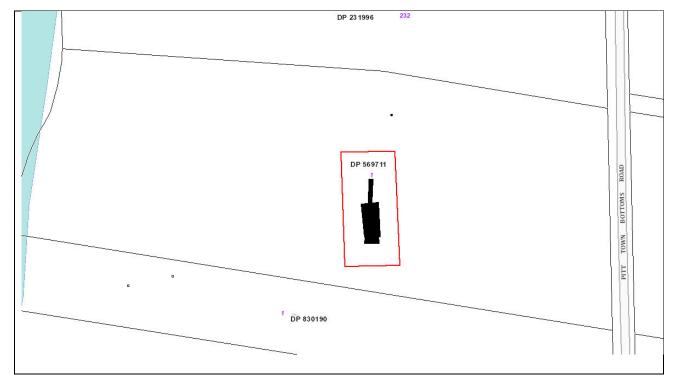
Street address*	353 Pitt Town Bottoms Road, Pitt Town Bottoms	
Alternate street address		
Local government area*	Hawkesbury City Council	

Land parcels*	Lot	1	Section (if applicable)	DP	569711
	Lot		Section (if applicable)	DP	

Coordinates	
Latitude	
Longitude	
Datum	

3. Extent of nomination

Provide a map or plan clearly indicating the extent of the curtilage (boundary) of your nomination. You may insert the map here or attach it separately.



Source of map or plan	SixMaps, annotated by LSJ Architects, 2024	
Description of the boundary, if required	Reduced curtilage encompassing the barn with a setback of approximately 15 metres to all sides of the barn.	

4. Ownership

For organisations / company, please provide both the name of the business and a contact.

Name of owner(s)*	Mr. Patrick Wong	
Business / organisation name, if applicable		
Address	6 Aminya Place, Baulkham Hills NSW 2153	
Phone	0417 405 288	
Email	pepa353@gmail.com	
Ownership explanation, if required		

B. Significance

5. Why is it important in NSW?

Refer to the guideline Assessing heritage significance when completing this section.

Statement of significance*

The barn at No. 353 Pitt Town Bottoms Road, Pitt Town Bottoms is of historical, aesthetic, technical significance and rarity on a State level as a surviving early 19th century barn of high integrity.

The large (8 bay) barn with ramp access to loft level is a distinctive element in the rural landscape of Pitt Town Bottoms Road and makes a strong contribution to the historical character of the locality. The ramp in particular is a distinctive feature related to its position adjacent to the Hawkesbury River, allowing easy transportation of stock, equipment and machinery into the loft in times of flood, an important advantage for properties located in the floodplains.

The barn is of technical significance for retaining evidence of its early 19th century construction and unusual detailing including adzed posts, projecting eaves with pegged joints, longitudinal beams with trenched undersides to take post tenons and shaped ends of vertical slabs, roughly squared rafters at close centres pegged to eaves beam and loft floor joists, surviving shingle battens and tightly laid timber floor boards on round joists with top and bottom surfaces adzed flat.

The barn at No. 353 Pitt Town Bottoms Road, Pitt Town Bottoms is considered to be rare within the context of the Hawkesbury City local government area for its unusual detailing, large scale, and extent of surviving early 19th century fabric. Of particular note is the overhanging triangulated roof together with timber pegged joints and close spacing of posts suggesting a very early construction date (potentially in the first two decades of the 19th century).

Comparisons*

The barn at No. 353 Pitt Town Bottoms Road, Pitt Town Bottoms is comparable with very few other examples of surviving timber agricultural outbuildings due to its early construction date, the extent of surviving early 19th century fabric and its unusual form and detailing. Other barns with ramp access to loft level have not been identified.

A comparable example is the large barn at Hobartville, 36-40 Inalls Road, Richmond (SHR 00035), dating from the early 19th century but with extensive later modifications.

