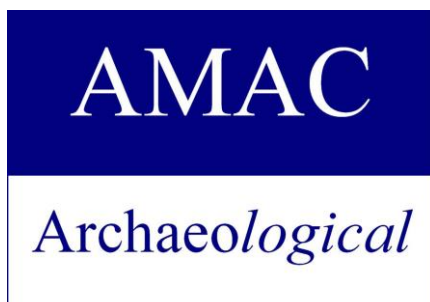


FINAL REPORT ARCHAEOLOGICAL PROGRAMME 2004-08

**The *Strong Man & Duke of Wellington* Inn sites;
former *Aylward & Kennedy* premises
384-394 Church Street
& 18-22 Victoria Road
Parramatta
N.S.W.**

Volume I



Martin Carney

Archaeological Management & Consulting
Group

November 2019

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<i>Original 2006</i>
<i>Revised Version I 2010 (January)</i>
<i>Revised Version II 2018 (July)</i>
<i>Revised Version IIa 2019 (October)</i>
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Cover Image

Interior of Aylward & Kennedy's store 1966.

http://digital.sl.nsw.gov.au/delivery/StreamGate?dps_dvs=1524307219552~276&dps_pid=FL913447. Note the roofing support beam just left of centre photo.

Archaeological foundation remains, marked by the manufacturer for delivery.

The foundation, part of a reinforced concrete strip footing is for roof support beam of the Aylward & Kennedy store 25th September 2006.DI0600

The two images are a twentieth century example highlighting what can be a vast difference between the whole of the past and archaeological remains

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EXECUTIVE SUMMARY

This Volume provides introductory data and background to the project in section 1.0.

An updated and revised documentary history is presented in section 2.0 and draws on new resources and expands research in areas relevant.

A summary of the main works phase preliminary monitoring results are included in section 3.0 of this volume. The testing results for 2004-06 can be found in the preceding 2006 Volume.

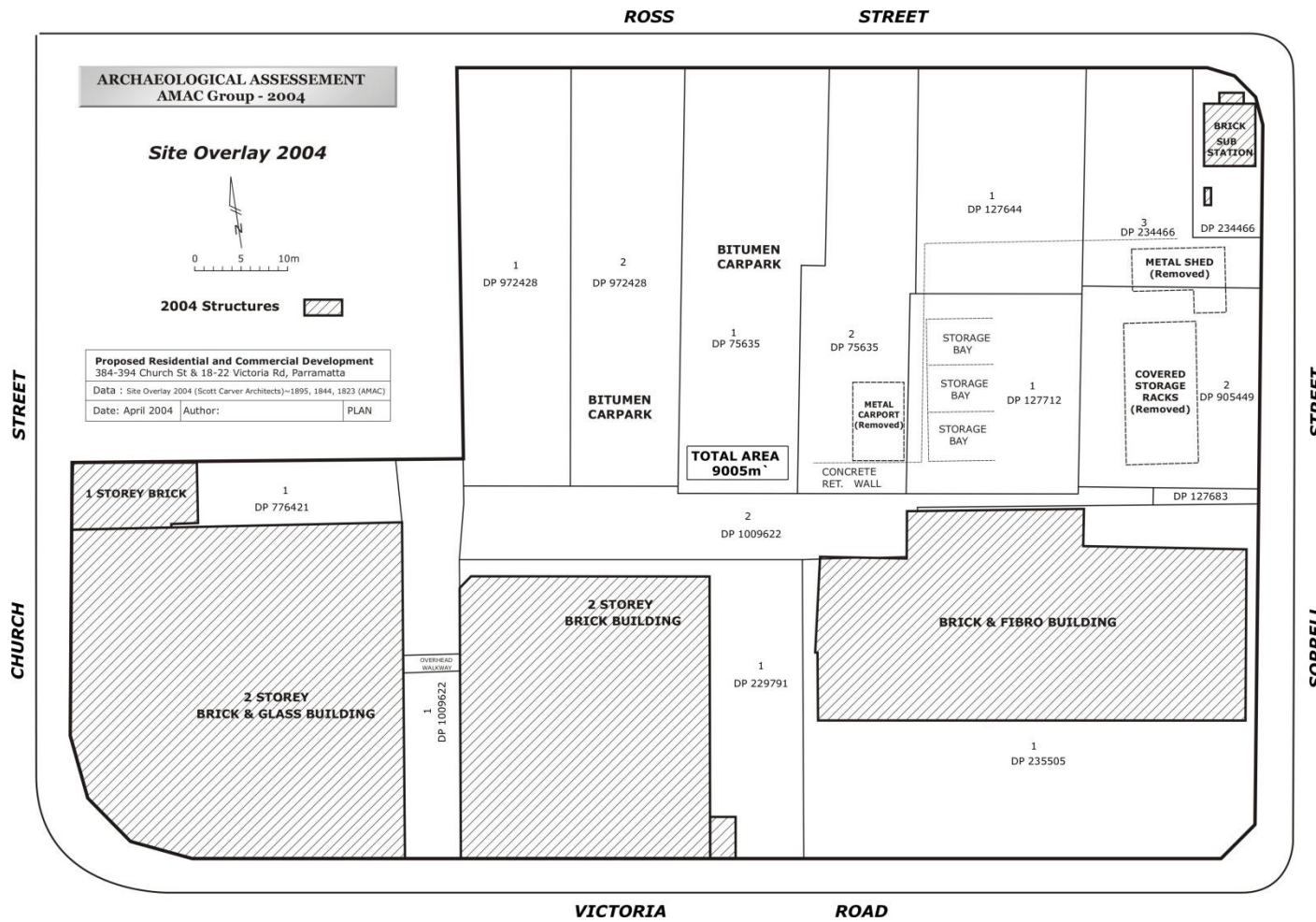


Figure 1.1 The study site and constructions thereon in 2004 and at the start of excavations in 2006.
 Scott Carver Architects, 2004



Figure 1.2 Study site during Excavation
Looking South. AMAC Group, 25th October 2006, IMG_932



Figure 1.3 Study Site During Excavations
Looking South. AMAC Group, 26th October 2006, IMG_976

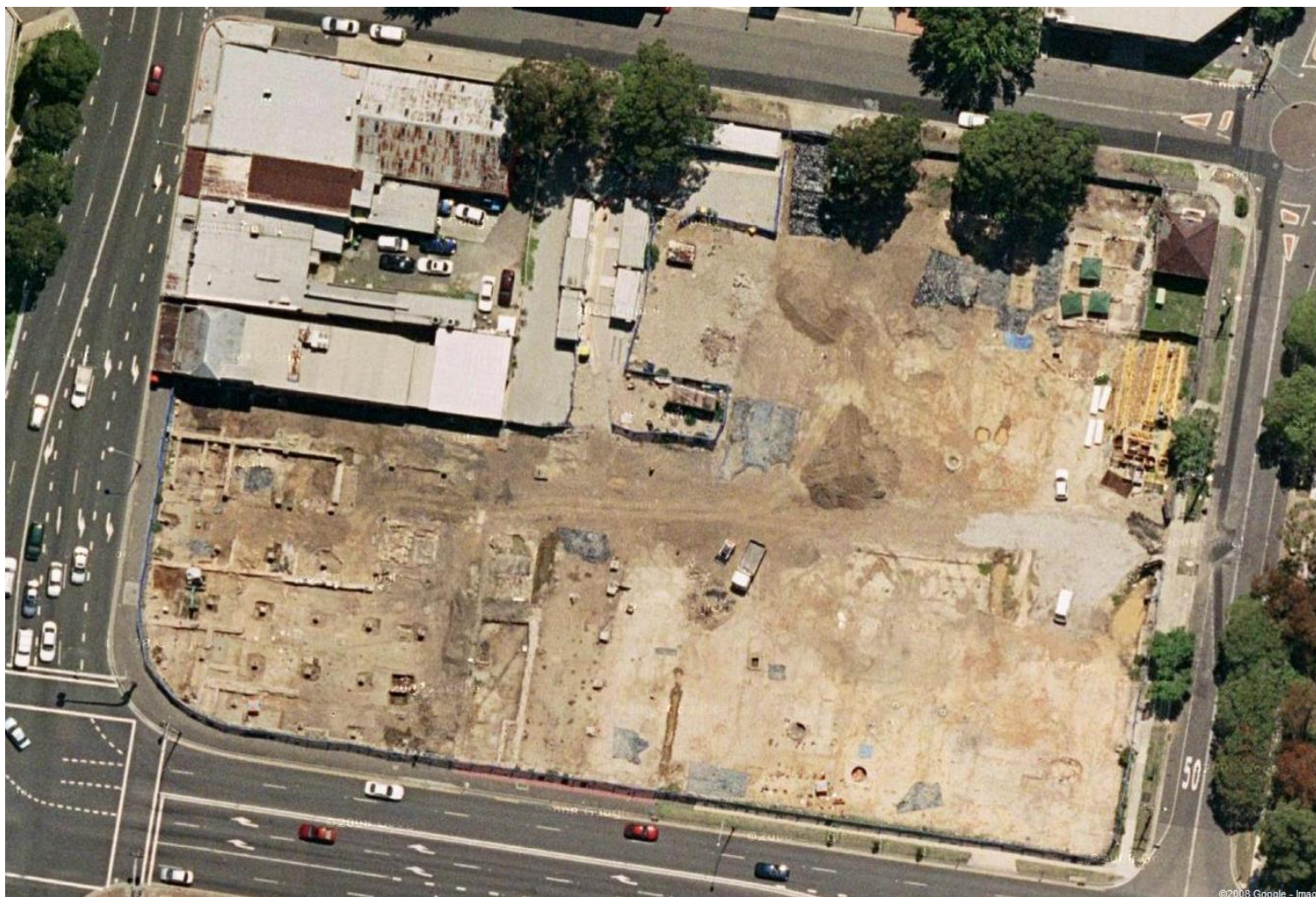


Figure 1.4 Study site during excavations
Google Earth 7/3/2008, approximately Jan 2007

1.0 INTRODUCTION

1.1 BACKGROUND

In March 2004 Archaeological Management and Consulting Group were commissioned by Dyldam Development Pty Ltd, on behalf of Plazawest Pty Ltd to carry out a Baseline Archaeological Assessment of the study site. That study was completed in April 2004.¹ Based on the findings and recommendations therein, Plaza West Pty Ltd made application for a test excavation permit under the Heritage Act (1977) in August 2004 to identify the nature and condition of the potential archaeological remains of the former Alyward and Kennedy hardware store site.²

Field Programme

Archaeological works at the site were carried out as follows; - archaeological test excavations (test trenches A-J) were carried out in two phases in November 2004 and May 2006 under Heritage Council permit 2004/s140/21. Based on these findings, a further application was made under section s140 to conserve a section for the study site, and to archaeologically excavate, record and remove the remainder. This application was referred directly to the Heritage Council of NSW and approved by the issue of permit 2006/s140/024 in September 2006.³

Monitoring of demolition, removal of some hard surfaces and some contaminants was conducted in May-September 2006. The main excavation was carried out during September 2006-March 2007 and following sign-off of State Significant areas (see following section), minor works and monitoring April-May 2007 under permit 2006/s140/024. Phase two of the main works took place in June-July 2007, under the same permit in a zone not previously accessible. All excavation works signed off were approved by the Heritage Division.⁴

Final field works took place in February-March 2008 when the monitoring of the removal of the sewer was undertaken.

A mitigation and conservation strategy was implemented for part of the original grant allotment 16, and the archaeological remains existing there in 2004 were retained by the 2004-08 archaeological programme.

Over thirty structures from c1810 to the 1920s and thousands of artefacts were excavated. Open days (2006), public and student participation throughout, web updates (2007-2008), media releases/interview (2006-07), participation in Parramatta Heritage Centre exhibition 'Breaking the Shackles' (2009) and publication of AMACs contribution (2009), brought the scientific excavations into the public sphere (see volume III-VI).⁵

1. AMAC 2004a

2. AMAC 2004b

3. AMAC 2006a-b

4. AMAC 2007a-d
Carney (Site Diary 2006-2007)

5. Carney 'Breaking the Shackles' 2009
www.archaeological.com.au

The site remains the largest and most complex archaeological site in excavated Parramatta and only the Westfield site (1992), Riverside 2016-18 and PS 4 & 5 (2016-17) combined approaches it in size, but each of the others are either less complex (Westfield), or of local significance.⁶

Previous Reporting

Testing

A report on combined 2004-2006 test excavation programme and s140 application for main works was completed in June 2006 and accepted as a part of the application for the main excavations phase.⁷

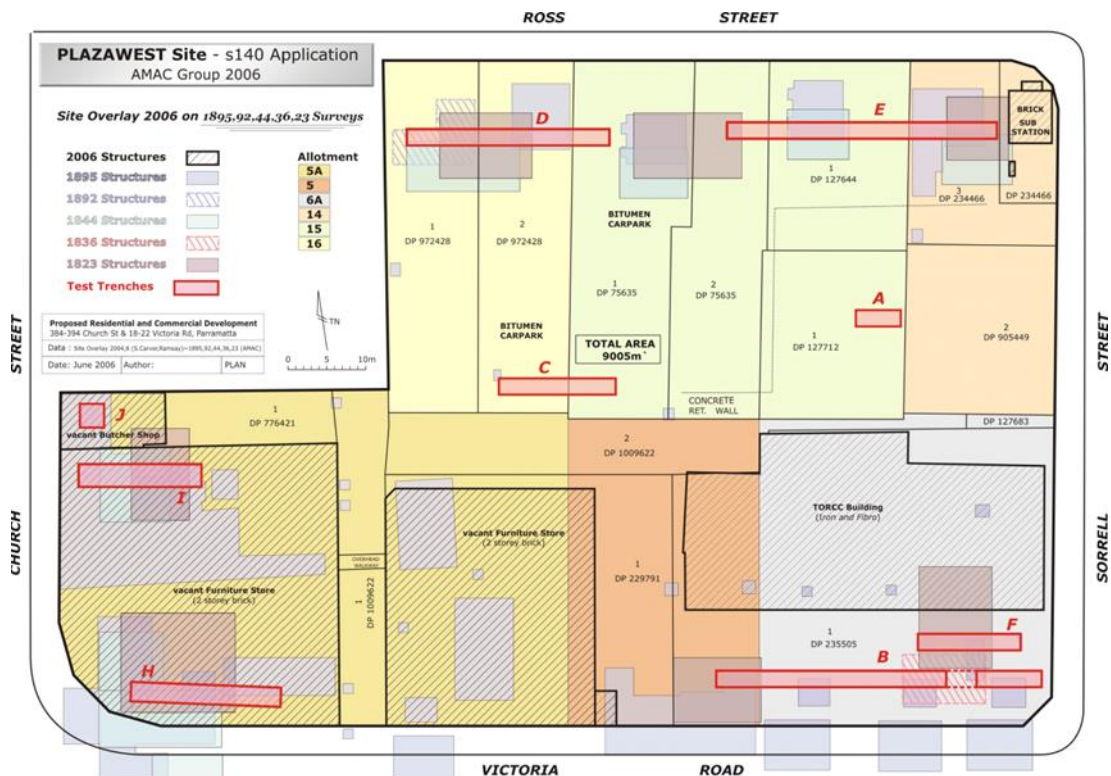


Figure 1.5 Test Trench Locations over combined phase overlays (AMAC 2006a)
 S Carver, Ramsay

⁶ Higginbotham 1995
 AMAC 2014, 2016.
 GML & Casey Lowe (in writing)
⁷ AMAC 2006a-b

Table 1: Key to Testing & Excavation by Area and Allotment

Original Lot Number	Original Lease number 1823	Test Excavation Trench No:	Main Excavation Area	Notes on area
6	47	N/a	N/a	Not part of study site
5 (part)	28	H, I, J	A, A2	North section not a part of the site & Truncated by road widening (south)
5a (part)	29	B	B	Truncated by road widening (south)
6a (part)	30	B, F	B	Truncated by road widening (south)
14 (part)	44	E	C	East section not a part of the site
15	45	A, E, C	C	Plantings at North retained
16 (part)	46	D, C	A2	Largely retained in-situ.

Interim reporting

Sign off reporting during main works (2006-07) was carried out in four parts where material was considered to have either been of potentially state significant or demonstrated to be of state significance. The reports detailed the finds and relevant records created as specified by the Heritage Division.

These were submitted to Heritage Division officers, Yvonne Kaiser-Glass and Dr Siobhan Lavelle and approved by them on behalf of the Heritage Council of NSW. The report numbers and submission dates are as listed below.⁸ There was no requirement for additional sign off in stage 2 (area A2) or monitoring. Copies of these reports are located in the appendix volume.

- No.1. 30th January 2007
- No: 2. 6th, February 2007
- No: 3. 28th February 2007
- No: 4. 21st, March 2007

Final Reporting

A proposal to complete this report was submitted to Plaza West Pty Ltd in March 2007 at the end of the Main works phase 1 (Areas A, B, C), and amended in September 2007 to include stage 2 - Area A2. Plaza West Pty Ltd became involved in legal disputes with the bulk excavation contractor in 2007-8 and commission to complete the archaeological project report was delayed.

This completion report (as opposed to artefact processing and records collation carried out in 2007) was initially commissioned by the applicant Mr Fayad Fayad on behalf of Plaza West Pty Ltd in April 2009, based on a variation application sought for an extension of time to complete the reporting (2008/s144/19) because of the above delays. A second s144 (24 month) variation was applied for by Plaza West Pty Ltd in late 2010.

⁸ AMAC 2007a-d

Plaza West Pty Ltd also sought legal action against AMAC Group.

Plaza West Pty Ltd went into liquidation in July 2012. Dyldam Developments Pty Limited sought to assist the reporting process and made a contribution toward reporting.

It was determined by a court of law that Plaza West Pty Ltd be released from insolvency in March 2013. The Heritage Division wrote to the applicant regarding the permit conditions regarding reporting and interpretation in April 2013.

In the absence of consistent and material applicant input AMAC continued individual components of the works; in sequence, records consolidation, artefact catalogue, analysis and database, trench reports: A, B -A2 and C, plan inking and final report and results. Ian Trapnell was separately commissioned by Plaza West Pty Ltd to prepare a preliminary interpretation strategy for the site (see Volume V) in terms of the permit conditions.⁹

Despite delays, the security of the extensive records has been maintained by AMAC and thus, and the key constraints and opportunities of this drawn out process must be listed as these – The time taken to refresh the data adequately cannot be estimated when compared to writing fresh from the field, however the added dimension of perspective can only be seen as a positive.

Because of the delays in 2007 and 2008 both planners whom had been commissioned to complete all planning were no longer available to assist, having completed only about 1/10th of the plan inking/ phasing. Likewise, the supervisor of Area C was also unable to renew commission. This is a time-consuming process to revisit by new planners and the trench supervisors; thus, these three key roles took some effort to replace. Despite the time-consuming re-visiting of material, the extensive records created meant that nothing was lost in the final results.

⁹ The following are the permits/ variations and key documents issued by the Heritage Division 2004/s140/21, 2006/s140/024, 2008/s144/19, 2010/s144/11, Notice 9/4/13

The following study is broken into the following online sections.

Volume 1 – Preliminary Works

- 1.0 Introduction
- 2.0 Documentary Background
- 3.0 Initial Field Works

Volume 2 – Main Excavations (two parts)

- 4.0 Area Trench Reports
 - 4.1 Area A
 - 4.2 Area B
 - 4.3 Area C
 - 4.4 Area A2
 - 4.5 Final Monitoring

Volume 3 – Artefacts (two parts)

- 5.0 Artefact Data Base
- 6.0 Artefact Analysis

Volume 4 – Results & Recommendations

- 7.0 Research Design Response
- 8.0 Significance
- 9.0 Compliance
- 10.0 Conservation Area
- 11.0 Recommendations

Volume 5 – Records and Appendices

- 12.0 Site Records Lists
- 13.0 Appendices

1.2 STUDY AREA

The study site is that piece of land described as 384-394 Church Street & 18-22 Victoria Road, Parramatta, N.S.W. The full title and DP address details at that time can be found in **Error! Reference source not found.** and Section 2.

1.3 SCOPE

This report responds to the conditions of the following permits issued by the Heritage Division 2004/s140/21, 2006/s140/024, with the exception of applicant conditions not completed and the following –

- This report does not consider the potential Aboriginal heritage of the study site (separate consultancy DSCA).
- The built heritage and environment of the study site were not a part of this project.
- This report does not include any interpretation strategy (Separate consultancy -preliminary strategy prepared by Ian Trapnell).

1.4 AUTHOR IDENTIFICATION

Within this series of volumes and the sections therein, the authorship and production duties were divided thus.

Reporting	Preliminary Results	Trench Reports	Trench	Planning/ Inking	Photo/ Video	Artefacts	General/ clerical
	<i>Vol I</i>	<i>Vol II+</i>		<i>Vol II</i>	<i>All</i>	<i>Vol III</i>	<i>All</i>
Monitoring	Carney	Carney	All	N/a	Carney	See below	See below
Main	Carney	Hickson, Yousef Carney	A, C	Platt Parker Hickson Williams	Carney Jenner Smyth-King	Carney Thorn Crook Kennedy	Atkinson
			B, A2				Williams
			A-C				Vetta

A full team list, including students and volunteers can be found in Volume V.

1.5 STATUTORY CONTROLS AND HERITAGE STUDIES

All excavation and recording works were carried out in compliance (see volume 4) with the conditions of Heritage Council permits 2004/s140/21, 2006/s140/024, issued by the Heritage Division on behalf of the Heritage Council of NSW.

The heritage and statutory controls and other studies relevant at the time of the works were carried out can be found in full in the s140 application 2006/s140/024. They are not reproduced here.¹⁰ This study does not report on material subject to the NPW Act. A separate evaluation of sites of Aboriginal Heritage was carried out (DSCA)

1.6 ACKNOWLEDGMENTS

Yvonne Kaiser, Siobhan Lavelle, Isabel Cobas, Mr Fayad Fayad, Rebecca Newell and the late George Khattar.

¹⁰ This document can also be found online as a part of this series at www.archaeological.com.au

Plaza West Pty Ltd funded all of the field works, and a portion of the post excavation reporting. Dyldam Pty Ltd made a contribution to the reporting phase. AMAC Group funded the majority of the time/ cost of the reporting phase.

2.0 SITE HISTORY

2.1 HISTORY

This section is supplemented by new research, since the 2006 application and specific to each area within the trench reports and analysis discussions. This research forms the basis of the understanding for the ownership, occupation and development of each allotment. This is expanded in later sections where it is relevant to archaeological finds, in terms of boundaries and property descriptions and forms (Section 3.0). The original was written and research by Carney and Atkinson, and additional research, writing and revision has been undertaken by Martin Carney; Kevin Hickson provided some additional research.

