

Australian Capital Territory

Heritage (Decision about Provisional Registration of the Paddy's River Slab building, Paddy's River) Notice 2011

Notifiable Instrument NI2011-628

made under the

***Heritage Act 2004* s34 Notice of decision about Provisional Registration**

1. Name of instrument

This instrument is the Heritage (Decision about Provisional Registration of the Paddy's River Slab building, Paddy's River) Notice 2011 -

2. Commencement

This instrument commences on the day after notification.

3. Notice of Decision

Pursuant to Section 32 of the *Heritage Act 2004* the ACT Heritage Council has decided not to provisionally register the Paddy's River Slab building, Paddy's River to the ACT Heritage Register.

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Mr Gerhard Zatschler
Secretary
ACT Heritage Council
GPO Box 158
Canberra ACT 2601

20 October 2011



ACT Heritage Council

STATEMENT OF REASONS

DECISION NOT TO PROVISIONALLY REGISTER THE PADDY'S RIVER SLAB BUILDING

(part Block 24, District of Paddy's River)

IN THE ACT HERITAGE REGISTER

Summary

The Paddy's River Slab building was destroyed during the 2003 bushfires and all remaining building fabric was removed from the site in the subsequent post fire clean up of the place. The place is unable to demonstrate any level of integrity or intactness rendering it incapable of meeting any of the significance criteria of the *Heritage Act 2004*.

This Statement of Reasons provides an assessment of the place and finds that it does not meet any of the criteria of the *Heritage Act 2004*.

Background

The Paddy's River Slab building was nominated for inclusion in the former interim ACT Heritage Places Register in 1996 however no formal claims against the heritage significance criteria were provided at that time. That same year, concerned by the deterioration of the place, the Tidbinbilla Pioneers Association applied for and received ACT Heritage Grant funding to complete a Conservation Study for the building.

This study formed the basis of further conservation works that were undertaken to the building in 1998. Works included the removal and replacement of all floorboards and bearers due to termite damage, the replacement of corner posts, replacement of walls slabs where necessary, repairs to the chimney and installation of new guttering. This work was completed with ACT Heritage Grant funding.

Following completion of the works a plaque was unveiled on site to record the conservation of the building.

The building was also entered in the Register of the National Estate.

The Paddy's River Slab building was destroyed during the January 2003 bushfires. ACT Heritage staff visited the place in February 2003 and photographically recorded the remains of the building.

At Meeting # 39 on 20 October 2011 the ACT Heritage Council endorsed a Statement of Reasons which does not find the Paddy's River Slab building eligible for provisional registration.

Assessment

In assessing the nomination for the Paddy's River Slab building, the Council considered:

- The material identified under **References** below; and
- Site visit undertaken in February 2003.

The Council's assessment against the criteria specified in s.10 of the *Heritage Act 2004* is as follows.

Criterion (a) *it demonstrates a high degree of technical or creative achievement (or both), by showing qualities of innovation, discovery, invention or an exceptionally fine level of application of existing techniques or approaches*

Heritage Council assessment:

The place does not meet this criterion.

Criterion (b) *it exhibits outstanding design or aesthetic qualities valued by the community or a cultural group*

Heritage Council assessment:

The place does not meet this criterion.

Criterion (c) *it is important as evidence of a distinctive way of life, taste, tradition, religion, land use, custom, process, design or function that is no longer practiced, is in danger of being lost or is of exceptional interest*

Heritage Council assessment:

The place does not meet this criterion.

Criterion (d) *it is highly valued by the community or a cultural group for reasons of strong or special religious, spiritual, cultural, educational or social associations*

Heritage Council assessment:

The place does not meet this criterion.

Criterion (e) *it is significant to the ACT because of its importance as part of local Aboriginal tradition*

Heritage Council assessment:

The place does not meet this criterion.

Criterion (f) *it is a rare or unique example of its kind, or is rare or unique in its comparative intactness*

Heritage Council assessment:

The place does not meet this criterion

Criterion (g) *it is a notable example of a kind of place or objects and demonstrates the main characteristics of that kind.*

Heritage Council assessment:

The place does not meet this criterion.