C. Description

6. Describe the existing item

Description*	PERIOD	Early 19 th century
- 5550.1p.5	MODIFICATION/DATES	Mid 19 th (skillion) to Mid 20 th century (roof cladding)
	CURRENT USE	Machinery store.
	LOCATION ON SITE:	The barn is orientated north-south and is located halfway
		between road and east bank of Hawkesbury River
		(approximately 140m east of river).
	MAIN BARN	A large and impressive single-storey barn 13.7m x 6.5m on
	STRUCTURE	plan with a loft supported on square adzed posts with
		unusual projecting eaves detail and longitudinal beams
		with trenched undersides to take post tenons and shaped
		ends of vertical slabs.
		Condition: Moderate
	NO OF DAVE	Date: Early 19 th century
	NO. OF BAYS	Eight
	ROOF STRUCTURE	Roughly squared rafters at close centres, pegged to eaves
		beam and loft floor joists. Most of the original shingle
		battens survive.
		Condition: Moderate
	LOFT	Date: Early 19 th century
	LOFT	Tightly laid timber floor boards on round joists with top and bottom surfaces adzed flat.
		Condition: Moderate
		Date: Early 19 th century
	SKILLION 1	Skillion to southern end built of small section round timber
	SKIZZIOIV Z	rafters on sawn square beam bolted to round posts. There
		is no sign of shingle battens. Gables are clad in
		weatherboard.
		Condition: Moderate
		Date: Mid- late 19 th
	ROOF CLADDING:	Corrugated galvanized iron.
		Condition: Moderate
		Date: Mid-20 th century?
	WALL CLADDING	Vertical timber slabs, weatherboards to gable ends.
		Condition: Moderate.
	005111100	Date: Early 19 th century
	OPENINGS	Central doorway opening to east side. Loft accessed via
	FLOORING (GROUND)	external ramp. Earthen
	FLOORING (LOFT)	Timber boarding
	FLOORING (SKILLION)	Earthen
	, ,	
	OTHER (Fixings?)	Unusual cantilevered eaves with pegged joints. Unusual trenched longitudinal edge beam to suit mortises on top of
		posts and to accept shaped ends of vertical timber slabs.
Condition of	Cood condition	posts and to decept shaped chas of vertical timber slabs.
Condition of fabric and/or archaeological potential*	Good condition	

Integrity / intactness*	High integrity
Modification dates	Mid 19 th century: skillion added. Mid 20 th century: roof cladding replaced. Post 2010: Raked round posts have been added outside both long sides and bolted to longitudinal beams to buttress the barn. Ramp rebuilt.
When was the last time you inspected the item?	May 2023
Current use	Storage/machinery store
Original or former use/s	Barn
Any additional comments	 It is recommended that the following Site Specific Exemptions be included in the gazettal listing to allow for the continued use of the structure and to support the continuity of the historical practice of undertaking ongoing repairs and maintenance: The re-sheeting of roofs with corrugated galvanised steel (not zincalume or Colorbond), and the replacement of or introduction of guttering and down pipes, where this does not involve the removal of or damage to the timber structure (roof framing, beams, joists, posts, slabs or weatherboard cladding). All repairs (such as re-fixing and patching) or the replacement of missing, damaged or deteriorated fabric that is beyond further maintenance, which matches the existing fabric in appearance, material and method of affixing, where this does not involve damage to or the removal of adjacent fabric in good condition. The replacement of
	damage to or the removal of adjacent fabric in good condition. The replacement of damaged or deteriorated fabric with new fabric should not result in more than 50% of the original building being replaced.

D. History

7. Origins and historical evolution

Years of construction*	Start	Early 19 th century	End	
Designer or architect*	Unknown			
Maker or builder*	Unknown			
Historical outline*	on part of a grant November 1794 to Hawkesbury in the Ex-convict John Ow By 1800, John Ow Williamson, Comn owned 359 acres of of the largest flock Bottoms Road, Pit	of 30 acres (Portion of John Owen situated district of Mulgrav wen had arrived in the en's 30 acres at Munissary with 20 acres of land and 419 heaks in the settlement town Bottoms was on and it is assume	ns Road, Pitt Town In 24, Parish Pitt Pitt Pitt Pitt Pitt Pitt Pitt Pit	(n) made on 3 If the River In as Owen Farm. If the First Fleet. It is a stime, Williamson It is 320 sheep, one It is 353 Pitt Town It is on the stime of properties

James Williamson died in 1826. On 1 June 1830, his widow, Jane Williamson, of Parramatta, conveyed John Owen's 30 acre grant to Patrick Mahony, Pitt Town, farmer for £300. The deed recited that John Owen's grant, was previously owned by John Owen. It was then held by Robert Ledaway, and then by James Williamson. It had lately been occupied by Patrick Mahony as tenant, who was now purchasing the land. By a conveyance of 13 June 1865, Patrick Mahoney, Windsor, farmer conveyed various parcels of land to Roger Ryan, North Richmond, farmer. The land was 100 acres in several parcels being 50 acres, 37 acres 30 perches and 12 acres 3 roods 10 perches. The last parcel of 12 acres 3 roods 10 perches is the one relevant to this site, being part of a grant to John Owen, commencing at the Hawkesbury River at the south west corner of Cunningham's 30 acres bounded on the north by that grant 37 chains 50 links and then on the east by a line 3 chains 47 Links, on the south by a line to the Hawkesbury River, 38 chains, and on the west by that river. After the death of Roger Ryan, the property passed to Edward Ryan, Glebe, carrier. It was then known as Myall Farm, occupied by Mrs John Ryan. Based on the physical evidence of the construction it is assumed the barn was built by James Williamson between 1800-26 or Patrick Maloney who owned the property from 1826 to 1865.