2.1.1 Parramatta

Several different groups of Aboriginal people occupied the region around the Parramatta River and the head of the harbour; those in the area of modern Parramatta were the Burramattagal.¹¹ The food resources of the area were plentiful and diverse, as a result of the fresh and salt water available, and the natural fertility of the land, which the Burramattagal people managed through such methods as firebrand farming.¹²

It was the natural resources of the region that first attracted the Europeans. Expeditions up the Parramatta and Duck Rivers begun as early as February 1788, under Governor Phillip. In November 1788, a settlement was imposed and named Rose Hill, after Sir George Rose, a secretary to the British Treasury.¹³ The settlement consisted of convicts, to clear and cultivate the ground and build, and troops, to police the convicts and protect the settlement. The first buildings, including temporary quarters, stores and a redoubt, were constructed probably on the land immediately below the present Old Government House.¹⁴

Farming was supervised by Henry Edward Dodd, whose first harvest, in 1790, yielded about 200 bushels of wheat and 60 of barley.¹⁵ James Ruse, an emancipist, was granted land, called Experiment Farm, in the district in 1789, and began to cultivate this in November.

The town was laid out on a regular plan under Lieutenant William Dawes, with High Street, now George, the first street, in 1790.¹⁶

Parramatta became a base for further European exploration. Captain Watkin Tench led expeditions from the outpost during his time in command there.¹⁷ The town also served as a centre for transport and trade. Church Street became part of the link joining Sydney to the farms of the Hawkesbury district. The stone bridges built by David Lennox at Parramatta in the 1830s over Prospect Creek and the Parramatta

¹¹ Kass, Liston, McClymont (1996) 6.

¹² Kass, Liston, McClymont (1996) 7.

¹³ Jervis (1961) 4.

¹⁴ Kass, Liston, McClymont (1996) 15.

¹⁵ Kass, Liston, McClymont (1996) 18.

¹⁶ Jervis (1961) 6.

¹⁷ Kass, Liston, McClymont (1996) 19.

River are also an indication of the town's position as a crossroads.¹⁸ This role was reinforced with the discovery of gold west of the mountains in 1851. In 1855, the railway was extended from Granville through to Parramatta.

In June 1791, on the occasion of the British King's birthday, the town at Rose Hill was renamed Parramatta, after the indigenous name for the area. Later in the same year, Ruse had himself, but not his wife, taken off the government stores, as he found he could support himself. This success led to further grants being made to settlers in the area, with cultivation of the land granted being part of the conditions imposed by Phillip.¹⁹ Until the middle of the nineteenth century, the growth of the town was constrained by the large grants surrounding it.

Services

Throughout most of the nineteenth century, water was either stored in underground brick tanks or carted to people's homes from the town dams. However, in the early 1880s, a pumping plant was built at the dam at Hunt's Creek, and water mains were laid to Parramatta and Harris Park.²⁰

The first system of sewage disposal involved the excavation of cesspits. The pan system was later introduced, where nightsoil was collected and dumped on or buried in unoccupied land. By the 1880s some sewers had been constructed in Parramatta; these emptied into the Parramatta River.²¹ In 1907 work began on the Parramatta Sewerage system. By 1908 the Parramatta North section was completed and house connections were being made. By the end of 1909 about 460 sewerage connections had been made.²² Work on the sewerage scheme was completed in 1910.²³

North Parramatta

The area to the north of the original town, on the other side of the Parramatta River, was initially used for agriculture. However, by the early 1810s, the area of the town had extended north across the river as far as Harold Street. Although settlement tended to follow the Windsor Road, the busy route to the Hawkesbury districts, the growth of north Parramatta was initially restricted to the east by grants to the military along the river, and to the north-west by Governor Bligh's grant.²⁴

¹⁸ Brown (1995) vi-vii.

¹⁹ Kass, Liston, McClymont (1996) 30.

²⁰ Jervis (1961) 159.

²¹ Kass, Liston, McClymont (1996) 221.

²² Jervis (1961) 159-160.

²³ Kass, Liston, McClymont (1996) 271.

²⁴ Kass, Liston, McClymont (1996) 116.

Carney, Martin 'G. A. Sheffield' December 2015, www.archaeological.com.au. Sheffield was an early proprietor of the what was later Martin's Toll Gate Hotel at the boundary of North Parramatta and Northmead.

Carney, Martin (AMAC Group), 's139 Application 446 Church Street, North Parramatta' (April 2000). Early surviving shop in North Parramatta.

Carney, Martin (AMAC Group) 'Heritage Notification - 597 Church Street, North Parramatta' (February 2007).

Cellar remains of a former Inn accidentally discovered were reported to the Heritage Office. Carney, Martin 'Joseph Brogden, North Parramatta' Ginger Beer in NSW Series (© May 2017). Brogden had allotments in the 1840s near the intersection of Pennant Hills Roads where his ginger beer brewery operated.

Establishments such as the gaol and the asylum, cemetery, hotels and other industries such as brickmaking and Darling Mills, encouraged settlement north of the river.²⁵

North Parramatta developed as a commercial, as well as residential, area, in particular along Church Street. However, commerce tended to concentrate in the central area of Parramatta, south of the river, and by the early twentieth century, north Parramatta, as a commercial centre, was more or less defunct.²⁶

Carney, Martin 'Edward Smith, Parramatta' Ginger Beer in NSW Series (© November 2017). Smith a publican and ginger beer brewer operated the "Blue Bell" in Ross Street, behind the current McDonalds in 1834-38.

Kass, Liston, McClymont (1996) 118-119.

Carney, Martin (AMAC Group) 'Parramatta Correction Centre' (1994)

Carney, Martin & Vetta, Ivana (AMAC Group) "Baseline Archaeological Assessment -34 Albert St and 2-6 Pennant Hills Rd North Parramatta" (March 2008)

²⁵ Bairstow, Damaris & Carney, Martin 'Darling Mills Archaeological Recording' (1999-00).

Carney, Martin (AMAC Group) 'Parramatta Correction Centre' 1994

Jones & Carney 2009. See "Cartwright Brothers"

²⁶ Kass, Liston, McClymont (1996) 285.

2.2 OVERVIEW OF LOCATION HISTORY

The site consists of Allotments 15 and 16, and most of Allotments 5, 5a, 6a and 14 of Section 7 of the Town of Parramatta. Historical records indicate that these allotments were formed and some occupied between c1804 and 1814.

At the time Parramatta was settled, an area of land was cleared and cultivated on the northern side of the Parramatta River. In 1790 the site was either within or just to the east of a large area described as 'land in cultivation' (Figure 2.1-

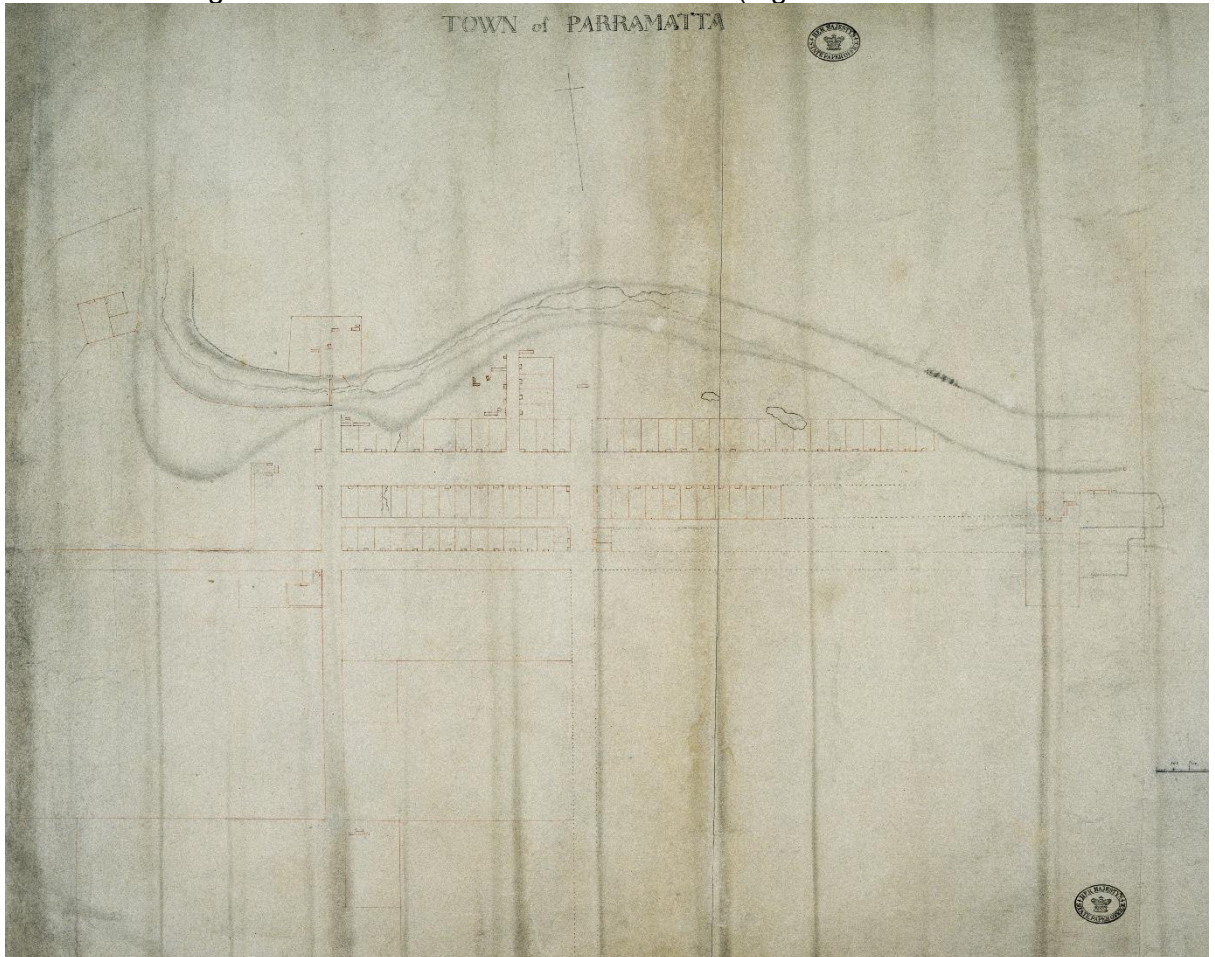


Figure 2.2). The site was on the eastern edge of this area. In 1797 a wooden gaol was built on the northern bank of the River, on the site of the present Prince Alfred Park. This was replaced by a sandstone building on the same site in 1802, which remained in operation until c1840.²⁷ The study site was just to the north of this gaol and its enclosure, in an apparently unoccupied area (Figure 2.11). However, the compound and ground surrounding the gaol completed in 1804, are irregular in shape and only known in detail from plans dated 1804 (labelled 'about 1813').

The plan also makes no allowance for the path of the Windsor Road, which was in existence since the 1790s, nor Pennant Street. The internal detail of versions of this plan appear to have some merit in recording relative locations and some detail (presence /absence), though the scales and boundary's at various points cannot be correct. The relevance of this information to the study site is that the proximity of the

²⁷ Kass, Liston, McClymont (1996) 47, 59, 100.

study site to the gaol may indicate that the study location was once with the grounds set aside for the gaol.

None of the cross-side streets that presently surround the site were in existence at this time (c1804). However a plan of 1814 (Figure 2.3) indicates that the block forming the study site was formed and surrounded by unnamed streets.

The site was on the eastern edge of this area. In 1797 a wooden gaol was built on the northern bank of the River, on the site of the present Prince Alfred Park. This was replaced by a sandstone building on the same site in 1802, which remained in operation until c1840.²⁸ The study site was just to the north of this gaol and its enclosure.

By 1822 the streets surrounding the site had been named; Ross and Sorrell Streets, Pennant Street (now Victoria Road) and Windsor Road (now Church Street). The Allotments comprising the site had been laid out and in some cases were already developed and occupied (Figure 2.11). The subsequent history and development of the site is discussed below, according to each respective allotment.

It appears that a small creek ran through the site, from Church Street to Sorrell Street, to Brickfield Creek to the east, which itself ran to the Parramatta River. The boundaries of the allotments through the centre of the site roughly followed the creek. It was described as 'an open water channel' as late as 1873.²⁹ However, it had been enclosed in a drain by 1895, when this drain was replaced (Figure 2.19 **Error! Reference source not found.**). In 1978 the drain was re-laid, and the previous channel was disused and filled with sand and cement grout.³⁰

²⁸ Kass, Liston, McClymont (1996) 47, 59, 100.

²⁹ LTO Bk 137 No.40.

³⁰ Sydney Water W.O. 99952.

2.3 ALLOTMENTS 5 AND 5A

2.3.1 Lease and Grant

Allotments 5 (1 rood 6 perches) and 5a (3 roods 23 perches) were leased to William Burgin in 1823. The larger fronted the corner of Church and Pennant Streets and the small Pennant Street alone (now Victoria Road). Both allotments had been built upon by 1822. Burgin also held an allotment directly across from his corner allotment on Church Street on the west side.

William Burgin (c1777-1838) arrived in the colony as a convict on the Hillsborough in July 1799 with a life sentence. He had been sentenced for theft in 1797 and was detained on the hulks prior to his transportation in November 1798.³¹

The birth of his first son Henry in 1805 is recorded at Parramatta.³² Already “conditionally emancipated” Burgin had found favour in the colony and was appointed a constable by 1806.³³

In the 1814 muster Burgin is recorded as a baker in Parramatta and likewise in 1817.³⁴

Burgin is described as emancipated in 1817, although the precise instrument has not been identified. He received his first land grant of 50 acres in 1818. Burgin had an interest in several allotments including the Parramatta district and North Parramatta on Church Street, so references to his activities in “Parramatta” may not refer to the study site.³⁵

He married Sarah Tandy (also Burgin, Tandler, Tanley and Mary Tandy), as Mary West (or Wish?) in June 1818, with whom he had already had four children, all born in Parramatta; Henry William (August 1805), Sophia (1808) Elizabeth (c1818) and Francis William (1812-1831). Sarah Tandy (c1780-1838) was convicted in 1802 and arrived in NSW in June 1804 per the Experiment and thereafter is recorded as the wife or concubine of William Burgin.³⁶

³¹ https://www.ancestry.com.au/mediaui-viewer/tree/843787/person/-2040260337/media/7f8e9636-f1a7-4104-8099-587dace77d4e?_phsrc=yud730&_phstart=successSource. This resource also quotes parts of AMAC 2006a

³² In 1806 a William Burgin was holding at Hawkesbury 4 (3 wheat, 1 barley) acres under cultivation, rented from R Jones; he, his wife and 3 children were not victualled by the crown. This is almost certainly another William Burgin, arrived in 1791 and the number of children does not tally. New South Wales and Tasmania, Australia Convict Musters, 1806-1849.

³³ "Musters of New South Wales and Norfolk Island 1805-1806", edited by Carol J. Baxter, published by ABGR, Sydney, 1989.; Book Entry# A0392

³⁴ Ancestry.com. New South Wales, Australia, Settler and Convict Lists, 1787-1834 [database on-line]

³⁵ Pardon

³⁶ "Convicts to NSW 1788-1812", compiled & edited by Carol J. Baxter, published by Society of Australian Genealogists, Sydney, 2002.

St John's Church of England, Parramatta NSW: Church Register - Baptisms; ML ref: Reel SAG 55-56.;

Convict records dated to 1820 indicate Burgin was a labourer at that time.³⁷ William Burgin is recorded in the 1822 muster and the 1828 census as a publican or licenced victualler, although no name is given for his Inn. However, he was appointed the Clerk of the Markets, and pound keeper at Parramatta during 1823-25 and it is unclear if his term as publican was interrupted by this appointment as the 1823-25 muster list shows his occupation as labourer (see analysis below in “Burgin’s Inns”).³⁸ Some of these descriptions of occupations may be inaccurate and it is clear that these returns were often copied and the details not updated.

In 1822 Burgin purchased from Rose Kennedy an allotment on the west side of Church Street (Windsor Rd), North Parramatta, directly opposite the study site.³⁹ Plans of 1822, 1823 and 1836 indicate that the land was not developed at that time. The plan for 1836 shows buildings pencilled in that are shown in 1844, thus it was developed between 1836-1844 (Figure 2.6 Figure 2.7) This information demonstrates that the early Burgin residence and Inn could not have been on that site.

Two buildings are shown on the Burgin grants on the study site in 1822 and 1823, and in the plan of 1836, another is pencilled in. The plan of 1844 does not however include a third building, which may have in fact been a stable (not shown in 1844) or extension to the Inn shown in 1844.

By 1828, if not earlier, the name of Burgin’s Inn is the *Strong Man*. From 1828 to 1838, Burgin and his son Henry are recorded as the licensees for two hotels in Church Street, Parramatta; the *Farriers’ Arms* and the *Strong Man*. Henry was also a blacksmith.⁴⁰

2.3.2 Burgin Inns

Analysis of publican records and advertisements relating to them indicates that the Inn at the corner of Church and Pennant Streets, Parramatta (NE corner) was known as the *Strong Man* from 1828 to c1839 and was run by William Burgin and family. In the early 1840s after Burgin’s death it became the *Duke of Wellington*. This Inn was offered for sale in 1844 as having been licenced for 26 years continuously. It was also colloquially known as “Burgins” and it is clear that Burgin was a publican by at least 1822 and again in 1825-26.⁴¹

³⁷ Ancestry.com. New South Wales, Australia, Settler and Convict Lists, 1787-1834 [database on-line]

³⁸ Ancestry.com. New South Wales, Australia, Settler and Convict Lists, 1787-1834 [database on-line]

The Sydney Gazette and New South Wales Advertiser (NSW : 1803 - 1842) Thursday 23 September 1824 p 1 Advertising

The Sydney Gazette and New South Wales Advertiser (NSW : 1803 - 1842) Thursday 10 February 1825 p 1 Advertising

³⁹ Colonial Secretary's Papers Index 1788-1825, SRNSW.; (Source Reference: Reel 6058; 4/1770 pp.20-20c).

⁴⁰ Parramatta Family History Group (2000) 48-49.

Brown (2000) 9, 21. William Burgin’s son, Henry William Burgin (born 1805) and his son, also Henry William Burgin (born 1828), became the earliest local amateur photographers. It is claimed that both the junior Burgins were born in a house built by their grandfather. Some of their work is preserved in the Houison Collection.

⁴¹ Sale notice 1844 SRNSW Publicans Licences 1830-1861

This implies an initial licencing date of c1818, however review of licencing records for Parramatta in newspapers (Trove) and Col. Sec. (SRNSW) from 1816 to 1822, and 1825 do not record Burgin as a publican until 1822 (Bergan) and then only again in 1825, or a *Strong Man* Inn at all. If a licenced Inn existed at the site before 1822 it was neither licenced to Burgin, nor named the *Strong Man*.

The name *Strong Man* infers a blacksmith association however Burgin's son, a blacksmith and farrier would have been at most an apprentice in 1818 and only 17 when Burgin is first noted as licensee in 1822. Interestingly, Burgin in one of several memorials to the Colonial Secretary regarding his purchase from Rose Kennedy in 1823, indicated that he had purchased the land to build a "strong house" for his son.⁴²

Records supplied at a later date by family members indicate that the allotment on western side of Church Street (not the study site), was the principal family residence, built on land granted to William Burgin, and that Henry Burgin operated a farrier/blacksmith shop on that side.⁴³ However, they make however no reference to an Inn. W. H. Burgin (1830-1914) claimed in 1903 to have been born in a house his father Henry Burgin built, located where his shop then stood, which was on the west side of Church Street (on the former Kennedy allotment), yet plans for the allotment show it undeveloped until after 1836. Thus, it is very likely that he was born on the study site in the hut north of the Inn.⁴⁴

Official licencing records indicates that Burgin apart, a near neighbour, William Grose was licensee in 1834-35, and his son-in-law George Hillas was publican following Burgin's death from December 1838 until the 1839 licence year. His youngest child William was recorded as a publican at the time of his death in 1831; whether he was the licensee or worked at the Inn is unknown.⁴⁵

The *Farriers Arms*, in Church Street, Parramatta was licensed to Henry Burgin from 1833 until 1838. These dates preclude its operation on west Church Street and the allotment, and coinciding as it does in date, could not have been the Inn on the study site. A James Bergin (Burgin) also ran a *Farriers Arms* at Hartley or Little Hartley between 1856 and 1861.⁴⁶

Title records indicate that in 1835 Allotment 5a was in the occupation of William Burgin and David Austin.⁴⁷ Austin ran a bakers shop on the allotment and it is described as being next to the *Strong Man Inn* in 1834.⁴⁸ Austin was given notice to quit the site in March 1835 after it was claimed by Burgin (his landlord) that he had insulted his daughter. The incident resulted in a black eye for Austin and Burgin fined 20s in damages.⁴⁹ Austin later claimed lot 6 adjoining in 1839 (see Kelly lot 14).

⁴² Colonial Secretary's Papers Index 1788-1825 SRNSW.; (Source Reference: Reel 6058; 4/1770 pp.20-20c).

Colonial Secretary's Papers Index 1788-1825 SRNSW.; (Source Reference: Fiche 3061; 4/1834A No.48A pp.287-90).

⁴³The Cumberland Argus and Fruitgrowers Advocate, 9 September 1914 p 2

⁴⁴ The Cumberland Argus and Fruitgrowers Advocate, 9 December 1903 p 27

⁴⁵ SRNSW Publicans licences 1830-61

⁴⁶ SRNSW Publicans licences 1830-61

⁴⁷ LTO Bk N No.978.

⁴⁸ The Sydney Herald (NSW : 1831 - 1842) Thursday 27 March 1834, p 3

⁴⁹ *The Australian* (Sydney, NSW : 1824 - 1848) Friday 6 March 1835 p 2

2.3.3 Hillas Land

Allotment 5a was, in 1835, given by William and Mary Burgin to John Hillas and Henry William Burgin the younger in trust for their daughter Elizabeth Burgin (1818-1869), who was about to marry George Hillas (1806-1869).⁵⁰

George Hillas was born free in the colony on 1806. He married Elizabeth Burgin, at Parramatta in March 1835.⁵¹ His parents John and Barbara (nee Dealtry) Hillas had family had arrived free in 1801 and had considerable holdings at *Stanhope*, on the Windsor Road.⁵²

In 1842 Allotments 5 and 5a were granted to John Hillas and Henry William Burgin in trust for Elizabeth and George Hillas.⁵³

The Inn on the site became the *Duke of Wellington*, possibly after a hiatus. The licence of another established hotel it appears was transferred to the site, or at least the name. Thomas Simon operated a Hotel by that name in Church Street, from 1838, but due to the overlap in dates it cannot have yet been at the study site. That Inn originally located in George Street before 1836 and held by William Batman in 1834, Thomas Simon and then Ralph Mood before returning to Simon. Simon transferred it to Robert Davis in 1841 and either Simon or Davis had removed the name /and or licence to the study site, where it is clearly recorded in 1844 under the license of Davis.⁵⁴

An 1844 advertisement and a conveyance from 1846 indicate that the name of the hotel had changed from 'The Strong Man' to 'The Duke of Wellington'.

In May 1844, the *Parramatta Chronicle and Cumberland General Advertiser* ran an advertisement regarding 'The Duke of Wellington'. It read:

*"To be Let, That long established and well-known Public-house, 'The Duke of Wellington,' situate at the corner of Church and Pennant-streets, opposite to Hamilton and Miller's, and now in the occupation of Mr. Robert Davis. This House, formerly better known as 'Burgin's,' has been regularly licensed for the long period of six and twenty successive years. Has excellent accommodations, with good stabling, and possesses the advantage of a large and very productive garden."*⁵⁵

The Burgin's were granted the land in 1823 and owned it until 1846. The advertisement implies that a hotel may have been on the site and run by the Burgin family from as early as 1818 but this cannot be demonstrated through records.