Criterion (h) *it has strong or special associations with a person, group, event, development or cultural phase in local or national history*

Heritage Council assessment:

The place does not meet this criterion.

Criterion (i) *it is significant for understanding the evolution of natural landscapes, including significant geological features, landforms, biota or natural processes*

Heritage Council assessment:

The place does not meet this criterion.

Criterion (j) *it has provided, or is likely to provide, information that will contribute significantly to a wider understanding of the natural or cultural history of the ACT because of its use or potential use as a research site or objects, teaching site or objects, type locality or benchmark site*

Heritage Council assessment:

The place does not meet this criterion.

Criterion (k) *for a place—it exhibits unusual richness, diversity or significant transitions of flora, fauna or natural landscapes and their elements*

Heritage Council assessment:

The place does not meet this criterion.

Criterion (l) *for a place—it is a significant ecological community, habitat or locality for any of the following:*

- (i) the life cycle of native species;***
- (ii) rare, threatened or uncommon species;***
- (iii) species at the limits of their natural range;***
- (iv) distinct occurrences of species***

Heritage Council assessment:

The place does not meet this criterion

History

The Paddy's River Slab building was sited immediately adjacent to the rear of existing Paddy's River Homestead, located on Tidbinbilla Road, Paddy's River.

Edward (Ted) Woods was born at Yarralumla in 1871. In 1901 following his marriage to Elizabeth (Bessie) Anderson Ted selected two forty acres blocks which fronted Paddy's River. Portions 17 and 18 (later Block 24), Parish of Booroomba were selected the following year and a slab walled iron roof main house constructed (Paddy's River Homestead).

It is understood that the detached kitchen block (the Paddy's River Slab building) was constructed shortly after and comprised a bedroom, kitchen and lean to laundry. Teachers from the nearby Gibraltar school boarded in the bedroom. The main house was replaced in 1932 with the current weatherboard building that remains extant on site. This new house was not built with kitchen and the kitchen block continued to be used up until 1939.

From 1939 till 1977 when William and Pat Norgrove acquired the lease for Block 24, the kitchen block was used as additional accommodation for visiting guests and food storage.

The Paddy's River slab building was one of fourteen slab buildings identified within the ACT. Other examples of this type of construction include Orroral Homestead, Brayshaw's Hut and Lanyon slab hut. Paddy's River slab building was also considered to be one of only three built in the rarer horizontal slab style (the other two being Horse Park cottage and Gogoong stables).

Description

The Paddy's River Slab building comprised a two roomed horizontal slab hut with lean to. Approximately 3.5 metres by 6 metres, the building was framed in split or rough hewn timber with a corrugated iron roof. These timbers are believed to have been sourced from nearby forest areas in close proximity to the property.

Physical condition and integrity

The Paddy's River Slab building was destroyed during the January 2003 bushfires. A site inspection by ACT Heritage staff in February 2003 noted that all timber elements of the building had been destroyed including the roof. At that time the stone fireplace remained but was badly cracked. The condition for the building was photographically recorded at that time.

It was confirmed in September 2011 that there are now no remains of the building on the site. All destroyed and damaged building fabric including the stone fireplace was removed from the site in the subsequent post fire clean up.



Paddy's River Slab building in 1994 prior to conservation works (AHC, Register of the National Estate)



Paddy's River Slab building February 2003

References

ACT Heritage Files 96/13770, 96/9837, 95/21065, 97/12486
AHC Register of the National Estate, entry for Paddy's River Slab Building
Higgins, M and Scott, D (1996) *Paddy's River Slab building Conservation Study*
Margaret Whittem pers. comm. 14 September 2011

Conclusion

The Paddy's River Slab building was destroyed during the 2003 bushfires and all remaining building fabric was removed from the site in the subsequent post fire clean up of the place. The place is unable to demonstrate any level of integrity or intactness rendering it incapable of meeting any of the significance criteria of the *Heritage Act 2004*.

This Statement of Reasons provides an assessment of the place and finds that it does not meet any of the criteria of the *Heritage Act 2004*.

Gerhard Zatschler (Secretary)
ACT Heritage Council

20 October 2011