8. Historical themes represented

Themes indicate the broad historical context in which an item is significant. Themes help to identify related or comparative items contributing to the same theme.

Refer to the document NSW Historical Themes if completing this section.

Relevant National / Australian themes	2 Peopling Australia 3 Developing local, regional and national economies 4 Building settlements, towns and cities 9 Marking the phases of life
Relevant NSW / State themes	Convicts Agriculture Pastoralism Towns, suburbs and villages Land tenure Persons

E. Criteria for State heritage significance

Assessment under Heritage Council criteria of State significance*

It is important in the course or pattern of the cultural or natural history of NSW (Criterion A)

The large barn at No. 353 Pitt Town Bottoms Road, Pitt Town Bottoms, is of historical significance as a surviving early 19th century barn that remains substantially intact, and as evidence of the long-term agricultural use of the land since the late 18th century.

It has a strong or special association with the life or works of a person, or group of persons of importance in the cultural or natural history of NSW (Criterion B)

The property is associated with ex-convict John Owen who was granted the land, known as Owens Farm, in 1794; and with James Williamson, Commissary who owned the land between 1800 and 1826 as one of a number of land holdings and with Patrick Maloney, local farmer who owned the property from 1826 to 1865. It is not known which owner or tenant of the land in the early 19th century was responsible for the construction of the barn.

It is important in demonstrating aesthetic characteristics and/or a high degree of creative or technical achievement in NSW (Criterion C)

The large (8 bay) barn with ramp access to loft level is of aesthetic significance as a distinctive element in the rural landscape of Pitt Town Bottoms Road and makes a strong contribution to the historical character of the locality.

The ramp is a distinctive feature related to its position adjacent to the Hawkesbury River, allowing easy transportation of stock, equipment and machinery into the loft in times of flood, an important advantage for properties located in the floodplains.

The barn is of technical significance for retaining evidence of its early 19th century construction and unusual detailing including adzed posts, projecting eaves with pegged joints, longitudinal beams with trenched undersides to take post tenons and shaped ends of vertical slabs, roughly squared rafters at close centres pegged to eaves beam and loft floor joists, surviving shingle battens and tightly laid timber floor boards on round joists with top and bottom surfaces adzed flat. Of particular note is the overhanging triangulated roof together with timber pegged joints and close spacing of posts suggesting a very early construction date (potentially in the first two decades of the 19th century).

It has strong or special association with a particular community or cultural group in NSW for social, cultural or spiritual reasons (Criterion D)

The historic slab barns and outbuildings of the Hawkesbury district are appreciated by the local community and others, being symbolic of the history of the agricultural development of the region, as evidenced by the numerous exhibitions, artworks, historical tours, heritage studies and heritage listings associated with these building types.

It has potential to yield information that will contribute to an understanding of the cultural or natural history of NSW (Criterion E)

The large, highly intact barn of unusual detailing with surviving evidence of its early 19th century construction has high potential to provide further information into early 19th century farming methods and construction techniques.

It possesses uncommon, rare or endangered aspects of the cultural or natural history of NSW (Criterion F)

The barn at No. 353 Pitt Town Bottoms Road, Pitt Town Bottoms is considered to be rare within the context of the Hawkesbury City local government area for its unusual detailing, large scale, and extent of surviving early 19th century fabric.

It is important in demonstrating the principal characteristics of a class of cultural or natural places/environments in NSW (Criterion G)

The barn is representative of the long history of agricultural development within the floodplains of the Hawkesbury River and South Creek, which commenced in the late 18th century and continues today. Its overall form with gabled roof, skillion, loft and timber slab wall cladding is representative of the typical form of barn found throughout the district, although it is a large and unusual example.

F. Heritage listings

10. Existing heritage listings

If completing this section, mark against each listing whether the item is listed or not. You may want to contact the relevant local council or organisation to check the item's listing status.