In 1846, a conveyance from George Hillas to Mark Hillas describes the property as

"All that Piece or Parcel of Ground situate lying and being in the Town of Parramatta County of Cumberland in the Colony of New South Wales being at the corner of

⁵⁰ The Hillas family principally resided at 'Stanhope', at the Junction of Old and New Windsor Roads.

⁵¹ Number: REG/COMP/3; Description: Vol 03, Baptisms, 1834-1838; Marriages, 1834-1838; Burials, 1834-1838; Parish: St. John's Anglican Church Parramatta

⁵² BDA George Hillas, John Hillas

⁵³ LTO Ser.53 p.27-28

⁵⁴ SRNSW Publicans Licenses 1830-1861

⁵⁵ Robert Davis is listed as a publican of the 'Duke of Wellington' in 1842, State Records, Reel 1355

Church and Pennant Streets in the said Town and on which is erected a Dwelling House known by the Sign of the "Duke of Wellington Inn" which is said to contain seven rooms with detached Kitchen and Stable also a Garden".⁵⁶

Table 2.1 Title (Allotments 5 and 5a)

Date	Transaction	Reference
30 June 1823	Lease. To William Burgin. 143 rods (Allotment 5a).	Ser.25 Pg. 232
1823	Lease. To William Burgin. 46 rods (Allotment 5).	Col. Sec. Parramatta Leases 1823
8 & 9 March 1835	Marriage settlement by lease and release. William and Mary Burgin to John Hillas and Henry William Burgin the younger, in trust for Elizabeth Burgin (about to marry George Hillas).	Bk N No.978
4 Nov 1842	Grant to John Hillas and Henry William Burgin, in trust for George Hillas and Elizabeth his wife. 3 roods 23 perches. Allotment 5a. £25 1s 6d.	Ser.53 Pg.28
4 Nov 1842	Grant. To John Hillas and Henry William Burgin, in trust for George Hillas and Elizabeth, his wife. 1 rood 6 perches. Allotment 5. £24 3s.	Ser.53 Pg.27
1846	Conveyance. From George Hillas to Mark Hillas.	Bk 15 No.118
28 April 1873	Appointment of new trustees, John Hillas and Henry William Burgin to George Bowman, John Yelverton Mills and Enoch Chapman.	

2.4 SUBDIVISIONS OF ALLOTMENTS 5 AND 5A

2.4.1 Subsequent Owners and Occupants

Allotments 5 and 5a were subdivided by the Hillases, creating twelve lots. Lots 1 to 6 ran north up Church Street from the corner with Victoria Road, with a lane running along behind them, parallel to Church Street. Lots 7 to 12 ran along Victoria Road, with another lane behind, parallel to Victoria Road. The study site includes all of the lots, apart from No.6. The lots were leased to various occupants, and then sold in the early 1870s.

Lot 1

Lot 1, on the corner of Victoria Road and Church Street, was sold to Frederick Charles Cox of Pennant Hills, in 1873. Cox (1838-1932) was born in Carlingford. He was originally a butcher in Parramatta but retired to become an orchardist.⁵⁷ In the 1890s Cox served as mayor both of Parramatta and of Dundas. His family home was *Blenheim*, on Felton Road, Carlingford, where he also had his orchard.⁵⁸

⁵⁶ LTO Bk 15 No.118

⁵⁷ Kass, Liston, McClymont (1996) 228.

⁵⁸ Parramatta Family History Group (2003) 59.

Cox does not appear to have occupied the Lot. The property was occupied by a series of fruiterers, from at least 1870; Benjamin Band, John Mooney, Edward Meehan and John Conroy; and then by Andrew Rochester, a produce merchant. In 1904 the Lot was unoccupied.⁵⁹

In 1918 Cox sold the Lot to Ethel Constance Ideline Mance of Homebush, spinster. Mance did not occupy the property. In 1924 the Lot was unoccupied.⁶⁰ In 1925 it was sold to Lee Sing of Parramatta, a merchant, and in 1928 it was sold to Sidney Charles Clevey, Stanley Edgar Wilmott, and Raymond Charles Wilmott, all of Parramatta, motor and general engineers, and in the following year transferred to the two Wilmotts. Stanley Edgar Willmot (b1898) and Raymond Charles Willmot (b1901) were brothers, born in Toongabbie. Their father Thomas was a railway contractor, and an early settler of Toongabbie.⁶¹

The Willmot brothers operated a garage on the property until it was resumed in the 1930s for the widening of Victoria Road. Most of the Lot is now under the Road, with only a small portion being part of the site.

Thomas Atkins who owned Allotment 14 from 1877 to 1879 before transferring it to his son Francis Henry Atkins of Parramatta,⁶² was a publican of the Duke of Wellington from 1869 to 1873⁶³; he was also thought to have been a publican at most of the hotels in North Parramatta.⁶⁴

Table 2.2 Title (Allotments 5 and 5a)

Date	Transaction	Reference
30 June 1823	Lease. To William Burgin. 143 rods (Allotment 5a).	Ser.25 Pg.232
1823	Lease. To William Burgin. 46 rods (Allotment 5).	
8 & 9 March 1835	Marriage settlement by lease and release. William and Mary Burgin to John Hillas and Henry William Burgin the younger, in trust for Elizabeth Burgin (about to marry George Hillas).	Bk N No.978
4 Nov 1842	Grant to John Hillas and Henry William Burgin, in trust for George Hillas and Elizabeth his wife. 3 roods 23 perches. Allotment 5a. £25 1s 6d.	Ser.53 Pg.28
4 Nov 1842	Grant. To John Hillas and Henry William Burgin, in trust for George Hillas and Elizabeth, his wife. 1 rood 6 perches. Allotment 5. £24 3s.	Ser.53 Pg.27
1846	Conveyance. From George Hillas to Mark Hillas.	Bk 15 No.118
28 April 1873	Appointment of new trustees, John Hillas and Henry William Burgin to George Bowman, John Yelverton Mills and Enoch Chapman.	

⁵⁹ LTO PA 13288.

⁶⁰ LTO PA 25976.

⁶¹ Parramatta Family History Group (2000) 247-248.

⁶² LTO Vol 336 Fol. 175

⁶³ State Records; Reel 1243

⁶⁴ Kass, Liston, McClymont (1996) 189.

Lot 2

Lot 2 was sold to Henry Harvey of Parramatta, gentleman, in 1873. However, Harvey died the following year.⁶⁵ His executors sold the Lot to Moses Gazzard of Parramatta, carrier. Gazzard occupied the Lot from 1875 to 1884. He is listed as having a china and glass warehouse on the property in the 1884 *Sand's Directory*. The Lot was occupied by S.H. Morley, grocer, then Mrs S.H. Morley, from 1888 to 1895, then by W. Scott, grocer, from 1896 to 1902.

In 1902 Lot 2 was bought by John McDonagh of Parramatta, a grocer. He is listed in *Sand's Directory* as a storekeeper on the site until 1911, when he died.⁶⁶ Mrs J McDonagh, McDonagh's widow Catherine, who inherited the Lot and the business, is listed until 1923. McDonagh occupied Lot 2 from about 1903 but appears to have had a shop on the neighbouring Lot 3 from as early as 1897.

In 1922 Catherine McDonagh sold the Lot, and in 1926 it was divided into two parts. From 1924 to 1930 it was occupied by S Gordon and Sons, grocers, and there was an upholsterer, W.G. Rorie, on the Lot as well, from 1929 to 1931. The land passed through several hands until 1947 when it was sold to Aylward (Albert Edward) and Kennedy (Hugh). A. E. Aylward had previously been associated with Malley's Ltd in retail hardware at Parramatta, and it seems that a partnership was formed to acquire the site and set up a new retail hardware business.⁶⁷

Lot 3

Lot 3 was occupied by John J. Beukers from the late 1860s to 1872. Beukers had arrived in Parramatta in the 1860s, with experience in the printing trade in Holland. He was employed as a foreman printer for the *Chronicle* newspaper. When the paper closed in 1867, Beukers established his own printing works on Lot 3 (see Figure 2.11). He moved his business to a property further south on Church Street in 1875.⁶⁸

The Lot was sold to John Thomas Mance of Parramatta, draper, in 1873. Mance occupied the property until about 1888 or 1889. As well as drapery, Mance was also involved in other businesses. A J.T. Mance, presumably the same person, remodelled a building on the corner of George and Marsden Streets in 1888, and applied for a licence for a hotel, to be called the Club House. However, no licence was granted.⁶⁹

Mance became bankrupt in about 1890, and the Lot was transferred to one of his creditors, the Assets Realization and General Finance Co. Ltd. It then passed through several hands but was rented. Another draper, F.L. Gowing, occupied the property immediately after Mance, and remained until about 1895. It then appears that John McDonagh established a shop on the Lot, before buying the neighbouring Lot 2. The McDonaghs occupied the property until 1921, after which it was occupied by S Gordon and Son, grocers (1924 to 1926), then Neil W. Soames, produce merchant (1927 to at least 1933).

⁶⁵ BDM Reg. No.7053/1874.

⁶⁶ BDM Reg. No.11589/1911.

⁶⁷ *Mac's Directory*, Sydney 1947-48.

⁶⁸ Brown (1995) 44.

⁶⁹ Jervis (1966) 98.

Lot 3 was sold to Aylward and Kennedy in 1951.

Lot 4

Lot 4 was bought by John Byrnes of Parramatta, bootmaker, in 1873. Byrnes was born in Parramatta in 1836.⁷⁰ He occupied the property from 1885 (rates) and was described as bootmaker to 1899 in *Sand's*. In 1898 John Byrnes, presumably the son, gave Lot 4 to his fiancée, Lucy Florence Nicholson. This John Byrnes is described as a merchant in the conveyance. He occupied the Lot from 1901 to 1903 and again from 1907 to 1910. From 1911 to 1914 the occupant was William Barton, bootmaker.

In 1924 Lucy Florence Taylor, Byrnes' widow, transferred the Lot to Frank Roger Byrnes of Burwood, gentleman. It was occupied by E. Simmons, fruiterer, from 1924 to at least 1933.

In 1951 Lot 4 was sold to Frank Hedley Horwood, and then to Aylward and Kennedy.

Lot 5

Lots 5 and 6 were sold to James Stevens of Pennant Hills, farmer, in 1873. In 1877 Stevens sold Lot 5 to Robert Richardson of Parramatta, chemist and druggist. The Lot was sold again in 1880, to George Hill of Parramatta, tailor. There is no indication that any of these three occupied the property. It appears that Hill had his shop just up the road, possibly on the northern half of Lot 6. The lot was occupied by William Ashley, a butcher, from 1882 to 1889.

Lot 5 was bought by James Munro, another butcher, in about 1894.⁷¹ As well as owning a butcher's shop at 394 Church Street (Lot 5), James Albert Munro (1866-1957) was apprenticed to Kings Fuel Merchants, of George Street, Parramatta. He also owned an orchard in Henry Street, Baulkham Hills. His house was *Noelero*, 75 Victoria Road, Parramatta.

Munro had his shop on the Lot from about 1894 to at least 1933. After his death in 1957, the Lot was transferred to his son, also James Albert Munro (b.1904), who was also a master butcher, and lived in Thomas Street, Parramatta. Munro junior continued to run the shop on the Lot and is listed as the occupant in 1959 and 1966.⁷²

Lot 7

Lot 7, on Victoria Road, was sold to Benjamin Smith of Parramatta, tinsmith, in 1873. Smith is listed as the occupant in 1875. He sold the Lot to William Mobbs of Pennant Hills, farmer, in 1876, who, in 1878, sold it to James Joseph Garland of Parramatta, shoeing smith. It appears that Garland did not occupy this Lot, but rented it to others, while occupying the neighbouring Lots 8 and 9, which he also owned.

⁷⁰ Parramatta Family History Group (2000) 51.

⁷¹ The conveyance has not been located.

⁷² LTO DP 222735; PA 45061.

Occupants of Lot 7 included Joseph Lea, a butcher; Andrew Gilholm, a hairdresser; J. Wearn, a tobacconist; Hugh Dunbar, 1894-1900; Ellen Flood, 1901-1914; William Clews, 1917-1924; and William Smith, 1925-1933.

Lot 8

Lot 8 was sold to James Garland of Parramatta, shoeing smith, in 1873. Garland occupied the lot from the time of the purchase and is listed as farrier in *Sand's Directory* to 1909. His widow Martha is listed as the occupant, also as a farrier, from 1910-1912, and 1916-1921, and George Garland from 1922 to 1924. The property was then occupied by A McInnes, farrier, from 1925 to 1931.

The northern parts of Lots 7 and 8 (consisting of 7 perches, or 3½ perches of each Lot) were sold to John Thomas Mance. The area was used in conjunction with his Lot 3, facing Church Street. It was sold with Lot 3 until 1913, when it was sold back to Martha Garland of Pennant and O'Connor Streets, Parramatta. In 1944 it was sold to Kenneth John Jackson of Parramatta, cabinet maker.

In 1924 a contract was made for the sale of the southern parts of Lots 7 and 8 to William Joseph Smith, of 18 Victoria Road. Smith died and, in 1937, the purchase was completed by his friend and the beneficiary of his will, Charles Walch of Parramatta, fruiterer.

Lot 9

Lot 9 was sold to Maurice McCarron of Parramatta, a government employee, in 1873. In 1882 McCarron sold the Lot, along with the western part of Lot 10, to James Joseph Garland. It appears that Garland occupied the property as part of his farriery, also on Lot 8. In 1902 the Lot was described as a paddock.⁷³ It was presumably used for the accommodation of horses being shod by Garland.

The Lot stayed in the Garland family until 1944, when it was sold to Kenneth John Jackson of Parramatta, cabinet maker, along with Lot 8 and the northern part of Lot 7. In 1951 the land was in the occupation of Hilda Minerva Jackson.⁷⁴

Lots 10-12

Lots 10, 11 and 12 were sold to Maurice McCarron of Parramatta, government employee, in 1873. In 1882 he sold the western part of Lot 10 to James Garland. Lots 11 and 12 and the remainder of Lot 10 were divided into two parts.

The property was occupied by McCarron as his home from at least 1869 to 1885. McCarron was an attendant in the Lunatic Asylum.⁷⁵

After McCarron's death in 1885, the property was conveyed to Elizabeth Ann Watters, one of his daughters, and the wife of Edward Patrick Watters of Parramatta, painter.

⁷³ LTO Bk 1211 No.874.

⁷⁴ LTO PA 36015.

⁷⁵ LTO Bk 333 No.758.

The western part was sold to Hannah Long, the wife of Patrick Long of Parramatta, grocer, in 1892. It was sold to Lilian Margaret Ryan in 1939, to Alfred Robert Cayley Thomas of Parramatta, furniture removalist and storer, in 1946, and to Aylward and Kennedy in 1956. Occupants of the property included Frederick New, ironmonger (1884-1886); and Joseph Strettles, coachbuilder (1887); John Paul (1891-1895); Hugh Dunbar (1898-1900); and Arthur Shields (1903-1906). In 1951 the property (22 Victoria Road) was in the occupation of a Mrs D. Black.⁷⁶ In 1967, it was in the occupation of James Thompson, and called 24 Victoria Road.⁷⁷

The eastern part was owned and occupied by the Watters until 1894 when it was sold to James Watkins of Mangrove Creek, farmer, and leased to others including Henry Adams, salesman, George Brown, Charles W Hill, and then the Watters again, from about 1904 to about 1923. In 1946 the property was sold to Alfred Robert Cayley Thomas. Thomas is listed as the occupant in 1966.⁷⁸

In 1969 the property was sold to Aylward and Kennedy.

2.4.2 Development

In 1823 there was one building on Allotment 5; it was set back from Victoria Road, and built against the eastern boundary of the Allotment. On Allotment 5a were two buildings, one on the corner of Victoria Road and Church Street, and the other, a smaller building, to the north. Both were set back from the street (Figure 2.5).

The 1835 conveyance of Allotment 5a refers to two “messuages tenements or dwelling Houses” on the corner of Church and Pennant Street.⁷⁹

The 1836 plan shows two buildings on Allotment 5a and one on Allotment 5, all of which appear to be the same as the buildings shown in 1823 (Figure 2.5). At the rear of those on lot 5a and between them can be seen faintly inked in structure that must be presumed to have been built after 1836, however it is not shown on the plan of 1844.⁸⁰ In 1844 Allotment 5 was vacant. There were again two buildings on Allotment 5a; an L-shaped structure on the corner of Church Street and Victoria Road, and another structure to the north (Figure 2.8).

Lot 1

There was a wood house, occasionally described as a shop, on Lot 1 from at least 1869 to 1901. The structure is shown in the plans from 1892-5. It is a wood building, set back from Church Street, and attached to the irregular building on Lot 2. There is a wood WC on the rear boundary of the Lot (Figure 2.14-Figure 2.18). The building was demolished in about 1901, as the Lot is described as land in the rates records from 1902 to 1906. The Lot was vacant in the late 1920s (Figure 2.22).

A photograph of the Lot taken in 1935 shows the vacant land and Gordons Grocery next door at the corner of Church Street and Victoria Road Rd. To the north two earlier buildings are visible, and while these buildings appear similar in configuration

⁷⁶ LTO PA 36015.

⁷⁷ LTO PA 45995.

⁷⁸ LTO PA 45061. Thomas' residential address was in Phillip Street, Parramatta.

⁷⁹ LTO Bk N No.978.

⁸⁰ This is only visible in the colour version of this image.

to the current 394-396 Church Street it appears they are not the same. Reference to Figure 2.25 and Figure 2.28 indicates that, along with the grocer's store, they were probably demolished between 1959 and 1968 for the new (and existing) Alyward and Kennedy store.

Looking down Victoria Road three houses or workshops identified in the plans can be seen (Figure 2.8-Figure 2.9 and Figure 2.21).

Lot 2

There was a wood, or wood and brick house, occasionally called a shop and dwelling, on Lot 2 from at least 1869 to 1906. The 1892-5 plans show an irregularly shaped wood and brick building in the south-western corner of the Lot, abutting a wooden building to the north, which is set back from Church Street. There is another large detached wood building to the east, and a wood WC on the eastern boundary of the Lot (Figure 2.14-Figure 2.18).

By 1905 the Lot had been redeveloped. The plan shows three buildings on the front, or western side; the middle and the southern structures are small, while the northern one extends back into the Lot. There are two detached buildings to the rear (Figure 2.20). The 1924 plan, showing the southern boundary of the Lot, indicates that there was a brick building on the front of the property with a slab shed behind, and a small detached brick building on the rear boundary (Figure 2.21). The 1905 building had either been extended to the rear or replaced by a larger structure.

The 1959 plan, showing the northern boundary of the Lot, shows a two-storey brick building on the front of the Lot, and a one-storey building behind, with a thin vacant strip along the rear (Figure 2.25).

Lot 3

There was a wood house on Lot 3 from 1869 to 1875. This building is shown in a c.1870 photograph. It was a timber plank-and-batten building with a shingled roof, and a large window each side of a central door. It was built right on the footpath (Figure 2.11).

This structure appears then to have been demolished, and the Lot was vacant until 1891, when a brick house or shop and dwelling was built. This later building is shown in the 1892-5 plans. It is a brick building, which covers most of the Lot, and appears to share a wall with the building on Lot 4 to the north. There is a wood extension to the rear, and a brick WC in the back yard (Figure 2.14-Figure 2.18). Much the same building is shown in a 1905 plan, although not in much detail (Figure 2.21). The same structure is shown again in a plan from the late 1920s (Figure 2.21).

A 1959 plan shows a building over about the front two-thirds of the Lot, called 390 Church Street (Figure 2.25).

Lot 4

There was a wood house on Lot 4 from at least 1869 to 1884, then a brick house, or shop and dwelling, from 1885 to at least 1906. This building is shown in the 1892-5 plans. It covers about the front half of the Lot and appears to share walls with the

buildings on Lot 2 to the south and Lot 5 to the north. In the backyard are a wood outbuilding and a brick WC (Figure 2.14Figure 2.18). Much the same structure is shown in the plan from the late 1920s (Figure 2.22).

The main brick building, from 1885, appears to have remained standing until about 1959. The plan from this year shows a very old two-storey brick building on the front of the Lot, and a recent (about ten-year-old) brick building to the rear, but notes that these have both been demolished (Figure 2.25).

By 1968 a two-storey brick building had been constructed on Lots 1-4, leaving only a thin strip of vacant land along the eastern side (Figure 2.28). This building remained in 1998 (Figure 2.30).

Lot 5

Lot 5 was first listed in the rates records as enclosed land in 1879. A wood house is listed in 1882 and 1883, then a brick house or shop from 1885 to 1906. This brick building is shown in the 1892-5 plans. It covers almost the entire width of the Lot and appears to share a wall with the building on Lot 4 to the south. There is a wood WC in the backyard (Figure 2.14Figure 2.18). By the late 1920s the building had been extended to the rear (Figure 2.22).

The main brick building remained in 1959 (Figure 2.25), and in 1968 (Figure 2.28). This later plan also shows a small recent fibro addition to the rear.

Lot 7

Lot 7 is described as enclosed land from 1869 to 1871. In 1874 there was an unfinished brick house on the Lot. This house remained until at least 1906. The 1892-5 plans show a brick building, with a smaller brick outbuilding and a brick WC to the rear (Figure 2.14Figure 2.18). The main building is described as a cottage in 1902.⁸¹

A 1908 plan shows a small brick building in the north-west corner of the Lot.⁸² A 1924 plan, showing the western side of the Lot, shows a brick building on the front of the property with a vacant yard behind (Figure 2.21). In 1937 there was a building on the front of the Lot, called 18 Victoria Road, with two smaller detached buildings to the rear (Figure 2.24).

By 1892 the northern parts of Lots 7 and 8 had been divided from the southern parts. There was a brick and wood building in this area (Figure 2.14Figure 2.18). The main structures remained in the late 1920s (Figure 2.22). A building is also shown, although not in any detail, in 1937 (Figure 2.24).

By 1968 a two-storey brick building had been constructed over the whole of Lot 7 (Figure 2.28). This building is shown again in the 1998 plan (Figure 2.30).

Lot 8

⁸¹ LTO Bk 1211 No.874.

⁸² LTO DP 65684.

A structure variously described as a wood house, shop, forge and blacksmith's shop is listed on Lot 8 from 1874 to 1906. It is listed as forge and land from 1904 to 1906. In the 1892-5 plans it is shown as a large wooden building standing towards the back of the Lot, with a fenced-off yard to the north, and a wood WC in the yard (Figure 2.14-Figure 2.18). In 1902 it was described as a shoeing forge.⁸³ It remained standing until at least the late 1920s (Figure 2.22).

Lot 9 and part Lot 10

In the rates records, this is described as enclosed land from 1879 to 1888. In the 1892-5 plans it is shown as vacant enclosed land (Figure 2.14-Figure 2.18). In 1902 it was described as a paddock.⁸⁴ It remained vacant in the late 1920s (Figure 2.22).

In the 1930s Victoria Road was widened, taking a strip of land to the north from Lots 2, 7-9 and the western part of Lot 10.

Part Lot 10, Lots 11 and 12

The western lot was described as enclosed land in 1882, after which a brick house is listed to 1906.

There was a wood house on the eastern lot from at least 1869 to 1874. This was described as a wood and brick house in 1872, and a wood house and land in 1874. The lot was described as enclosed land in 1875, then a brick house was constructed, which is listed from 1879 to 1906.

In 1883, McCarron had five houses on Victoria Road, two of which were on this part of his property, the other three being on Allotment 6a.⁸⁵ The two houses are shown in the 1892-5 plans. They are brick houses which share a wall. Each has a verandah at the front and the rear, a small front yard and a brick WC in the back yard. The eastern house has a tank in the back yard (Figure 2.14-Figure 2.18).

The two houses were much the same in the 1920s, although it appears that an outbuilding or extension had been constructed to the rear of the eastern house (Figure 2.21).

A 1962 plan showing the western part of the property indicates that the houses were still standing. On the western side is a brick building with a verandah at the front and a galvanised iron addition to the rear (Figure 2.26).

In the late 1960s Victoria Road was widened along the front of these lots. By 1969 the houses had been demolished and replaced by a weatherboard and galvanised iron building, which appears to be an extension to the building on Allotment 6.⁸⁶ This remained in 1998.

⁸³ LTO Bk 1211 No.874.

⁸⁴ LTO Bk 1211 No.874.

⁸⁵ LTO Bk 481 No.646.

⁸⁶ LTO DP 235505.

Table 2.3 Lot 1 (13 perches)

Date	Transaction	Reference
14 June 1873	Conveyance. John Yelverton Mills, Enoch Chapman, George Hillas, James Henry Hillas, John Francis Hillas, Robert Hennessy and Mary Ann Barbara Hennessy to Frederick Charles Cox of Pennant Hills, butcher. 12¾ perches. £252 2s.	Bk 136 No.760
11 Nov 1918	Conveyance. Frederick Charles Cox of Carlingford, gentleman, to Ethel Constance Ideline Mance of Homebush, spinster. 12¾ perches. £150.	Bk 1141 No.497
5 Feb 1925	CT. Ethel Constance Ideline Mance of Parramatta, spinster.	Vol.3693 Fol.66
24 Feb 1925	Transfer. To Lee Sing of Parramatta, merchant.	Vol.3693 Fol.66
2 March 1928	Transfer. To Sidney Charles Clevey, Stanley Edgar Willmot, Raymond Charles Willmot.	Vol.3693 Fol.66
27 March 1928	CT. Sidney Charles Clevey, Stanley Edgar Wilmott, Raymond Charles Wilmott, all of Parramatta, motor and general engineers.	Vol.4125 Fols.13-15
6 May 1929	CT. Stanley Edgar Wilmott and Raymond Charles Wilmott, both of Parramatta, motor and general engineers.	Vol.4274 Fols.46-47
17 June 1938	Transfer. To the Commissioner for Main Roads.	Vol.4274 Fols.46-47
6 March 1939	CT. The Commissioner for Main Roads.	Vol.5021 Fol.235

Lot 1 is then divided into two parts; Lot 1 DP 519550, which is included in the site; and Lot 2 DP 519550, which is the widened part of Victoria Road.

Lot 2 (25 perches)

Date	Transaction	Reference
14 June 1873	John Yelverton Mills and Enoch Chapman for James Henry Hillas of Parramatta, landholder, John Francis Hillas of Tallangatta, grazier, Robert Hennessy of Tocumwall, squatter, and Mary Ann Barbara Hennessy, his wife, and George Hillas of Parramatta, farmer, to Henry Harvey of Parramatta, gentleman. 25 perches. £480.	Bk 138 No.259
23 July 1874	Conveyance. Thomas Turner Orton of Sydney, bank clerk, Benjamin Lee the younger of Sydney, member of the Legislative Assembly, and John Lee of West Maitland, storekeeper, to Moses	Bk 143 No.972

	Gazzard of Parramatta, carrier. 25 perches. £396.	
12 April 1902	Conveyance. Albert Ernest Gazzard of Georgetown, Waratah, Newcastle, carpenter, and William Start junior of Parramatta, timber merchant, to John McDonagh of Parramatta, grocer. 25 perches. £260.	Bk 710 No.963
22 June 1905	CT. John McDonagh of Parramatta, storekeeper.	Vol.1617 Fol.5
16 Nov 1911	Transmission. To Catherine McDonagh of Parramatta, widow.	Vol.1617 Fol.5
15 July 1922	Transfer. To Nicholas Callil of Trundle, dealer.	Vol.1617 Fol.5
14 May 1923	Transfer. To James Lewis Edwards of Baulkham Hills, farmer	Vol.1617 Fol.5
24 Nov 1924	Transfer. To Alexander Scott of North Sydney, storekeeper.	Vol.1617 Fol.5

Lot 2 is then divided into two parts

Part Lot 2 (9¼ perches)

Date	Transaction	Reference
17 June 1926	Transfer. To Joseph Ash Stammers.	Vol.1617 Fol.5
8 Sept 1926	CT. Joseph Ash Stammers of Baulkham Hills, farmer.	Vol.3908 Fol.250
22 Nov 1927	Transfer. To Joseph Bernard Crawley of Sydney, investor.	Vol.3908 Fol.250
11 May 1928	Transfer. To Annie Elizabeth Moore of Ashfield, spinster.	Vol.3908 Fol.250
19 Feb 1947	Transfer. To Albert Edward Aylward and Hugh Kennedy.	Vol.3908 Fol.250

Part Lot 2 (17½ perches)

Date	Transaction	Reference
8 Sept 1926	CT. Alexander Scott of Parramatta, storekeeper.	Vol.3909 Fol.32
21 Oct 1927	Transfer. To Joseph Bernard Crawley of Sydney, property salesman.	Vol.3909 Fol.32
24 Feb 1928	Lease. To Sedwick Gorton of Parramatta, grocer. Shop and dwelling known as 316 Church Street.	Vol.3909 Fol.32
11 May 1928	Transfer. To Annie Elizabeth Moore of Ashfield, spinster.	Vol.3909 Fol.32
19 Feb 1947	Transfer. To Albert Edward Aylward and Hugh Kennedy.	Vol.3909 Fol.32

Lot 3 (14¾ perches)

Date	Transaction	Reference
14 June 1873	John Yelverton Mills, Enoch Chapman, George Hillas, James Henry Hillas, John Francis Hillas, Robert Hennessy, Mary Ann Barbara Hennessy to John Thomas	Bk 137 No.41

	Mance of Parramatta, draper. £185 12s 6d.	
28 Aug 1891	Conveyance. Lancelot Threlkeld Lloyd (assignee of estate of John Thomas Mance) to the Assets Realization and General Finance Co. Ltd.	Bk 470 No.258
27 Oct 1911	Conveyance. The Assets Realization and General Finance Co. Ltd to Frank Lee Alexander of Granville, surveyor. £220	Bk 950 No.652
29 July 1913	Conveyance. Frank Lee Alexander of Granville, surveyor, to Thomas Douglas of Parramatta, gentleman. lot 3 and 7p. £360.	Bk 1004 No.628
9 April 1914	Conveyance. Thomas Douglas of Parramatta, gentleman, to Joseph Thwaites of Parramatta, warder, and Hannah Thwaites, his wife. Lot 3. £675.	Bk 1025 No.322
9 June 1921	Conveyance. Joseph Thwaites of Parramatta, warder, and Hannah Thwaites, his wife, to Sarah Ann Kelly of Parramatta, spinster. Lot 3. £1100.	Bk 1228 No.111
2 Feb 1928	Conveyance. Sarah Ann Kelly of Parramatta, spinster, to Alfred William Sattler of Sydney, printer. Lot 3. £1250.	Bk 1502 No.613
25 Nov 1947	Conveyance. Alfred William Sattler of Sydney, printer, to Francis Hedley Horwood of Parramatta, salesman. Lot 3. £1350.	Bk 2039 No.621
21 Oct 1951	Conveyance. Francis Hedley Horwood of Parramatta North, spare parts dealer, to Aylward and Kennedy P/L. Lots 3 and 4. £25 500.	Bk 2503 No.162

Lot 4 (9½ perches)

Date	Transaction	Reference
14 June 1873	Conveyance. John Yelverton Mills and Enoch Chapman (trustees of will of John Hillas), and James Henry Hillas of Parramatta, landholder, John Francis Hillas of Tallangatta, grazier, and Robert Hennessy of Tocumwall, squatter, and Mary Ann Barbara Hennessy, his wife, and George Hillas, to William Henry Hillas. Lots 4, 7, 8, 9. £206 7s 6d.	Bk 137 No.224
2 Oct 1873	Conveyance. William Henry Hillas of Sydney, gentleman, to John Byrnes of Parramatta, bootmaker. £100.	Bk 138 No.119
5 Dec 1898	Settlement. John Byrnes of Parramatta, merchant, to Thomas Nicholson of Paddington, surveyor, in trust for Lucy Florence Nicholson (about to marry Byrnes).	Bk 635 No.666

3 Dec 1924	Conveyance. Lucy Florence Taylor (formerly Byrnes) of Sydney, widow, to Frank Roger Byrnes of Burwood, gentleman. £500.	Bk 1369 No.290
12 Dec 1951	Conveyance. Frank Roger Byrnes of Homebush, printer, Percy Cox of Canberra, newsagent, and Guy Herwald Parker of Burwood, estate agent, to Frank Hedley Horwood of Parramatta, storekeeper. £2800.	Bk 2198 No.128
21 Oct 1951	Conveyance. Francis Hedley Horwood of Parramatta North, spare parts dealer, to Aylward and Kennedy P/L. Lots 3 and 4. £25 500.	Bk 2503 No.162

Lot 5 (9½ perches)

Date	Transaction	Reference
14 June 1873	Conveyance. John Yelverton Mills, Enoch Chapman, George Hillas, James Henry Hillas, John Francis Hillas, Robert Hennessy, Mary Ann Barbara Hennessy to James Stevens of Pennant Hills, farmer. 25½ perches. Lots 5 and 6.	Bk 137 No.40
23 June 1877	Conveyance. James Stevens of Pennant Hills, farmer, to Robert Richardson of Parramatta, chemist and druggist. £145 10s.	Bk 171 No.480
23 June 1880	Conveyance. Robert Richardson of Parramatta, chemist and druggist, to George Hill of Parramatta, tailor. £255.	Bk 203 No.922
c.1894	James Albert Munro.	
18 Feb 1959	Conveyance. Beneficiaries and executors of the will of James Albert Munro (d.1957) to James Albert Munro of Thomas Street, Parramatta, master butcher. £7000.	Bk 2477 No.345

Lot 6 (16 perches)

This lot is not included in the study site.

Lot 7 (12¼ perches)

Date	Transaction	Reference
14 June 1873	Conveyance. John Yelverton Mills and Enoch Chapman (trustees of will of John Hillas), and James Henry Hillas of Parramatta, landholder, John Francis Hillas of Tallangatta, grazier, and Robert Hennessy of Tocumwall, squatter, and Mary Ann Barbara Hennessy, his wife, and George Hillas, to William Henry Hillas. Lots 4, 7, 8, 9. £206 7s 6d.	Bk 137 No.224
16 Sept 1873	Conveyance. William Henry Hillas of Sydney, gentleman, to Benjamin Smith of Parramatta, tinsmith. £50.	Bk 138 No.67

29 Dec 1876	Conveyance. Benjamin Smith of Parramatta, tinsmith, to William Mobbs of Pennant Hills, farmer. £250.	Bk 165 No.521
13 Dec 1878	Conveyance. William Mobbs of Pennant Hills, farmer, to James Joseph Garland of Parramatta, shoeing smith. £265.	Bk 186 No.654

Lot 8 (12¼ perches)

Date	Transaction	Reference
14 June 1873	Conveyance. John Yelverton Mills and Enoch Chapman (trustees of will of John Hillas), and James Henry Hillas of Parramatta, landholder, John Francis Hillas of Tallangatta, grazier, and Robert Hennessy of Tocumwall, squatter, and Mary Ann Barbara Hennessy, his wife, and George Hillas, to William Henry Hillas. Lots 4, 7, 8 and 9. £206 7s 6d.	Bk 137 No.224
16 Sept 1873	William Henry Hillas of Sydney, gentleman, to James Garland of Parramatta, shoeing smith. £42.	Bk 138 No.561

Northern parts of Lots 7 and 8 (7 perches)

Date	Transaction	Reference
28 Aug 1891	Conveyance. Lancelot Threlkeld Lloyd (assignee of estate of John Thomas Mance) to the Assets Realization and General Finance Co. Ltd.	Bk 470 No.258
27 Oct 1911	Conveyance. The Assets Realization and General Finance Co. Ltd to Frank Lee Alexander of Granville, surveyor. £220	Bk 950 No.652
29 July 1913	Conveyance. Frank Lee Alexander of Granville, surveyor, to Thomas Douglas of Parramatta, gentleman. lot 3 and 7p. £360.	Bk 1004 No.628
11 Aug 1913	Conveyance. Thomas Douglas of Parramatta, gentleman, to Martha Garland of Pennant and O'Connor Streets, Parramatta. Northern part of lots 7 and 8, 7 perches. £35.	Bk 1006 No.226
1 March 1944	Elsie May Garland of Parramatta, widow, to Kenneth John Jackson of Parramatta, cabinet maker. Lots 8 and 9, the western part of Lot 10 4 7/8 perches), and the northern part of Lot 7 (3½ perches). £525.	Bk 1940 No.718

Lot 9 (12¼ perches)

Date	Transaction	Reference
14 June 1873	Conveyance. John Yelverton Mills and Enoch Chapman (trustees of will of John Hillas), and James Henry Hillas of Parramatta, landholder, John Francis Hillas of Tallangatta, grazier, and Robert Hennessy of Tocumwall, squatter, and Mary Ann Barbara Hennessy, his wife, and George Hillas, to William Henry Hillas. Lots 4, 7, 8, 9. £206 7s 6d.	Bk 137 No.224
1 Oct 1873	Conveyance. William Henry Hillas of Sydney, gentleman, to Maurice McCarron of Parramatta, government employee. £43.	Bk 138 No.117
9 May 1882	Maurice McCarron of Parramatta, government employee, to James Joseph Garland of Parramatta, farrier. Lot 9 and part Lot 10 (4 7/8 perches). £144.	Bk 244 No.253
13 Dec 1920	George Garland of O'Connell St, farrier, and Arthur Thomas Willis of Parramatta, works foreman, to George Garland. Lots 7, 8, 9, western part of Lot 10, excepting northern part of Lots 7 and 8 (7 perches). 10s.	Bk 1211 No.874
1 March 1944	Elsie May Garland of Parramatta, widow, to Kenneth John Jackson of Parramatta, cabinet maker. Lots 8 and 9, western part of Lot 10 (4 7/8 perches), northern part of Lot 7 (3½ perches). £525.	Bk 1940 No.718

Lot 9 and parts of Lots 7, 8, 10

Date	Transaction	Reference
13 Dec 1920	George Garland of O'Connell St, farrier, and Arthur Thomas Willis of Parramatta, works foreman, to George Garland. Lots 7, 8 and 9, and the western part of Lot 10, excepting the northern parts of Lots 7 and 8 (7 perches) 10s.	Bk 1211 No.874
10 June 1924	Contract for sale. George Garland to William Joseph Smith late of 18 Victoria Road, Parramatta, deceased. Part of Lot 7 (8 ¾ perches) and part of Lot 8. £300.	
5 June 1937	Conveyance. George Garland of Parramatta, auctioneer, Arthur Thomas Willis of Parramatta, works foreman, the National Bank of Australasia to Charles Walch of Parramatta, fruiterer. Part of Lot 7 (8 ¾ perches) and part of Lot 8.	Bk 1783 No.18
16 Oct 1950	Lily Walch (executrix) to Lily Walch (devisée). Part of Lot 7 (8¾ perches).	Bk 2144 No.397
21 Dec 1950	Lily Walch of Parramatta, widow, to Aylward and Kennedy P/L. Part of Lot 7 (8¾ perches). £2450.	Bk 2152 No.323

30 Dec 1954	CT. Aylward and Kennedy P/L. Lot 9, part of Lots 7, 8, 10.	Vol.6907 Fol.8
13 Aug 1937	Interest of the Council of the City of Parramatta in part.	Vol.6907 Fol.8

The southern parts of these Lots are resumed for the widening of Victoria Road.

Lots 10, 11, 12 (37¾ perches)

Date	Transaction	Reference
14 June 1873	Conveyance. John Yelverton Mills and Enoch Chapman, for James Henry Hillas of Parramatta, landholder, John Francis Hillas of Tallangatta, grazier, Robert Hennessy of Tocumwall, squatter, and Mary Ann Barbara Hennessy, his wife (formerly Hillas), and George Hillas of Parramatta, farmer, to Maurice McCarron of Parramatta, government employee. Lots 10, 11, 12 (37¾ perches). £75 7s 6d.	Bk 137 No.39

The western part of Lot 10 is then sold together with Lot 9.

Western part of Lot 10

9 May 1882	Maurice McCarron of Parramatta, government employee, to James Joseph Garland of Parramatta, farrier. Lot 9 (12¼ perches) and part Lot 10 (4 7/8 perches). £144.	Bk 244 No.253
13 Dec 1920	George Garland of O'Connell St, farrier, and Arthur Thomas Willis of Parramatta, works foreman, to George Garland. Lots 7, 8, 9, western part of Lot 10, excepting parts of Lots 7 and 8 (7 perches). 10s.	Bk 1211 No.874
1 March 1944	Elsie May Garland of Parramatta, widow, to Kenneth John Jackson of Parramatta, cabinet maker. Lots 8 and 9, western part of Lot 10 (4 7/8 perches), northern part of Lot 7 (3½ perches). £525.	Bk 1940 No.718

The remainder of Lot 10, Lot 11 and Lot 12 are then divided into two lots

Part of Lots 10, 11, 12

Date	Transaction	Reference
5 Jan 1892	Conveyance. James McCarron of Parramatta, carter, to Elizabeth Ann Watters, wife of Edward Watters of Parramatta, painter (William Watters of Parramatta, painter, as trustee). Parts of Lots 10, 11, 12. £200.	Bk 481 No.646
16 April 1894	Conveyance. Elizabeth Ann Watters, wife of Edward Patrick Watters of Parramatta, painter, to James Watkins of	Bk 535 No. 232

	Mangrove Creek, farmer. Parts of Lots 10, 11, 12. £370.	
29 March 1946	Conveyance. James Garfield Rose of Wiseman's Ferry, farmer, Frederick Douglass of Concord, gardener, and Henry William Douglass of Concord, retired, to Alfred Robert Cayley Thomas of Parramatta, auctioneer. Parts of Lots 10, 11, 12. £555.	Bk 1986 No.200
14 Aug 1969	Conveyance. Alfred Robert Cayley Thomas of Parramatta, auctioneer, to Aylward and Kennedy Pty Limited. Parts of Lots 10, 11, 12.	Bk 2946 No.433

Part of Lots 10, 11, 12

Date	Transaction	Reference
10 Nov 1891	Edward Watters of Parramatta, painter, and Elizabeth Ann Watters, his wife (formerly McCarron), to James McCarron of Parramatta, carter. £200.	Bk 483 No.611
22 Feb 1892	James McCarron of Parramatta, carter, to Frederick John Bellbridge of Parramatta, solicitor, in trust for Hannah Long, wife of Patrick Long of Parramatta, grocer. £275.	Bk 484 No.774
19 July 1939	Hannah Long, wife of Patrick Long of Manly, retired, to Lilian Margaret Ryan of Canberra, married woman. £400.	Bk 1850 No.648
29 March 1946	Lilian Margaret Ryan of Manly, widow, to Alfred Robert Cayley Thomas of Parramatta, furniture removalist and storer. £465.	Bk 1986 No.199
19 Dec 1956	Alfred Robert Cayley Thomas of Parramatta, furniture removalist and storer, to Aylward and Kennedy P/L. £4600.	Bk 2393 No.857

2.5 ALLOTMENT 6A

2.5.1 Lease and Grant

Sarah Flintoff (c1768-1844)

The only record of Sarah Flintoff's lease from the crown of lot 6a in 1823, is the original register. Having been freed rapidly following transportation Flintoff was favoured with several leases for future grant. She also was granted the lease on lot 16 of the study site (see that allotment for main discussion).

Sarah Flintoff was transported per Broxbornebury in 1814, having been tried at York 1813 and sentenced to 7 years transportation. Her son George Cummings Flintoff (born c1798) was likewise transported in 1818 per Ocean.⁸⁷ By 1822 George is described as the Government Shoemaker, and his mother a housekeeper both at Parramatta. She received a full pardon in 1825. In 1828 both are living with Terence McManus (per Daphne) at Parramatta (see lot 16). George is described as a lodger and shoemaker. Flintoff sought relevant permissions to marry McManus in 1824 and 1825, however Sarah Flintoff and McManus were married in 1830. McManus had been a constable at Parramatta since at least 1819.⁸⁸

Sarah McManus was found by the coroner to have been murdered by her husband Terence McManus in August 1844.⁸⁹

The title trail from this point is somewhat patchwork as unregistered transactions took place before the final granting. The plan of 1836 lists Philip Riely on the allotment and the plan of 1844 indicates P. Riley and "McGovern Estate" on the allotment. The only Philip Riley (see variants below) in Parramatta died in 1824, and it is probable he bought and sold the lease in 1823-24, to James McGovern whom it was subsequently proved held the title. The Allotment was finally granted to his relative Phelix Magoveran of Ireland in 1859.⁹⁰

Philip Riley (d 1824)

The original lease records indicate that allotment 6a was leased to Sarah Flintoff, however subsequent records show Philip Riley's name associated with the allotment. This is very likely the Philip Riley (also Riely, Ryley, Reilly, Reily) an Irishman, who arrived in the colony in as a convict per the Anne in 1801 and was a watch-housekeeper and constable in Parramatta during 1821-24.⁹¹

⁸⁷ Ancestry.com. Australian Convict Transportation Registers – Other Fleets & Ships, 1791-1868

⁸⁸ Musters 1822, 1823-25; Census 1828; Col. Sec. Index.

Series: NRS 897; Reel or Fiche Numbers: Reels 6041-6064, 6071-6072

⁸⁹ Ancestry.com.au Register of Coroners Inquests 1821-1937

⁹⁰ See allotment 6a Title table below.

⁹¹ State Records NSW, index to the Colonial Secretary's correspondence.

The Sydney Gazette and New South Wales Advertiser, p.1

There is no other Philip Riley in records of Parramatta at that precise time, nor is there another likely to have received a lease for future grant.

The indent of the Anne does not list him, however the Hercules in 1802 does list a Philip Reily? Published in "Convicts to NSW 1788-1812", compiled & edited by Carol J. Baxter, published by Society of Australian Genealogists, Sydney, 2002.; Convict Indents &c.; SRNSW ref: 4/4004 pp53-64; SRNSW ref: 2/8262 pp287-298; Ship source: Hercules 1802, Volume entry number: 19403.