Listed	Not Listed	Listing
	Х	Commonwealth Heritage List
	Х	National Heritage List
	Х	Register of the National Estate
	Х	Declared Aboriginal place
Х		Local environmental plan (LEP) – heritage item (or draft item)
	Х	LEP – heritage conservation area (or draft area)
	Х	NSW government agency Heritage and Conservation Register
	Х	National Trust register
	Х	Aboriginal Heritage Information Management System
	Х	National shipwreck database
	Х	Engineers Australia list

G. Photograph

11. Principal or main photograph*

You may be contacted to provide the copyright holder details for this photograph and any additional images provided.



Caption*	The barn at No. 353 Pitt Town Bottoms Road, Pitt Town Bottoms
Date of photograph*	May 2023
Name of photographer*	Kate Denny
Copyright holder, if known	Lucas Stapleton Johnson & Partners

H. Author details

12. Primary author of this form*

Name	Kate Denny
Position and organisation, if applicable	Director, Lucas Stapleton Johnson & Partners Pty Ltd
Contact phone number	9357 4811
Email address	kdenny@lsjarchitects.com
Date form completed	11 th March 2024

13. References used to complete this form*

Author	Title	Date Published
Lucas Stapleton Johnson & Partners, Graham Edds & Associates, Dr. Terry Kass in association	Timber Slab Barns Update Study for Hawkesbury City Council, 2024	unpublished
Barkley-Jack, J.	Hawkesbury Settlement Revealed: A New Look at Australia's third mainland settlement 1793-1802	2009
Baxter, C. J.	Musters and Lists New South Wales: and Norfolk Island 1800-1802, ABGR, Sydney	1988
Baxter, C. J.	C J Baxter, Musters of New South Wales and Norfolk Island 1805-1806, ABGR, Sydney	1989
Fletcher, B.H.	'J Williamson (1758-1826)', Australian Dictionary of Biography, Volume 2	1967
	Grants Vol 1 No 107 Old System Deeds, No 446 Bk C; No 798 Bk 98; No 756 Bk 959	

14. Signature of author*

To confirm you have approved the final content of the form, giving permission for the information to be used by Heritage NSW and the Heritage Council of NSW.

Name	Kate Denny	Date	11 th March 2024

15. Signature of image copyright holder*

To confirm you have approved the final content of the form, giving permission for the images provided to be used by Heritage NSW and the Heritage Council of NSW.

Name	Kate Denny	Date	11 th March 2024

I. Nominator details

16. Nominator to be contacted by Heritage NSW*

You do not need to complete these details again if you are also the author of the form.

Name	
Position and organisation, if applicable	
Contact phone number	
Email address	
Date form completed	

17. Reasons for nomination*

Background or reasons for nomination

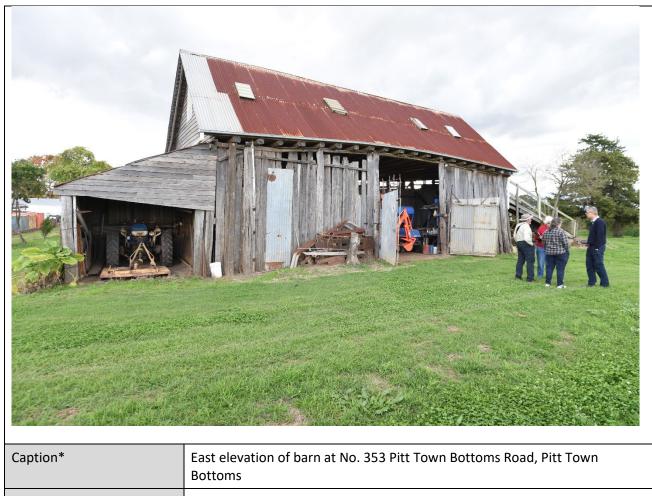
This barn has been identified as being of potential State level significance in two previous studies: Hawkesbury City Council Slab Barns Study (Graham Edds & Associates, 2010) and Hawkesbury City Council Slab Barns Update Study (Lucas Stapleton Johnson & Partners, Graham Edds & Associates and Dr. Terry Kass, 2024).

The early date of construction, the extent of surviving early 19th century fabric, the construction methods and the associations with an ex-convict who received a grant of land in 1794 and with former Commissary James Williamson, make this barn worthy of listing on the State Heritage Register.

18. Signature of nominator*

Name	Kate Denny	Date	11 th March 2024

J. Additional photographs and images



Caption*	East elevation of barn at No. 353 Pitt Town Bottoms Road, Pitt Town Bottoms
Date of photograph*	May 2023
Name of photographer*	Sean Johnson
Copyright holder, if known	Lucas Stapleton Johnson & Partners Pty ltd