Riley appears to have spent all of his time in the colony at Parramatta. He was elevated to overseer of the Gaol gang in 1814 and pardoned in January 1816. In 1823, to have been an overseer of one sort or another for the Government for the last 18 years.⁹²

Riley lived with, or was married to, Martha (also Matilda) Niven (or Nevens, Newin, Nervin), also Irish, whom had arrived as a convict in 1802 (per Atlas) and they had one child. From 1821 until his death 1824 he was constable or watch housekeeper at Parramatta.⁹³

Riley also petitioned the crown for a grant for a farm in 1823 but was apparently unsuccessful.⁹⁴

The lease was developed prior to his death in 1824, yet Martha Reily petitioned the Governor for assistance as a widower with child, seeking a house and stores. At the time of the petition she claimed she was residing at the watch house (her husband's place of work) and it was confirmed by the Colonial Secretary's enquiries that she was in fact destitute at the time.⁹⁵ It therefore seems most likely (as his wife had no home or land) that Riley had bought and sold the lease to this land quickly prior to his death 1824. Whilst it may have passed through other hands unregistered, James McGourin acquired the right to it before his death.⁹⁶

James McGourin (c1798-1855)

Also Magoveran, McGoverin, McGawran, McGoveran, Mc Govern, McGaurin, Maguaran and Maguaren arrived as a convict per the per "Surrey" in 1816 with a life sentence. In December 1816 he is listed among convicts disembarked from the "Surrey" and forwarded to Parramatta for distribution (as McGawran).⁹⁷ He married Ann Hillas in Parramatta in 1823, having received the appropriate permission to marry in May that year.⁹⁸ In the same year, 1823 he was employed, as a convict, by John Palmer (as McGoveran).⁹⁹

In July 1824 his wife Ann McGourin was fined by the Bench of Magistrates, Parramatta, for selling liquor without a license, which seems to be a pointer to his future trade.¹⁰⁰ He was granted a conditional pardon in November 1825 (as McGoverin).¹⁰¹ The census of 1828 lists McGourin (as a dealer), his wife and children Francis and James at Parramatta.

Often a steppingstone to a publicans licence, many dealers vended drinks like spruce and ginger beer that while alcoholic, were regarded as harmless. By 1831 he had obtained the licence for an Inn at Church Street, Parramatta under the sign of

⁹² Colonial Secretary's Papers Index 1788-1825, compiled 1970s for SRNSW.; (Source Reference: Reel 6061; 4/1779 p.153). Reel 6023; 4/6671 p.41

⁹³ BDA online 'Philip Riley'

⁹⁴ Colonial Secretary's Papers Index 1788-1825, compiled 1970s for SRNSW.; (Source Reference: Reel 6061; 4/1779 p.153).

⁹⁵ Col sec. (Reel 6061; 4/1779 p.153).

⁹⁶ See McGourin below also plans of Parramatta 1836 and 1844.

⁹⁷ SR Col Sec Reel 6005; 4/3495 p.410

⁹⁸ SR Col Sec Reel 6010; 4/3508 p.244,
NSW BDM 129/1823 V18233129 3B

⁹⁹ SR Col Sec Reel 6056; 4/1765 p.182

¹⁰⁰ SR Reel 6023; 4/6671 p.41

¹⁰¹ SR Fiche 3292; 4/6974.1 pp.47, 72.

“Industry” or “Fruits of Industry” possibly on property owned by his wife’s family the Hillas’s.¹⁰² The previous year this Inn had been licensed to John Hillas, presumably his father-in-law. In 1832 he was licensee of the “Donny Brook”, at Church Street, Parramatta.¹⁰³ For the next two years, his wife Ann McGourin was licensee of the same Inn.¹⁰⁴

Evidence of the business activities and land holdings of the McGourin’s indicate that they probably did not reside at the study site, although no other occupant is known.

Ann McGourin (nee Hillas) died in 1841, and James McGourin (recorded as McGauren) died in 1855.¹⁰⁵ Records created at the time of death indicate that he had considerable real property assets (although not listed, see Map F 156 NLA c1840s which includes at least two properties further north on Windsor Road near the junction of Pennant Hills Road).¹⁰⁶



2.5.2 Subsequent Owners and Occupants

Phelix Magoveran (McGourin), a relative, native of Ireland, was a resident of Parramatta in 1860 and he and James’ children inherited the title of an allotment further north in North Parramatta (section 23), formerly held by James McGourin. The right to which was challenged in the court of claims beginning 1861, by Mark Hillas, brother of his former wife.¹⁰⁷ The right to the title of the allotment and grant to Phelix Magoveran, of the allotment on the study site appears was not in question, although no reason for the delay in grant can be ascertained as the property is shown as improved by a dwelling in 1822-23 and again 1836 (but not 1844).

In 1860 Magoveran mortgaged the Allotment to Henry Harvey, who divided it into three lots, but sold them all to Morris (later Maurice) McCarron of Parramatta, labourer, in 1864. The property does not appear to have been occupied by the

¹⁰² Sydney Gazette, June 30th, 1831, p.2

¹⁰³ The Australian, 10 August 1832, p 3

¹⁰⁴ SR NSW Publicans Licences 1830-1861

¹⁰⁵ SR NSW Intestate Estates MAGAUREN James - 1712 1855 Parramatta - [6/3543]

¹⁰⁶ SR NSW Intestate Estates MAGAUREN James - 1712 1855 Parramatta - [6/3543]

¹⁰⁷ New South Wales Government Gazette, 18 October 1864 [Issue No.202] p 2349
The Sydney Morning Herald, 8 March 1861 p.4

McCarron, who later bought the neighbouring lots to the west. In 1877 the occupants of the Allotment were James Goodin and John Ashby.¹⁰⁸

After McCarron's death, the three parts of the property were divided amongst his family.

The western lot was given to his daughter Margaret Coxon, the wife of Nicholas Eugene Coxon of Leichhardt, printer. Coxon sold the lot in 1895 to James Mazlin of Pennant Street, Parramatta, gentleman. Mazlin occupied the property until about 1901. Subsequent occupants included George Brown, Charles W. Smith, Miss Emily Watkins. The lot was sold to Rosina Crane in 1901, to Violet Lily Mitchell in 1939, to Maud Elizabeth Wemyss in 1943, and to Alfred Robert Caley Thomas in 1947.

The middle lot was given to McCarron's daughter Ellen Doherty. It was sold to James Watkins of Mangrove Creek, farmer, in 1896. The Watkins rented the lot to various people including Joseph McKee, John Gunn and Frank Barker. The lot stayed in the Watkins family until 1947, when it was sold to Alfred Robert Caley Thomas.

The eastern lot was bequeathed to Eliza McCarron, Maurice McCarron's widow. She sold it to John Thomas Mance of Parramatta, draper, in 1886. After Mance's bankruptcy, the lot was sold to a group of Sydney merchants; William Gardiner, Richard Glinn Vallack and William Henry Hoskings, in 1892. The following year the lot was sold to John Halligan of Parramatta, warder. The owners did not occupy the lot; the occupants included George Paul (1879-1883); Henry Orr, who had a billiards room (1888-1892), and George Brown (1896-1900). In 1950 Halligan sold the lot to Alfred Robert Caley Thomas of Parramatta.

In 1967 the three lots were called Nos. 26, 28, 30 Victoria Road; no occupant is listed.¹⁰⁹ In 1969 Thomas sold the three lots to Aylward and Kennedy. In 1998 they were occupied by BBC Hardware.¹¹⁰

2.5.3 Development

The 1822 and 1823 plans show one building on Allotment 6a, on the corner of Victoria Road and Sorrell Street, but set back from both streets (Figure 2.4Figure 2.5). The 1836 plan is unclear but appears to show a building in the same location as in 1823 (Figure 2.6). By 1844 this structure had been demolished (Figure 2.7) The initial building, presumably a hut may have been built under instruction from Flintoff, and any additions, Riley or Mc Govern, although the actual occupant is unknown.

The listings in the rates assessments, beginning in 1869, indicate that the Allotment had been divided into three lots by this stage. The western lot is described as enclosed land in 1874. A wood house is constructed by 1875 and remains on the lot until at least 1906. It is sometimes described as wood and brick, and sometimes as brick. A brick house was standing on the middle lot by 1869 and remained to at least 1906. It is also sometimes described as wood and brick, and sometimes as wood. A wood house was built on the eastern lot in about 1871 and remained until at least 1906. It is sometimes described as wood and brick, and sometimes as wood.

¹⁰⁸ LTO DP 4531.

¹⁰⁹ LTO PA 45995.

¹¹⁰ LTO DP 1009622.

The three houses are shown in the 1892-5 plans. Each is a wood building with a front verandah, built right on the Victoria Road boundary. The eastern building is slightly different, having a brick addition at the rear. There is a brick outbuilding and a wood WC in the backyard of each of the houses, and a wood outbuilding as well in the eastern lot. In the western lot there is a tank in the back yard. The northern part of the backyard of the eastern lot has been fenced off (Figure 2.14Figure 2.18).

The house on the middle lot was described as a weatherboard cottage in 1897.¹¹¹ In 1932 the western lot was described as “my cottage property known as ‘Kia-Ora’”.¹¹²

The three houses remained in the late 1920s, with the same outbuildings in the backyards of the eastern and middle houses. A substantial addition had been built at the rear of the western house, and an outbuilding to the rear of this again (Figure 2.22).

Although part of Victoria Road was widened in the late 1930s, it appears that Allotment 6a, and the eastern part of Allotment 5, remained intact until at least 1962, as a plan from this year shows the property projecting past the line of the northern boundary of the street, as it was to the west of the Allotment (Figure 2.26).

However, by 1969, Victoria Road had been widened along this line as well. The houses had been demolished and replaced by a brick and fibro building on the northern part of the Allotment, with a vacant area or yard in front. A small passage remained along the northern side of the building.¹¹³ This new structure was still standing in 1998, described as a brick, fibre cement and metal clad building (Figure 2.30).

Table 2.4 Title (Allotment 6a)

Date	Transaction	Reference
30 June 1823	Lease. To Philip Riely. 72½ rods.	Ser.25 Pg.268
12 May 1859	Grant. To Phelix Magoveran of Ireland. 1 rood 32½ perches. £12 1s 8d.	Ser.301 p.626
7 Sept 1860	Mortgage. Phelix Magoveran to Henry Harvey. £350.	
27 Feb 1864	Conveyance. Henry Harvey of Parramatta, and Phelix Magoveran of Parramatta, landowner, to Morris McCarron of Parramatta, labourer. £130.	Bk 87 No.198

¹¹¹ LTO Bk 1104 No.63

¹¹² LTO Bk 1639 No.256.

¹¹³ LTO DP 235505.

The Allotment is then divided into three lots.

Eastern lot

Date	Transaction	Reference
6 March 1886	Conveyance. Eliza McCarron of Parramatta, widow, and William John Ferris and Alfred Henry Ferris, both of Parramatta (trustees) to John Thomas Mance of Parramatta, draper. Easternmost portion.	Bk 333 No.758
11 Oct 1892	Conveyance. Lancelot Threlkeld Lloyd (official assignee of bankrupt estate of John Thomas Mance) to William Gardiner, Richard Glinn Vallack and William Henry Hoskings, all of Sydney, merchants. Eastern part of Allotment 16, with other property. £2951 11s 6d.	Bk 502 No.664
10 Jan 1893	Conveyance. William Gardiner, Richard Glinn Vallack and William Henry Hoskings, all of Sydney, warehousemen, to John Halligan of Parramatta, warder. £195.	Bk 507 No.518
6 Oct 1950	Conveyance. Mary Gertrude Halligan of Parramatta, spinster, and Elena McDonald, wife of Alexander McDonald of Glebe Point, retired (formerly Elena Halligan), to Alfred Robert Caley Thomas of Parramatta, auctioneer. £1750. (S by pennant, E by Sorrell)	Bk 2145 No.464
14 Aug 1969	Conveyance. Alfred Robert Cayley Thomas of Parramatta, auctioneer, to Aylward and Kennedy Pty Limited.	Bk 2946 No.433

Centre lot (19 perches)

Date	Transaction	Reference
27 June 1896	Conveyance. John Wilfrid Doherty of Parramatta and Ellen Doherty, his wife (formerly McCarron), and William John Ferris of Parramatta, gentleman, to James Watkins of Mangrove Creek, farmer. £116.	Bk 580 No.337
31 March 1917	Conveyance. Harriet Elizabeth Watkins of Mangrove Creek, spinster, Henrietta Douglas, wife of Thomas Douglas of Newtown, carter, and Emily Jane Watkins of Mangrove Creek, spinster, to Margaret Ann Watkins of Mangrove Creek, spinster.	Bk 1104 No.63
29 April 1921	Conveyance. Harriet Elizabeth Watkins of Mangrove Creek, spinster, Henrietta Douglass, wife of Thomas Douglas of Newtown, carter, Mary Ann Susannah Rose of Hurlstone Park, widow, and	Bk 1231 No.486

	Emily Jane Watkins of Mangrove Creek, spinster. £100.	
2 April 1946	Conveyance. James Garfield Rose of Wisemans Ferry, farmer, Frederick Douglass of Concord, gardener, and Henry William Douglas of Concord, retired, to Amy Harriett Pemberton of Concord, widow.	Bk 1984 No.323
7 July 1947	Conveyance. Amy Harriet Pemberton of Concord, widow, to Alfred Robert Caley Thomas of Parramatta, auctioneer. £450.	Bk 2090 No.561
14 Aug 1969	Conveyance. Alfred Robert Cayley Thomas of Parramatta, auctioneer, to Aylward and Kennedy Pty Limited.	Bk 2946 No.433

Western lot (27¼ perches)

Date	Transaction	Reference
17 May 1895	Conveyance. Margaret Coxon, wife of Nicholas Eugene Coxon of Leichhardt, printer, to James Mazlin of Pennant Street, Parramatta, gentleman. £140.	Bk 557 No.132
31 May 1901	Conveyance. James Mazlin of Parramatta, gentleman, to Rosina Crane, wife of William Henry Crane of Castle Hill, fruitgrower. £220.	Bk 688 No.168
22 March 1932	Acknowledgment. Annie Rebecca Branz of Gosford, married woman, and Alice May Worthing Kentwell of Castle Hill, married woman, to Violet Lily Mitchell of Parramatta, married woman (devisee, will of Rosina Crane).	Bk 1639 No.256
26 July 1939	Conveyance. Violet Lily Mitchell of Fivedock, widow, to Vincent James Dellow of Parramatta, civil servant. £200.	Bk 1935 No.334
20 April 1943	Conveyance. Vincent James Dellow of Parramatta, civil servant, to Maud Elizabeth Wemyss of Parramatta, married woman. £350.	Bk 1935 No.333
29 July 1947	Conveyance. Maud Elizabeth Wemyss of Parramatta, married woman, to Alfred Robert Caley Thomas of Parramatta, auctioneer. £600.	Bk 2025 No.350
14 Aug 1969	Conveyance. Alfred Robert Cayley Thomas of Parramatta, auctioneer, to Aylward and Kennedy Pty Limited.	Bk 2946 No.433

2.6 ALLOTMENT 14

2.6.1 Lease and Grant

Allotment 14 of 35 perches was leased to John Kelly in 1823 and granted to John Taylor in 1839, at which time Kelly was deceased and Taylor secured the land by paying 21 years' Quit rent (£18 7s 6d).¹¹⁴

Plans from 1822, 1823 (1836 is damaged in this location) and 1844 show a structure in roughly the same location near the Ross Street frontage. The occupants of the building be it Kelly, Taylor and/or tenants are not known, but in all probability may have been newlyweds William Hibburd (Jun) and his wife Elizabeth Taylor from 1835 until the early 1840s.

John Kelly (1772-<1839)

Records show John Kelly was leased other allotments nearby, numbers 29, 44 and 47 on study site, 44 on the block east of it, 52 west of the site and 62-63 north of it in register of 1823 (there may be others). David Austin at one time occupied on Burgin's lot, claimed 47 (lot 6) in 1839.

Analysis of documents surrounding the many John Kelly's (or variants) in the colony indicates only two in a position likely to receive a lease for future grant in Parramatta in 1823. Remarkably they arrived on the same ship. These two John Kelly's arrived as convicts per Atlas in 1802, John Kielly (also Kelly, Caley, Kaley, Kaby) tried by court martial at Slingo, Connacht, Northern Ireland in 1797 and John Kelly (also Caley) of Youghal, tried at Cork, Ireland in 1801. Both spent time at Parramatta, however the Slingo man had by the 1820s relocated to Minto in the Airds district, and by that time was more commonly as Kaley, Caley or Kaby.¹¹⁵

John Kelly and John Kaley per the Atlas (no other origin given) are recorded at Parramatta in the muster of 1806. The former listed as engaged at 'Gov' and the latter "Mr Donovan".

Listed as Caley, tried at Cork in 1801, he is shown on the muster of 1811 without details of his location. He is recorded as a labourer at Parramatta with conditional pardon in the muster of 1822.

Kelly received a conditional pardon in January 1818.¹¹⁶

Kelly married Honora (also Honorah and Hanorah) Barrett at St Johns Parramatta in 1820 having received the appropriate permission.¹¹⁷ Barrett (1787->1836) was also from Cork, and had been tried in 1814 and arrived in 1815 per the ship Francis & Eliza and immediately assigned to the Female factory at Parramatta.¹¹⁸

¹¹⁴ SRA, Lands Grants 1838-39, No.325, 10 May 1839, Series 1216 Reel 2709

¹¹⁵ SR Series: NRS 899; Reel or Fiche Numbers: Fiche 3001-3162

¹¹⁶ Convict Pardons 1 January 1810-31 December 1819 granted by Major-General Lachlan Macquarie Governor of New South Wales. Indexed by Keith A Johnson & Malcolm R Sainty, Pub. by Genealogical Publications of Australia, 1974 Sydney.

¹¹⁷ SR Reel 6007; 4/3502 pp.464-5

NSW BDM 1023/1820 V18201023 147B (St Johns Parramatta)

¹¹⁸ SR Reel 6004; 4/3494 p.139

The pair are listed as householders in Parramatta in the muster of 1825 and census of 1828. Honora Kelly is recorded as Ann N. Kelly in 1828, although all of the other details is correct.¹¹⁹

Kelly was later claimed to have died intestate and his wife Honora sold off his leases or properties, including allotment 14 of the study site, to John Taylor or William Hibburd (senior) and also allotment 1 on section 13 across the road on Ross Street, to Henry Burgin.¹²⁰

2.6.2 Subsequent Owners and Occupants

Elizabeth Hibburd (c1814-1880)

The Allotment passed to Elizabeth Hibburd (née Taylor), the daughter of John and Ann Taylor who was born in the Colony in c1814. Both parents were convicts, John Taylor (c1777-1840) arrived per the Coromandel in 1798 and Ann Taylor (c1771-1836 nee Wilson) per the Sydney Cove in 1806, and in 1828 resided in York St., Sydney (1828 Cencus).¹²¹ The Taylor's were held several licences to sell Ale and operate public houses in Sydney from c1825 up to the 1830s and were granted land in Kent and York Street.¹²²

The Taylors became associated with the study site via the Hibburd's (also Hibbard, Hibberd). In 1828 a Charlotte Hibbard (aged 20) was engaged as a housekeeper by Geo. C. Flintoff, and resided at the residence of Terence McManus, both residents of the neighbouring allotment 15 on the study site. Flintoff was a shoemaker and may have had dealing with Charlotte's father, saddler and harness maker William Hibburd senior who had resided at Parramatta since at least 1802.¹²³

William Hibburd and his wife Charlotte Williams were also convicts having arrived on the Royal Admiral (1800) and Nile (1801) respectively. Their son married Elizabeth Taylor at Scot's Church in Sydney in 1835 and it is at this time through the agency of William Hibburd senior or John Taylor that the rights to the lease of the study allotment were probably acquired from Kelly's widow and later formally granted to John Taylor in 1839.¹²⁴

Allotment 14 passed to Elizabeth Hibburd at her father's death in 1840. Between 1839 and her formally registering the title in 1878, the structure extant in 1844 appears to have been demolished before an 1855 plan showing the property vacant (Figure 2.9) and the Rate Books indicate it again appears to be vacant. The occupants of the building be it Kelly, Taylor and/or tenants are not known, but in all probability, it may have been newlyweds William Hibburd (Junior 1807-1889) and his wife Elizabeth Taylor from 1835 until the late 1830s or early 1840s. They began acquiring property near Braidwood and Maneroo from late 1838.¹²⁵

¹¹⁹ Muster 1825

¹²⁰ The Sydney Morning Herald (NSW : 1842 - 1954) Saturday 15 April 1854 p 2

¹²¹ Census 1828

¹²² <https://www.ancestry.com.au/family-tree/person/tree/84201656/person/200022491295/facts>

¹²³ Census 1828

¹²⁴ Census 1828

NSW BDM 392/1835 V1835392 73A

¹²⁵ SRNSW Publicans licences. He held the licence to the George & Dragon in the Eden district in 1842. The Census of 1841 may indicate the couple residing at Parramatta, although it could also be his parents (his mother died in 1841).

NSWGG 26 Dec 1838. Oronmeir Creek NSW (Near Braidwood)

It remained in the possession of Elizabeth Hibburd until 1878.¹²⁶ It was then sold to Thomas Atkins of Parramatta, auctioneer.

Thomas Atkins et al

Atkins (c1827-1905) worked as a butler at Elizabeth Farm in the 1850s. He was later the publican at the *Carrier's Arms* in Church Street (1858-1860), the *Duke of Wellington* (1871), the *Royal Oak* in Church Street (1876) and the *Cornstalk* also in Church Street (1900). He and his family lived in Church Street.¹²⁷

The purchaser, Thomas Atkins, auctioneer of Parramatta, transferred the property to his son Francis Henry Atkins in 1879. Francis Atkins subdividing in 1881 created Lot 14N and Lot 14S. Francis Henry Atkins (b.1859) listed as Frank Atkins occupied the Allotment from about 1883 to 1888; he is listed as bricklayer in Sand's Directory.¹²⁸

The southern half was sold to John Thomas Mance in 1881. In 1891 the property passed to a creditor of Mance's; the Assets Realization and General Finance Company. *Sand's Directory* lists no occupants for Sorrell Street between 1884 and 1924. However, in the rates assessments, John McDonagh is listed as the lessee of the land from 1898 to 1902, and as the occupant from 1903 to 1906.

The lot was sold to Frank Lee Alexander of Granville, surveyor, in 1914, and to Margaret Ellen Brien of Parramatta, widow, in 1921. Mrs M Brien is listed as a resident of Sorrell Street from 1925 to 1933. Her house is called *Hollywood* from 1925 to 1928, and 23 Sorrell Street from 1929 to 1933. The Brien family transferred the property to the NSW Society for Crippled Children in 1951, and the Society sold it to Aylward and Kennedy in 1955.

The northern half of Allotment 14 was sold to Catherine Laurence of Parramatta in 1887. Although Laurence appears to have occupied the land for a couple of years here and there, the property was generally leased; to, among others, George Spurway, carpenter, Robert Hack. Charles Laurence (son of Catherine?) occupied the property from 1902 to 1910, then Mrs C A Laurence from 1911 to 1922. In 1928 the property was sold to Leslie Edward Batchelor of Parramatta, fruiterer, who does not appear to have occupied it. In 1930 the land was resumed by the Parramatta and Granville Electric Supply Co, for the construction of an electricity sub-station.

¹²⁶ LTO PA 4531.

¹²⁷ Parramatta Family History Group (2003) 17.

¹²⁸ Elizabeth Taylor married William Hibburd in 1835 (BDM online, 392/1835, District Sydney) and Elizabeth Hibburd, wife of William, died at Rocky Hall near Bombala in 1880 (*Australian Town and Country Journal* 24 July 1880; BDM online, 6538/1880, District Eden). Her husband was the William Hibburd who became a significant figure in the Maneroo District, holding a pasturage licence in 1840 and gaining a publican's licence in June 1842 (*Government Gazette* 19 February 1840 [Issue No.10] p171; SRA, Licence Butts 1842, No.344). He had the 'George and Dragon' in 1845 (*Sydney Morning Herald* 7 January) and thereafter finds ongoing mention in newspapers and the *Government Gazette* in relation to land and hotels in the area.

2.6.3 Development

In 1822 there was one building on the Allotment, set back from the Ross Street boundary (Figure 2.4) The grant describes the property as bounded on the east by Sorrell-street 2 chains 26 links, on the south by a line 97 links, on the west by a line to Ross-street 2 chains 25 links, and on the north by that street 95 links, only a part of which is today located on the study site.

These figures equate to a frontage of 62ft 8ins, depths of 149ft 2ins and 148ft 6ins, and a rear width of 64ft. Plans from 1822, 1823 (1836 is damaged in this location) and 1844 show a structure in roughly the same location near the Ross Street frontage though larger on the later plan (Figure 2.4-Figure 2.7). Whilst likely the same building, perhaps enlarged or modified, these differences could denote a replacement building

The structure extant in 1844 appears to have been demolished or fallen into ruin before an 1855 plan showing the property vacant (Figure 2.7), and the Rate Books of 1869-75 recording no assessments and no occupants indicate it again appears to be vacant.¹²⁹

By 1882 a brick house had been built. This remained standing until at least 1906. The 1892-5 plans show that the Allotment had been divided into three parts. The southern half was vacant and was fenced together with the south-eastern corner of Allotment 15. The northern half of Allotment 14 was divided into two again, the eastern part being vacant. On the western part was a brick building set back slightly from Ross Street, with front and back verandahs and an iron extension to the rear. In the backyard was a detached brick WC (Figure 2.14-Figure 2.18).

In about 1925 a house was built on the southern part of Allotment 14. This structure is shown in a plan from the second half of the 1920s. The plan indicates that the eastern part of the northern half of the Allotment was vacant at this time, and that there was a building on the western part (Figure 2.22). This structure is in the same location as the building shown in the 1892-5 plans, and may be the same building, although it is slightly different in plan.

The same building, in the north-western part of the Allotment, is shown in the 1967 plan. It is described as a brick cottage with a tile roof. In the back yard is an asbestos cement garage with a galvanised iron roof. To the east, in the corner of the site not included in the study site, was a brick substation, built in the early 1930s (Figure 2.27).

¹²⁹ For discussion of a problem with the 1855 plan in relation to property frontages along Ross Street see Volume II. In brief, an overlay with a later plan locates the two buildings on Lot 15W and the distance eastward to Sorrell Street is not sufficient for both Lot 15E and Allotment 14. Whether due to the crease or crumpling along the east side of the block is uncertain, but to its right at least most of Allotment 14 is intact and at least some of a building even roughly in the location of that shown on the 1844 plan should be visible. On this basis Allotment 14 is taken to be vacant in 1855.

Table 2.5 Title (Allotment 14)

Date	Transaction	Reference
30 June 1823	Lease. To John Kelly. 35 rods.	Ser.25 p.258
10 May 1839	Grant. To John Taylor. 35 perches. £18 7s 6d.	Ser.48 p.125
c.1877	Elizabeth Hibburd (née Taylor) to Thomas Atkins.	
28 March 1878	CT. Thomas Atkins of Parramatta, auctioneer.	Vol.336 Fol.175
30 April 1879	Transfer. To Francis Henry Atkins of Parramatta.	Vol.336 Fol.175

The Allotment is then divided into two lots

Southern lot (16½ perches)

Date	Transaction	Reference
23 Aug 1881	Transfer. To John Thomas Mance.	Vol.336 Fol.175
6 Sept 1880	CT. John Thomas Mance of Parramatta, draper	Vol.506 Fol. 24
25 Aug 1891	Transmission. To Lancelot Threlkeld Lloyd, official assignee of the estate of John Thomas Mance, insolvent.	Vol.506 Fol. 24
25 Aug 1891	Transfer. To the Assets Realization and General Finance Co. Ltd.	Vol.506 Fol. 24
27 Aug 1914	Transfer. To Frank Lee Alexander of Granville, surveyor.	Vol.506 Fol. 24
8 Nov 1921	Transfer. To Margaret Ellen Brien of Parramatta, widow.	Vol.506 Fol. 24
7 Nov 1946	Transmission. To the Public Trustee, John Edmund Brien of Coogee, secretary, and Francis Leo Brien of Katoomba, newsagent.	Vol.506 Fol. 24
3 Jan 1947	Transfer. To Mary Clare Brien of Parramatta, spinster.	Vol.506 Fol. 24
15 Oct 1951	Transmission. To Francis Leo Brien of Katoomba, newsagent, and Kathleen Alma Kearney of Parramatta, widow.	Vol.506 Fol. 24
8 May 1952	CT. Francis Leo Brien of Katoomba, newsagent, and Kathleen Alma Kearney of Parramatta, widow.	Vol.6488 Fol.103
12 Oct 1951	Transfer. To the NSW Society for Crippled Children.	Vol.6488 Fol.103
19 Aug 1955	Transfer. To Aylward and Kennedy P/L.	Vol.6488 Fol.103
13 July 1982	Transfer. To Poulain P/L.	Vol.6488 Fol.103

Northern lot (17¾ perches)

Date	Transaction	Reference
22 Sept 1880	CT. Francis Henry Atkins of Parramatta, bricklayer.	Vol.506 Fol. 178

6 June 1887	Transfer. To Catherine Laurence of Parramatta, widow.	Vol.506 Fol. 178
1 Nov 1910	Transfer. To Marcella Laurence, wife of Charles Laurence of Parramatta.	Vol.506 Fol. 178
27 March 1923	Transmission. The Public Trustee.	Vol.506 Fol. 178
17 April 1928	Transfer. To Leslie Edward Batchelor of Parramatta, fruiterer.	Vol.506 Fol. 178
5 Sept 1930	Transfer. To Parramatta and Granville Electric Supply Co. Ltd.	Vol.506 Fol. 178
10 April 1962	The Prospect County Council.	Vol.506 Fol.178
6 Oct 1967	Interest of the Council of the City of Parramatta in the addition to the existing road.	Vol.506 Fol.178

2.7 ALLOTMENT 15

2.7.1 Lease and Grant

Allotment 15 of 77½ perches was leased to Stephen Smith in 1823 and the plan made that year shows a rectangular structure on the west part near the Ross Street frontage. Smith (c1776-1828+) a convict arrived by the *Perseus* in 1802 with a life sentence. He was a servant to Mr Pugh in 1806 and was for an extended period the servant of the Reverend Samuel Marsden (c1810-1817).¹³⁰ He married fellow convict Maria Stringer (c1781-1828+), per Archduke Charles in 1814, at Parramatta in 1816.¹³¹

Smith Petitioned the Governor for a mitigation of sentence in 1817 which was granted in January 1818, and in 1820 he further petitioned the Governor for a land grant for a farm. Surviving records show that Smith was constable at Parramatta during 1823-25.¹³² The musters either side of the period in 1822 and 1825 indicate his occupation was a labourer.¹³³

The Census of 1828 describes Smith as a householder at Parramatta.¹³⁴

Smith divided the Allotment in two and sold the lease of the western half to Terence McManus in 1828.¹³⁵ McManus had arrived in the colony as a convict in 1819, sentenced to fourteen years' transportation. By 1828 he was 35 years old and employed as a constable in Parramatta.¹³⁶ In or after 1828 McManus subdivided, where he retained Lot 15 West and still owned it in 1842. McManus is not known to have resided on the property and to have lived on the adjoining Allotment 16 with his wife, Sarah Flintoff, who leased it in 1823.¹³⁷

¹³⁰ "Musters of New South Wales and Norfolk Island 1805-1806", edited by Carol J. Baxter, published by ABGR, Sydney, 1989.; Book Entry# A4027
Published in "Convicts to NSW 1788-1812", compiled & edited by Carol J. Baxter, published by Society of Australian Genealogists, Sydney, 2002.; Convict Indents &c.; SRNSW ref: 4/4004 pp79-96; TNA ref: HO 11/1 pp303-313, Reel 87; Ship source: *Perseus*/(Coromandel) 1802, Volume entry number: 19109.

¹³¹ St John's Church of England, Parramatta NSW: Church Register - Marriages; ML ref: Reel SAG 55-56.

¹³² Col Sec. Fiche 3181; 4/1853 p.313, Fiche 3031; 4/1825B No.700 pp.687-90, Reel 6030; 4/7017A pp.17-255 & 4/7017B pp.13-324, Return of allotments in the town of Parramatta, Fiche 3265; 4/7576 p.17

¹³³ "General Muster List of New South Wales 1823/1824/1825", edited by Carol J. Baxter, published by ABGR, Sydney, 1999.; Book Entry# 40929

"General Muster & Land and Stock Muster of New South Wales 1822", edited by Carol J. Baxter, published by ABGR, Sydney, 1988.; Book Entry# A19751

¹³⁴ Census of NSW November 1828, edited by Malcolm Sainty & Keith Johnson 1980.

¹³⁵ LTO PA 25635.

¹³⁶ State Records NSW, index to the Colonial Secretary's correspondence;

¹³⁷ McManus was an Irishman transported for life on the *Daphne* arriving in 1819 and a Constable at Parramatta in 1825 (Colonial Secretary's Papers, Special Bundles 1794-1825, Series 898 Reels 6020-6040, 6070; Fiche 3260-3313, p261; Main Series of Letters Received 1788-1825, Series 897 Reels 6041-6064, 6071-6072, p17). He was granted a Ticket of Leave in 1828 and a Conditional Pardon in 1842 (Tickets of Leave September 1827-August 1828, Series 12202 Item 4/4067, No.28/294, 18 August 1828; Copies of Returns of Conditional and Absolute Pardons, Reel 799, No.93, 22 April 1842). Flintoff appears also to have been a convict, recorded in the General Muster of 1822 as free by servitude of a 7-year sentence (HO 10/36, Settlers and Convicts). They were given permission to wed in 1824 but unless taking a long time to register the marriage they did not do so until 1830 (Colonial Secretary's Papers,

The eastern half of the allotment came into the possession of Mary Barley before 1842.¹³⁸ Barley was Mary Chester (c1804-1860) who received a 7 year sentence in Dublin in 1823 and arrived per Almorah in 1824.¹³⁹ Samuel Barley, was tried at Middlesex and arrived per the ship Manlius in 1827.

In 1853 Allotment 15 was granted to Francis Watkins in trust for Mary Barley and Terence McManus.

2.7.2 Subsequent Owners and Occupants

McManus' part of Allotment 15 (Western portion)

In 1845 George Cummings Flintoff, McManus' stepson, sold the property, or the lease of it, to John Gammell of Parramatta, blacksmith. Once the property had been granted, Watkins sold the property to Gammell as well, in 1855. Gammell occupied the lot from at least 1869, according to the rates records. He and his wife are listed in *Sand's Directory* through to 1896. The property was then occupied by J.C. Hillier, to about 1914.

Gammell died in 1904, and the property passed to his family.¹⁴⁰ A 1908 plan notes that the owner is James Gamble, of Regent St, Camperdown, and the occupier is and C. Hillier.¹⁴¹ In 1923 the lot is described as unoccupied, and in the possession of James Gammell of Willoughby, gentleman.¹⁴²

In 1924 Gammell sold the property in two parts to Sydney Arthur Braddick of Parramatta, butcher, who had bought the adjacent part of Allotment 16 in 1912 and was already living there. The western part of the property remained in the hands of Braddick, and then his widow Clarice Maude Braddick, until 1961, when it was sold to Aylward and Kennedy. The eastern part was sold to Albert John Smith of Parramatta, oiler, in 1945, and then to Aylward and Kennedy in 1960.

Main series of letters received 1788-1825, 7 December 1824, Series 8976 Rolls 6041-6064, p64; BDM online, 366/1830).

¹³⁸ The conveyance has not been located.

¹³⁹ Convict Indents & Ship Musters various; SRNSW ref: Vol. 4/4004 - 4/4013.; Convict Indents &c.; Vol. number 4/4009A, Ship source: Almorah 1824, Volume entry number: 19. There were at least three Mary Chester's in the Colony in this period, one arrived in per the Roslyn Castle in 1830 and married a Byrne in 1832, another, a Mary Ann Chester, arrived by the Mary Anne.

¹⁴⁰ BDM Reg.No.2751/1904.

¹⁴¹ LTO DP 65684.

¹⁴² LTO PA 25635.

Barley's part (Lot 15 East)

Mary Barley arrived in the Colony as Mary Chester of Dublin who was transported for 7 years for burglary on the *Almorah* arriving in Sydney in 1824.¹⁴³ Initially, she served in Sydney and was assigned to a Mr Milton in 1825. Stephen Milton was formerly the Harbour Master, and took the license of the *Edinburgh Castle* Hotel, Sydney, where he died in 1826.¹⁴⁴

Chester received a certificate of freedom in November 1830, and described as free, obtained permission to marry Samuel Barley (c1806-1850), also a convict, in December 1830, on the basis that both were retained by Mr Rafter until Samuel received his ticket of leave.¹⁴⁵ Barley a Londoner was transported for 14 years on the *Manlius* arriving in 1827.¹⁴⁶ The pair married in Sydney in January 1831. William Rafter was a witness at the wedding, a "Tonsor", he operated a barber's shop haircutting establishment in George Street, Parramatta.¹⁴⁷

A son Samuel Barley junior was baptised in Sydney in April 1831. Both events were registered at St Mary's Catholic Church in Sydney.¹⁴⁸

Samuel Barley was tried at Middlesex and arrived per the ship *Manlius* in 1827. He was originally a labourer from London. At the time of being granted a ticket of leave in 1833 he was residing at Parramatta at the time of the 1837 census and upon receipt of a second ticket of leave in 1839.¹⁴⁹ He received a Certificate of Freedom in 1841. Samuel Barley also owned other land in the area buying an allotment on the Hawkesbury Road in 1834.¹⁵⁰ Mary Barley died aged 56 at her residence George Street, Parramatta in 1860 aged 56 years and appears to have never lived at the study site.¹⁵¹

¹⁴³ SRA, Convict Indents, NRS 12188 Item 4/4009A; HO 10/19, Convict Muster 1825

¹⁴⁴ "General Muster List of New South Wales 1823/1824/1825", edited by Carol J. Baxter, published by ABGR, Sydney, 1999.; Book Entry# 15411.

The Sydney Gazette and New South Wales Advertiser (NSW : 1803 - 1842) Wednesday 12 July 1826 p 4

¹⁴⁵ St Mary's Roman Catholic Cathedral, Sydney NSW: Church Register - Marriages; ML ref: Reel SAG 7.

New South Wales Government. *Butts of Certificates of Freedom*. NRS 1165, 1166, 1167, 12208, 12210, reels 601, 602, 604, 982-1027. State Records Authority of New South Wales, Kingswood, New South Wales.

¹⁴⁶ Convict Indents & Ship Musters various; SRNSW ref: Vol. 4/4004 - 4/4013.; Convict Indents &c.; Vol. number 4/4012, Ship source: *Manlius* 1827, Volume entry number: 19.

¹⁴⁷ The Sydney Gazette and New South Wales Advertiser (NSW : 1803 - 1842) Thursday 7 July 1825 p 3

¹⁴⁸ St Mary's Roman Catholic Cathedral, Sydney NSW: Church Register - Marriages; ML ref: Reel SAG 7.

¹⁴⁹ TL 33/0656 SRNSW 4/4089; Reel 919, 39/1188 SRNSW 4/4130; Reel 933.

TNA ref: Reel PRO 71-72 Vol. 10/32-35, published in "General Return of Convicts in New South Wales 1837", edited by N.G. Butlin, C.W. Cromwell & K.L. Suthern, published by ABGR, Sydney 1987.; Book Entry# 947

¹⁵⁰ *Sydney Gazette* 20 December 1832, No.1634; SRA, Registers of Memorials for Land 1825-1842, Archive Reel 1577 Series 12992, No.972, 14 April 1834; *Commercial Journal and Advertiser* 21 August 1839. Mary purchased the property on the Hawkesbury Road from John Montgomery for £104.

¹⁵¹ *Sydney Morning Herald* (6 November 1860), p.1

The initial research showed the sale of the west half (Lot 15 Western portion) to Terence McManus in May 1828 and inferred that due to a lack of title documents that Smith appeared responsible for the subdivision evidenced by the 1844 plan. With a record of sale of the east half (Lot 15 East) not located this could not be confirmed, but it was in the possession of Mary Barley before 1853. Barley in fact had Lot 15 east by 1842 when the Court of Claims adjudicated on a joint application by, or a dispute between, Barley and McManus.¹⁵²

The key feature of the case in so far as the chain of title is concerned is the Court determining the transaction history of Allotment 15 as Smith selling to McManus who sold a portion to George Cummings Flintoff, who sold to Mrs. Barley. Although not confirmed by conveyances, this sequence presumably was established from documentation presented to the Court and on that basis, is taken to be accurate. That is, McManus subdivided with sale of the east half to Flintoff (his stepson) sometime after May 1828, and Flintoff sold it to Barley sometime before late 1842.

In 1844, Barley's land in Ross Street, presumably part of Allotment 15, was in the occupation of David Andrews.¹⁵³ Barley's part of the Allotment was sold to James Gallaway in 1855 and then to Gammell in the same year. The property was at that time in the occupation of Thomas Leadbeater.¹⁵⁴ This may be the Thomas Leadbeater (1824-1901) who was a blacksmith in Parramatta.¹⁵⁵

Gammell sold the lot to Hugh Gresty of Parramatta, blacksmith, in 1858. It is not known whether Gresty initially occupied the property. From at least 1869 it was rented. The lot was occupied by Henry Towns from about 1877 to 1892.¹⁵⁶

Gresty died in 1870, and the trustees of his will sold the property in 1880 to Francis Henry Atkins of Parramatta, bricklayer, who also owned Allotment 14 next door.

Two days later, Atkins sold the southern part of the lot to John Thomas Mance of Parramatta, draper, who also bought the southern part of Allotment 14 from Atkins the following year. This southern lot was then transferred and occupied as one property with the southern part of Allotment 14 (see above).

The northern part was kept by Atkins. After Towns, it was occupied by Albert Atkins, plasterer (1893-1900), then by Emily Atkins (1901-1903). According to the rates records, by 1898 the lot was in the possession of the Bank of NSW, and by 1903 it was owned by J.J. Hill. J.C. Bray was noted as the owner and occupier in 1924.¹⁵⁷

2.7.3 Development

In 1822-3 there was one building, on the western half of the Allotment, set back a little from Ross Street (Figure 2.4-Figure 2.5). The 1844 plan shows that the Allotment had been divided in two, with a building on each half (Figure 2.7). The

¹⁵² SRA, Schedule of Applications to Lease Crown Lands, Series 1233, Box No.5, Roll 1439; *Government Gazette* 18 Nov 1842 [Issue No.92] p1730, 2 December 1842 [Issue No.96] p1793, Court of Claims, Case No.1160 re Lot 15 Section 7, by attorneys for Mary Barley and Terence McManus

¹⁵³ LTO Bk 7 No.330.

¹⁵⁴ LTO Bk 40 No.331.

¹⁵⁵ Parramatta Family History Group (2000) 147-148.

¹⁵⁶ LTO PA 4531.

¹⁵⁷ LTO DP 75635.

western building may be the same one that was shown in the 1823 plan (Figure 2.5).

McManus' Part

The 1845 conveyance referred to “messuages or tenements” on the western part of Allotment 15.¹⁵⁸ According to the rates records, there were two wood houses on the lot by 1869. One house was demolished in about 1882, as the lot was described as enclosed land in that year, and in 1885, a brick and wood house were built. This is listed until 1893. The other house remained standing until about 1885. The lot was described as enclosed land from 1886 to 1893. A wood house was built in about 1894, which remained standing until at least 1906.

The 1892-5 plans show the lot divided into two. The only structure on the southern part is a wood WC. On the northern part is a brick and wood house with a front verandah, and a front yard fenced off from the rest of the lot (Figure 2.14-Figure 2.18).

By the late 1920s, the lot had been redeveloped. It was divided into two parts, with a structure on each, set back from the Ross Street boundary (Figure 2.21).

Barley's Part

An 1844 mortgage document refers to the ‘weather boarded house’ erected on Barley's land in Ross Street, presumably part of Allotment 15.¹⁵⁹ In 1855, Barley's part of Allotment 15 was described as ‘fenced in’.¹⁶⁰ From the rates records, the lot appears to have been vacant from 1869 to 1879, in which year it was described as vacant land. By 1882 a wood house had been built on the lot. This house remained until 1903, after which the lot was again described as vacant land.

The 1892-5 plans show the lot divided into two parts. The southern part is vacant and is fenced in with the southern part of Allotment 14. On the northern part is a wood house, with a wood WC in the backyard (Figure 2.14-Figure 2.18).

In the late 1920s there was a building in approximately the same location as the 1892-5 building, but different in plan. The southern part of the lot was included as one property with the southern part of Allotment 14, which had a large structure on it (Figure 2.21).

¹⁵⁸ LTO Bk 9 No.779.

¹⁵⁹ LTO Bk 7 No.330.

¹⁶⁰ LTO Bk 40 No.331.

Table 2.6 Title (Allotment 15)

Date	Transaction	Reference
30 June 1823	Lease. To Stephen Smith. 77½ rods.	Ser.25 p.259
18 Aug 1853	Grant. To Francis Watkins, in trust for Mary Barley and Terence McManus. 1 rood 37½ perches. £12 18s 4d.	Ser.235 p.94

The Allotment was divided into two lots

McManus' half of Allot 15 (38¾ perches)

Date	Transaction	Reference
24 May 1828	Stephen Smith to Terence McManus.	[PA 25635]
4 March 1845	Conveyance. George Cummings Flintoff of Parramatta, boot and shoemaker, to James Gammel of Parramatta, blacksmith. £42 10s.	Bk 8 No.500
22 April 1845	Conveyance. George Cummings Flintoff of Parramatta, boot and shoemaker, to James Gammel of Parramatta, blacksmith. £20.	Bk 8 No.742
27 Oct 1855	Conveyance. Francis Watkins of Parramatta, merchant (trustee), to James Gammel of Parramatta, blacksmith	Bk 40 No.332

McManus' half of Allotment 15 was then sold in two parts.

Eastern part of McManus' half of Allotment 15 (20 perches)

Date	Transaction	Reference
23 Aug 1924	CT. James Gammel of Willoughby, gentleman.	Vol.3631 Fol.39
16 Aug 1924	Transfer. To Sidney Arthur Braddick of Parramatta, butcher.	Vol.3631 Fol.39
1 Sept 1945	Transfer. To Albert John Smith of Parramatta, oiler.	Vol.3631 Fol.39
21 Sept 1960	Transfer. To Aylward and Kennedy P/L.	Vol.3631 Fol.39
13 July 1982	Transfer. To Poulain P/L.	Vol.3631 Fol.39

Western part of McManus' half of Allotment 15 (26¼ perches)

Date	Transaction	Reference
23 Aug 1924	CT. James Gammel of Willoughby, gentleman.	Vol.3631 Fol.40
26 Aug 1924	Transfer. To Sidney Arthur Braddick of Parramatta, butcher.	Vol.3631 Fol.40
24 Jan 1958	Clarice Maude Braddick of Parramatta, widow.	Vol.3631 Fol.40
29 June 1961	Elsie Clare Hall of Parramatta, married woman.	Vol.3631 Fol.40
20 July 1961	Transfer. To Aylward and Kennedy P/L.	Vol.3631 Fol.40
13 July 1982	Transfer. To Poulain P/L.	Vol.3631 Fol.40

Barley's half of Allot 15 (38¾ perches)

Date	Transaction	Reference
27 Oct 1855	Conveyance. Francis Watkins of Parramatta, merchant (trustee), and Mary Barley of Parramatta, shopkeeper, to James Gallaway of Parramatta, landholder. £100.	Bk 40 No.331
1 Dec 1855	Conveyance. James Gallaway of Parramatta, landholder, to James Gammell of Parramatta, blacksmith. £150.	Bk 41 No.120
8 Feb 1858	Conveyance. James Gammell of Parramatta, blacksmith, to Hugh Gresty of Parramatta, blacksmith. £150.	Bk 54 No.67
26 Aug 1880	Conveyance. Henry Thomas Mance of Parramatta, gentleman, Robert Fleming of Newcastle, butcher, and George Gresty of Parramatta, draper (trustees of will of Hugh Gresty, d.1870), to Francis Henry Atkins of Parramatta, bricklayer. £141.	Bk 207 No.18

Atkins divided this half of Allot 15 into two lots, retaining possession of the northern lot.

Southern lot of Barley's part of Allot 15 (17½ perches)

Date	Transaction	Reference
28 Aug 1880	Conveyance. Francis Henry Atkins of Parramatta, bricklayer, to John Thomas Mance of Parramatta, draper. £48.	Bk 207 No.20

This lot was then transferred along with the southern part of Allotment 14.

2.8 ALLOTMENT 16

2.8.1 Lease and Grant

Allotment 16 was leased to Sarah Flintoff in 1823. She also leased allotment 6a at the same time, but quickly sold on the lease (see Allotment 6a).

Flintoff gave the Allotment to her son, George Cummings Flintoff, in 1831, reserving to herself part of the house to live in and half of the ground during her life. Sarah Flintoff was transported in 1814, her son George in 1818. By 1822 George is described as the Government Shoemaker, and his mother a housekeeper both at Parramatta. In 1828 both are living with Terence McManus at Parramatta George is described as a lodger and shoemaker, Sarah Flintoff and McManus were married in 1830. McManus had been a constable at Parramatta since at least 1819.¹⁶¹

In 1843 the Allotment was granted to Sarah Flintoff's husband Terence McManus. The following year Flintoff and McManus gave the Allotment to G.C. Flintoff, in return for which he was to maintain Flintoff and McManus during the rest of their lives and give them decent burials on death.¹⁶²

This allotment was originally assessed and tested, and the northern portion finally retained within the developed site. A small portion of the rear yard of the allotment is included in excavation area A2.

2.8.2 Subsequent Owners and Occupants

Flintoff sold the Allotment to William Fairman of Parramatta, gentleman, in 1849. In 1852 Fairman sold the property to Michael Carey of Parramatta, tailor. From at least 1869 it was rented to various people (about three at a time). In 1906 the Allotment was sold to Alfred Ernest Dunn of Parramatta, commercial traveller, and in 1908 it was unoccupied.¹⁶³ In 1909 the Allotment was sold to George Garland of Parramatta, farrier, who does not appear to have occupied the property, although he may have used it in conjunction with his property on Pennant Street.

The Allotment was then divided in two. Half was sold to Alfred Stephenson of Parramatta, butcher, in 1913, who occupied the lot from about 1916 to at least 1933. The house was called *McConville* from 1924 to 1928, then No.17 Ross Street. The lot was transferred to Madge Margaret Urquhart and Mary Isobell Taylor in 1945, and to Aylward and Kennedy in 1954.

The other half was sold to Sydney Arthur Braddick of Parramatta, butcher, in 1912. It was occupied by Arthur Braddick from 1913 to at least 1933, in a house called *Clarendon* from 1924 to 1928 and No.21 Ross St from 1929 to 1933. The lot passed to Clarice Maude Braddick of Parramatta, widow, in 1958, and to Elsie Clare Hall of Parramatta, married woman, in 1961. Hall sold the property to Aylward and Kennedy the same year.

2.8.3 Development

The 1823 plan shows one building on the Allotment, set back from the Ross Street boundary (Figure 2.5). It appears that the same building remained in 1844 (Figure

¹⁶¹ Musters 1822, 1823-25; Census 1828; Col. Sec. Index.

¹⁶² LTO Bk 7 No.75.

¹⁶³ LTO PA 15684.

2.7). The 1844 conveyance refers to the land and the 'messuages or tenements and appurtenances thereon erected'.¹⁶⁴

In 1869 there were three houses on the Allotment, one stone, one brick and one wood. The stone house remained standing until 1903, after which (to 1906) that part of the Allotment was described as land. The brick house, sometimes called wood and brick house and sometimes wood, remained until 1892, after which (to 1902) that part of the Allotment was described as enclosed land. The wood house remained until 1886. In 1887 and 1888, this part of the Allotment was described as enclosed land, from 1889 to 1891 a wood house is listed, in 1892 a brick house, then no further structures are listed for this part of the Allotment.

The 1892-5 plans show the Allotment divided into two unequal parts by a fence running north-south, which does not go all the way to the northern boundary. On the eastern side is a stone building, with a wood WC in the backyard (Figure 2.14-Figure 2.18).

On the western side of the Allotment, the 1892 field drawing shows an old irregular wood and brick building, with a small detached wood building at the front. A note over these buildings record that "the whole of this detail has been pulled down". There is a wood WC to the rear with the note, "gone" (Figure 2.15). The 1894 and 1895 plans show only the WC on this lot (Figure 2.17-Figure 2.18).

By 1912 the Allotment had been divided into two equal lots.¹⁶⁵ By the late 1920s there was a building on each of these lots.

The 1978 plan shows an LP gas store and underground petrol tanks in the south-western corner of the Allotment (Figure 2.29)

¹⁶⁴ LTO Bk 7 No.75.

¹⁶⁵ LTO DP 972428.

Table 2.7 Title (Allotment 16)

Date	Transaction	Reference
30 June 1823	Lease. To Sarah Flintoff. 43 rods.	Ser.25 Pg.260
6 April 1831	Gift. Sarah Flintoff to George Cummings Flintoff (part of house and half of ground reserved to Sarah during her life).	Bk D No.492
31 Oct 1843	Grant. To Terence McManus of Ross Street, Parramatta. 1 rood 3 perches. £22 11s ?p.	Ser.53 p.95
4 July 1844	Conveyance. Terence McManus of Ross Street, Parramatta, and Sarah, his wife, to George Cummings Flintoff.	Bk 7 No.75
29 Jan 1849	George Cummings Flintoff of Sydney, shoemaker, to William Fairman of Parramatta, gentleman. £75.	Bk 15 No.971
22 Sept 1852	Conveyance. William Fairman of Parramatta, gentleman, to Michael Carey of Parramatta, tailor. £115.	Bk 24 No.130
23 Nov 1906	Conveyance. William Alexander Balcombe of Sydney, chief clerk in equity, and the Borough of Parramatta, to Alfred Ernest Dunn of Parramatta, commercial traveller. £40.	Bk 816 No.996
18 Nov 1909	CT. Alfred Ernest Dunn of Harris Park, Parramatta, commercial traveller. 1 rood 2¾ perches.	Vol.2015 Fol.76
6 Nov 1909	Transfer. To George Garland of Parramatta, farrier. 1 rood 2¾ perches.	Vol.2015 Fol.76

The Allotment is then divided into two parts.

Part of Allotment 16 (21¼ perches).

Date	Transaction	Reference
27 April 1912	Transfer. To Sydney Arthur Braddick.	Vol.2015 Fol.76
16 July 1912	CT. Sydney Arthur Braddick of Parramatta, butcher.	Vol.2271 Fol.82
24 Jan 1958	Clarice Maude Braddick of Parramatta, widow.	Vol.2271 Fol.82
29 June 1961	Elsie Clare Hall of Parramatta, married woman.	Vol.2271 Fol.82
20 July 1961	Aylward and Kennedy P/L.	Vol.2271 Fol.82
13 July 1982	Poulain P/L.	Vol.2271 Fol.82

Part of Allotment 16 (21½ perches)

Date	Transaction	Reference
16 July 1912	CT. George Garland of Parramatta, farrier.	Vol.2271 Fol.91
13 March 1913	Transfer. To Alfred Stephenson of Parramatta, butcher.	Vol.2271 Fol.91
13 Sept 1945	CT. Madge Margaret Urquhart of Parramatta, married woman, and Mary Isobell Taylor of Parramatta, married woman.	Vol.5519 Fols.222 & 223
11 May 1951	Lease. To Aylward and Kennedy P/L, of part.	Vol.5519 Fols.222 & 223
11 Aug 1954	Transfer. To Aylward and Kennedy P/L.	Vol.5519 Fols.222 & 223
2 March 1955	CT. To Aylward and Kennedy P/L.	Vol.6940 Fol.45
13 July 1982	Poulain P/L.	Vol.6940 Fol.45

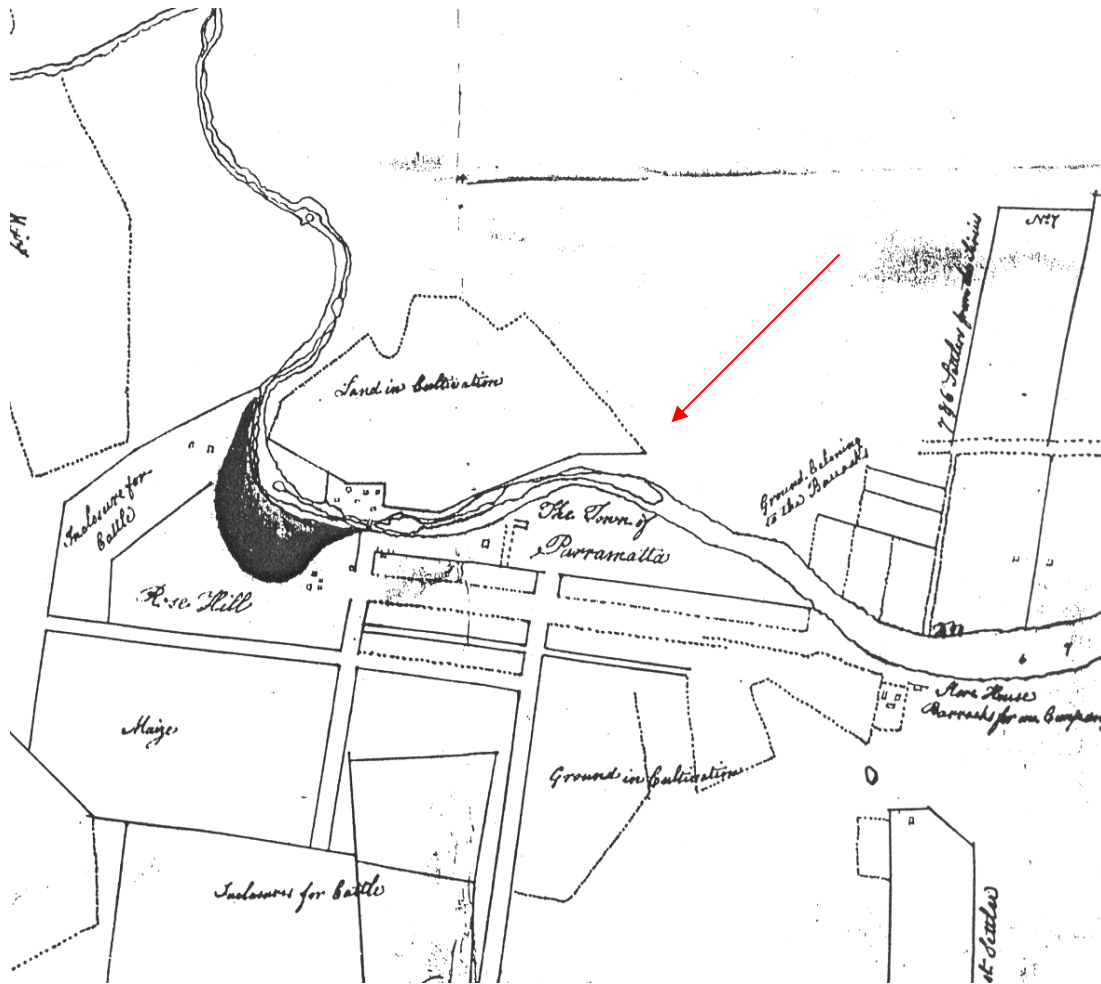


Figure 2.1 Parramatta in c1790. The arrow indicates approximate location of site Bonwick Transcripts, Box 36. Mitchell Library. In Design 5 (1994).

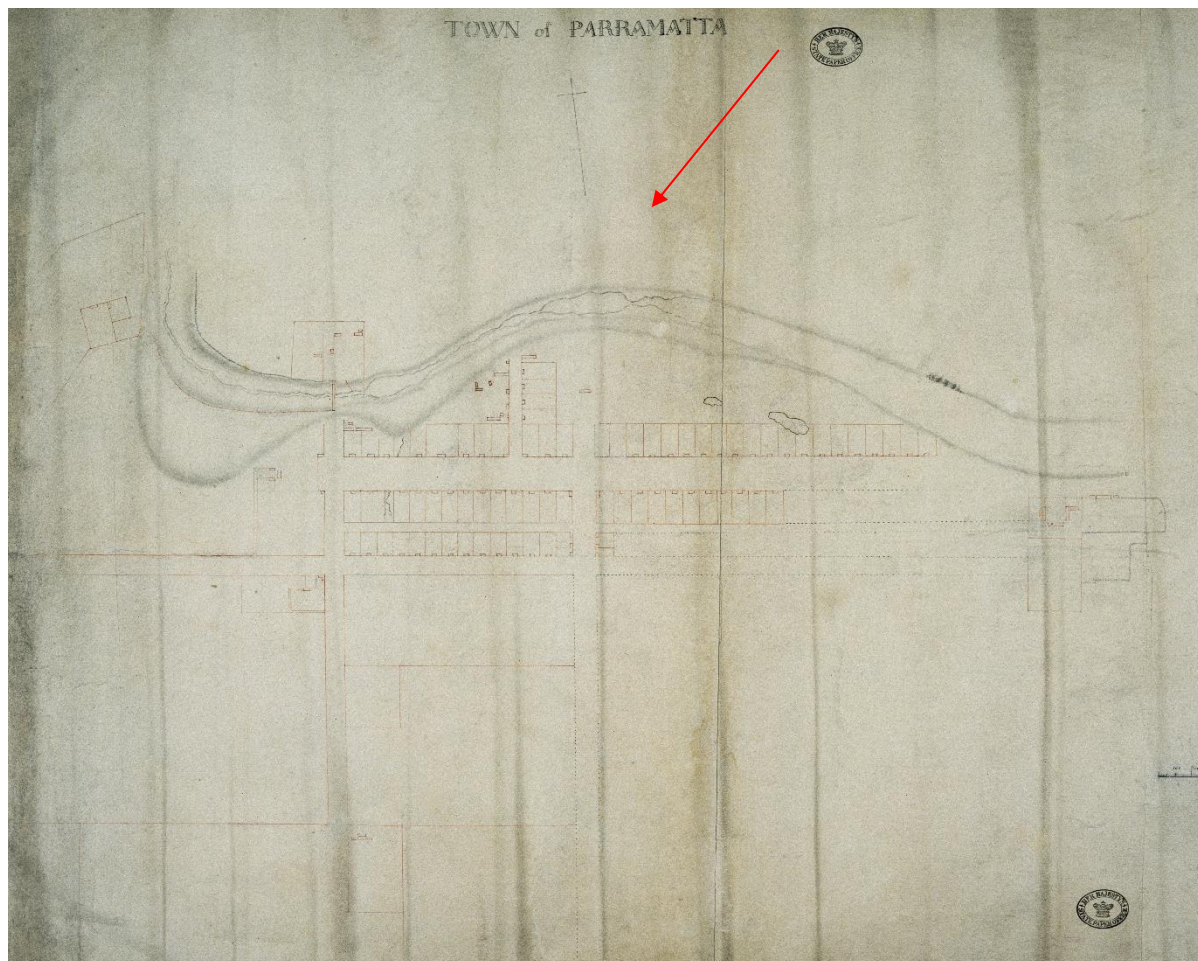


Figure 2.2 Parramatta in c1792, arrow indicates approximate location of site
Copy supplied by Public Record Office, Kew (1996: Reference CO700)

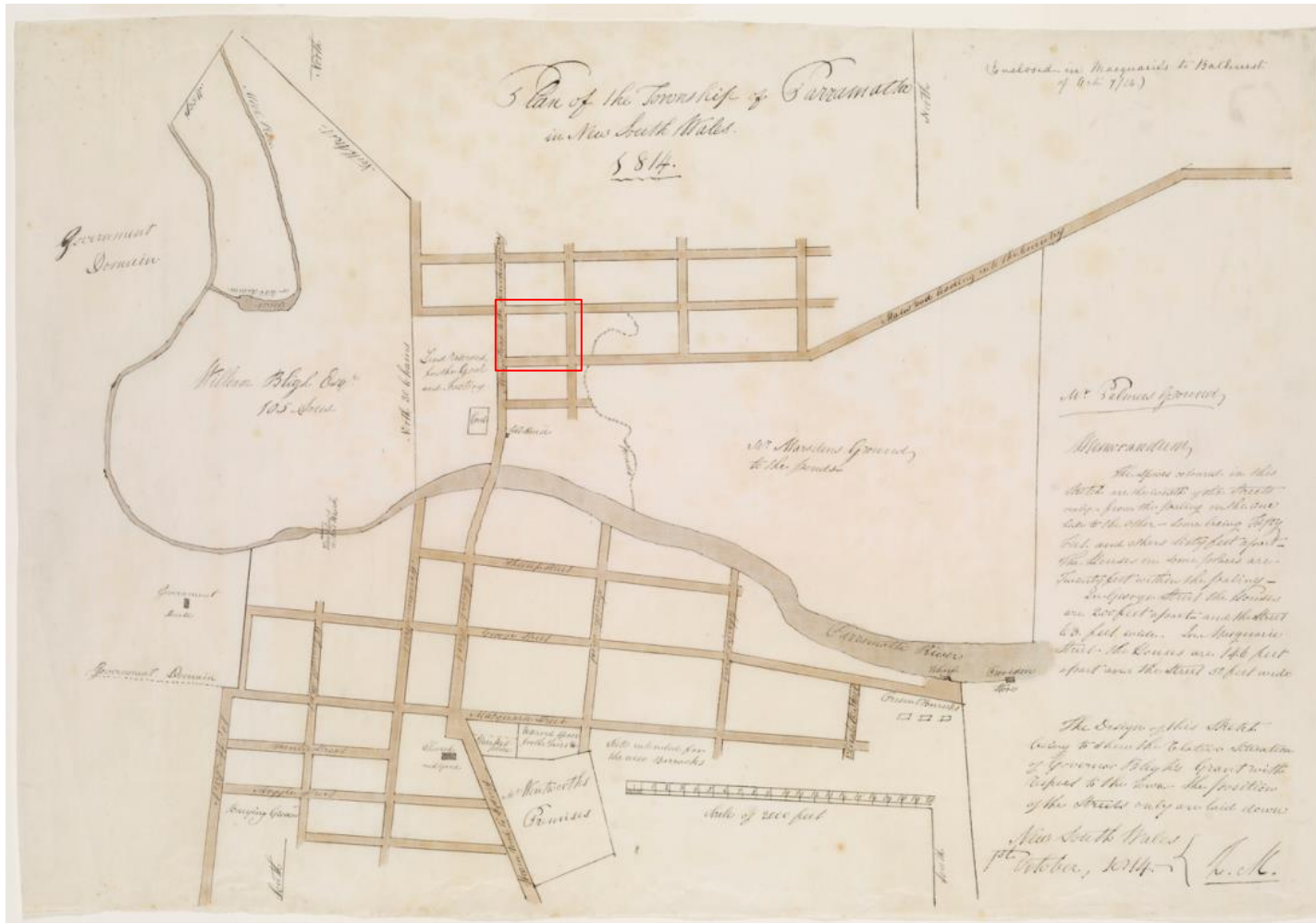


Figure 2.3 Parramatta Street Plan in 1814, with approximate study site outlined in red
State Library of New South Wales M2 811.1301/1814/1

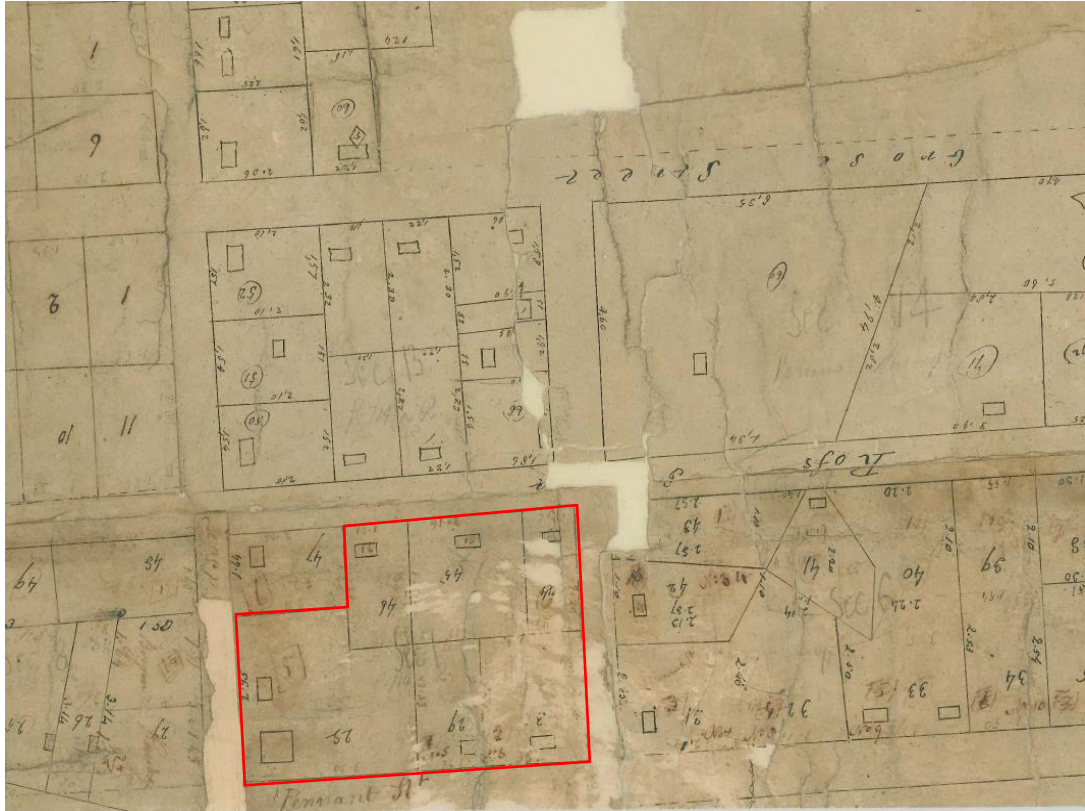


Figure 2.4 Detail of a crown plan dated to c1822, showing a close up of the study site outlined in red
NSW Land and Property Information (Crown Plan P.1.01d.R)



Figure 2.5 Parramatta in 1823, study site outlined in red
G. C. Stewart (1823) Plan of the Township of Parramatta. State Records NSW, AO Map 4907



Figure 2.6 Plan of Parramatta 1836, study site outlined in red
1836 Crown Plan, reference SR_1_P714AJ1.



Figure 2.7 The site in 1844, comprising most of Section 7.
W. Meadows Brownrigg (1844) Plan of the Town of Parramatta and
the Adjacent Properties. ML Z M3 811. 1301/1844/1

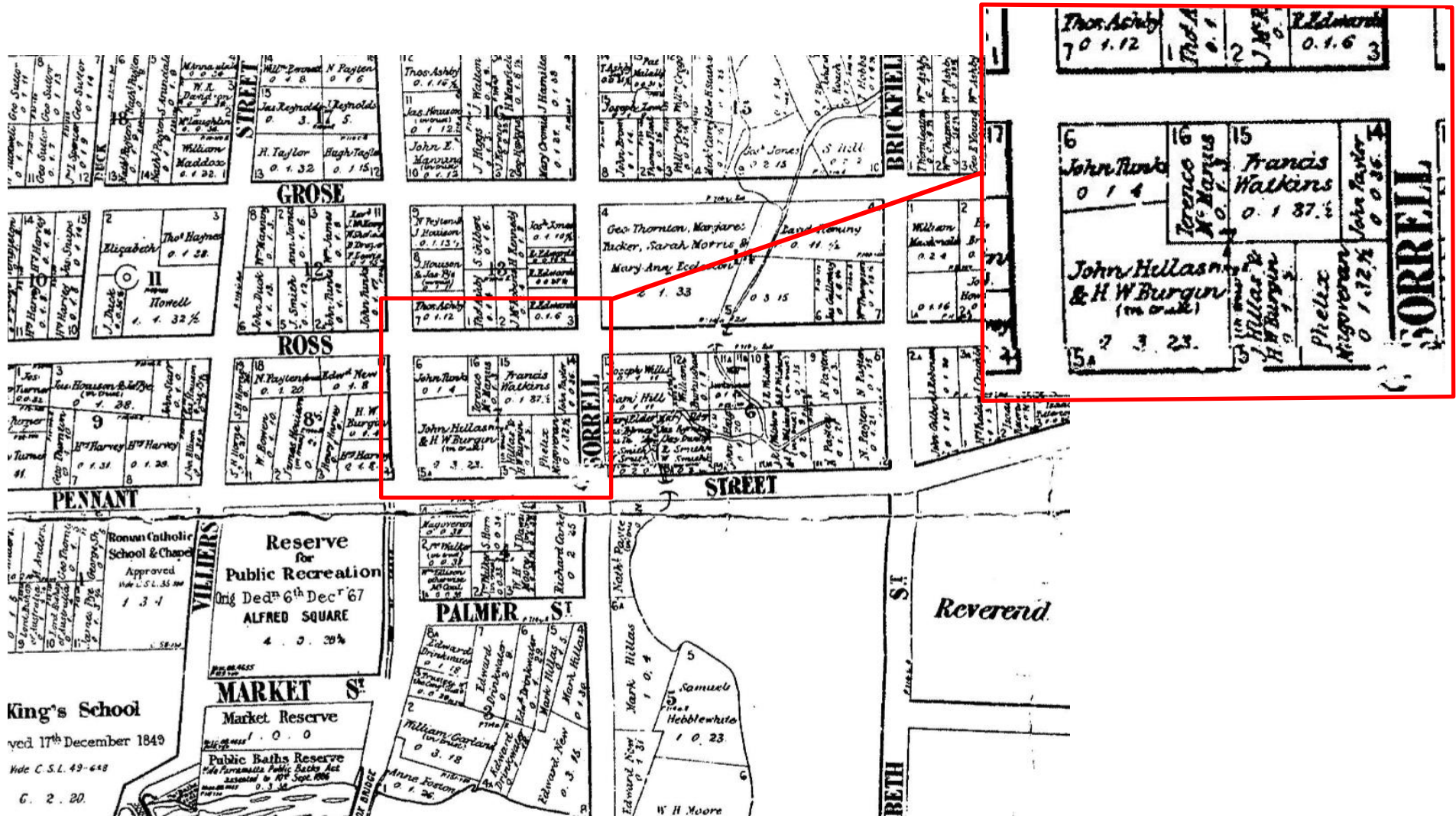


Figure 2.8 An 1888 plan of Parramatta, with a detailed inset of the study site showing the names of the original grant owners
NSW Land and Property Information (Sheet 2, 755-3000)

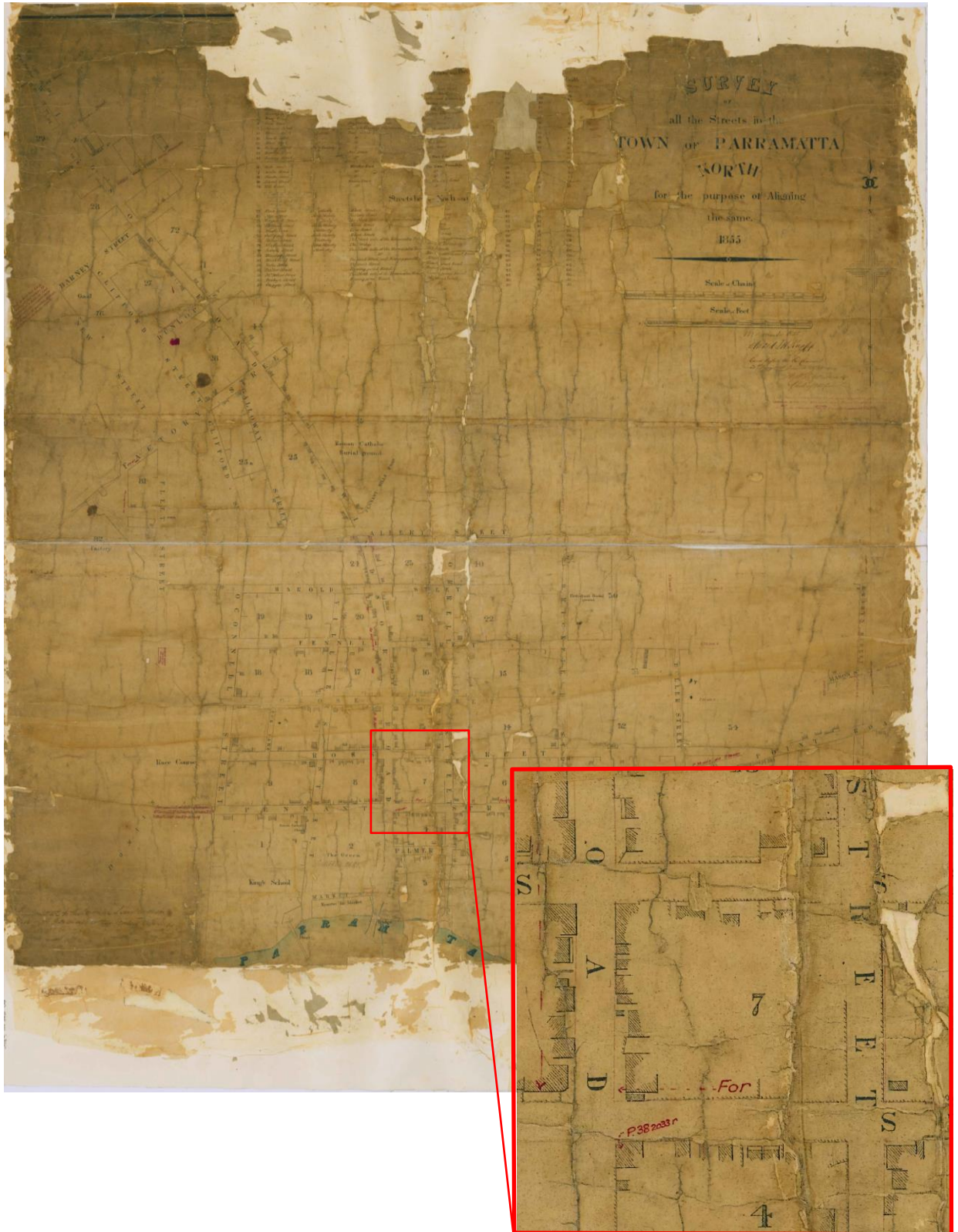


Figure 2.9 1855 plan of Parramatta, close up of study area outlined in red
Crown Plan, reference 1.714i

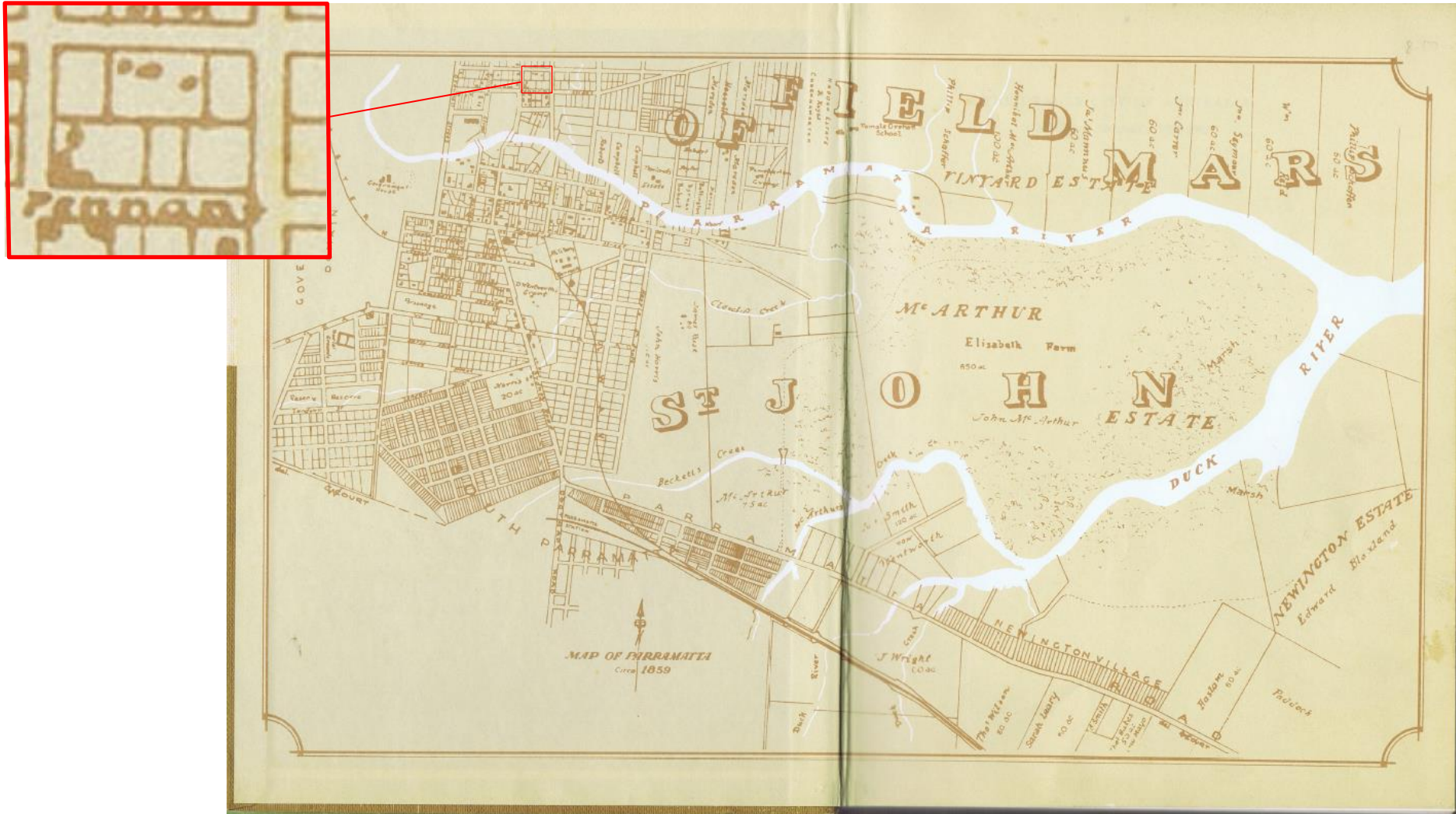


Figure 2.10 c1859 map of Parramatta, approximate study area outlined in red
From James Jervis' "The Cradle City of Australia. A History of Parramatta 1788-1961 (1977)"

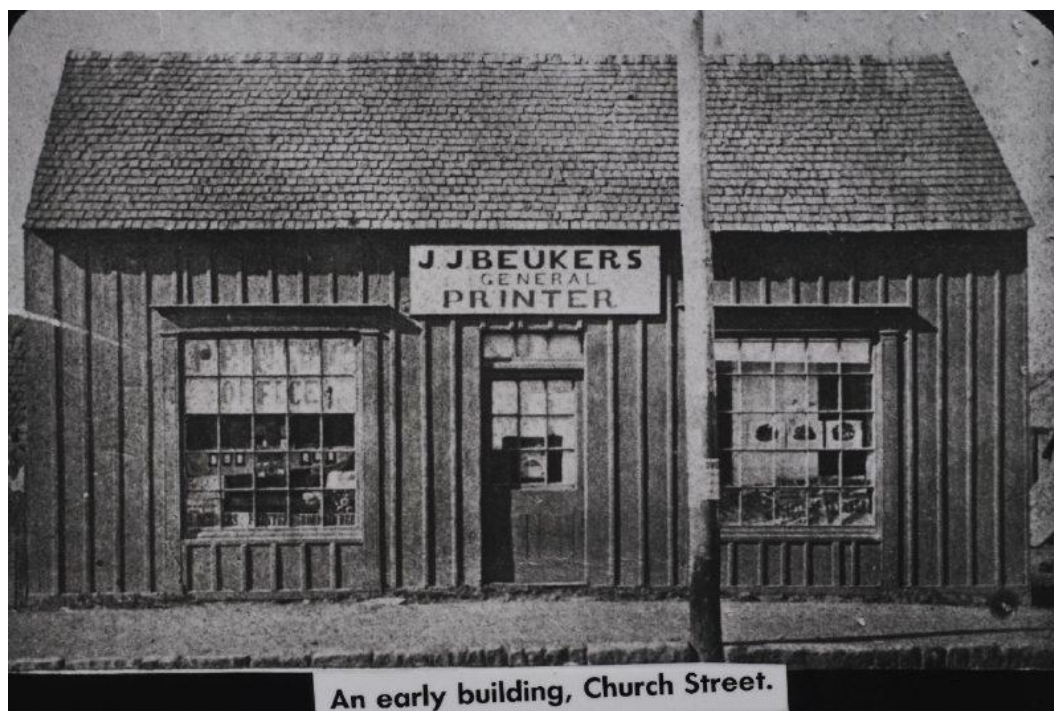


Figure 2.11 Beukers' building on Lot 3 of Allotment 5a, facing Church Street, in c1860-1870

Parramatta Heritage Centre

<http://heritagecentre.parracity.nsw.gov.au/search.do?id=90814&db=object&page=1&view=detail>



Figure 2.12 1827 Bird's eye view of Parramatta, approximate area of study site outlined in black
State Library of New South Wales XVIB/Parr/1



Figure 2.13 1877 Bird's eye view of the Town and district of Parramatta, approximate area of study site outlined in red
State Library of New South Wales XVIB/Parr/1

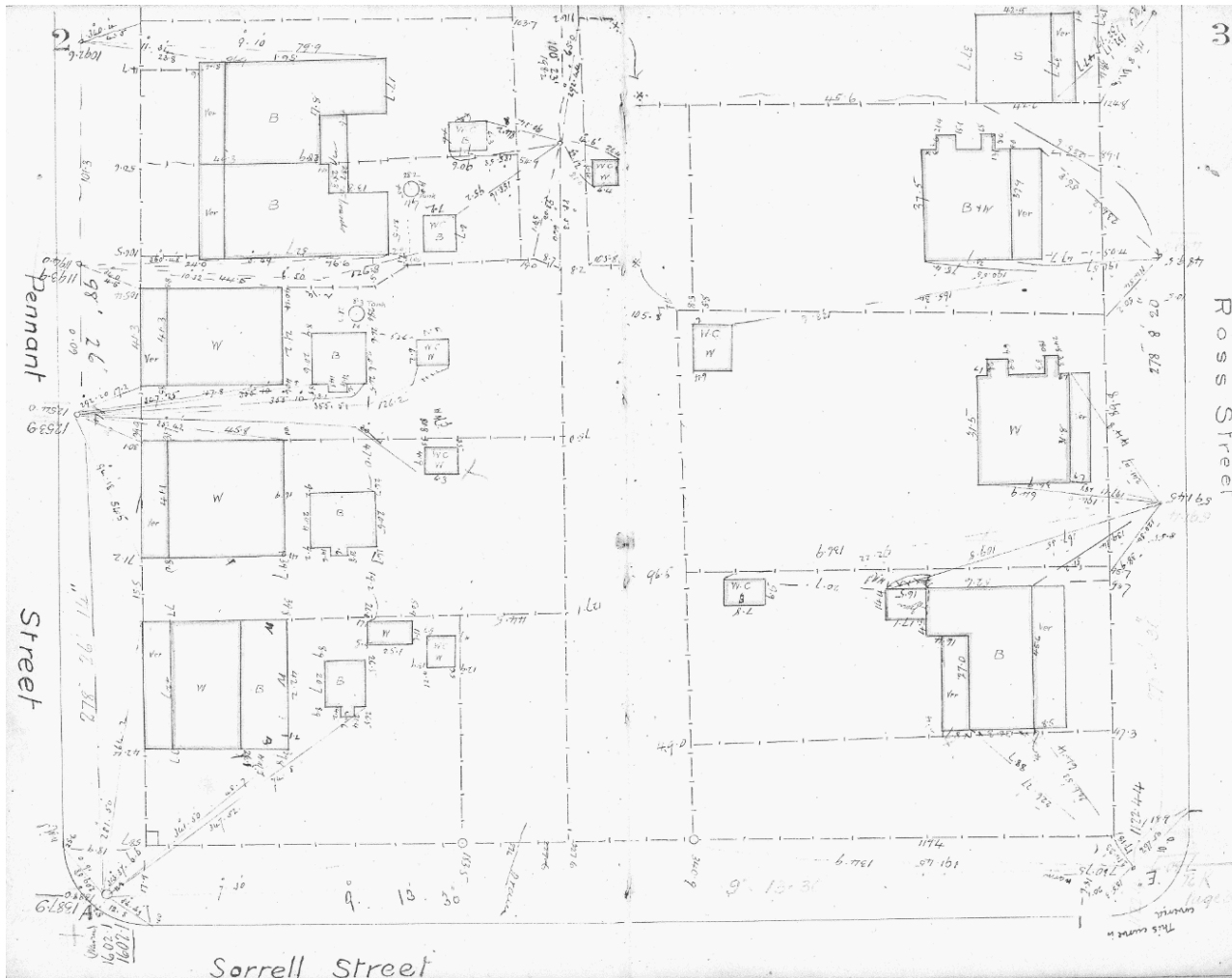


Figure 2.14 An 1892 unscaled field drawing showing parts of Allotments 5 and 16, and Allotments 6a, 14 and 15 Sydney Water, Field Book No.2155.

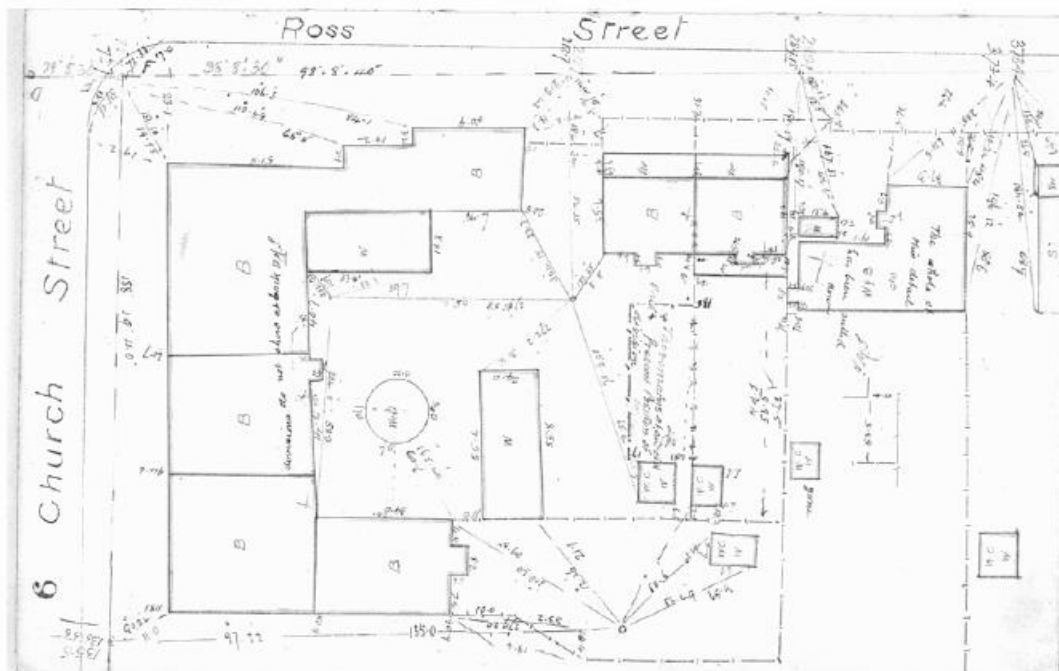


Figure 2.15 An 1892 unscaled field drawing showing part of Allotment 16, along with part of Allotment 6 (not part of the study site)
Sydney Water, Field Book No.2155

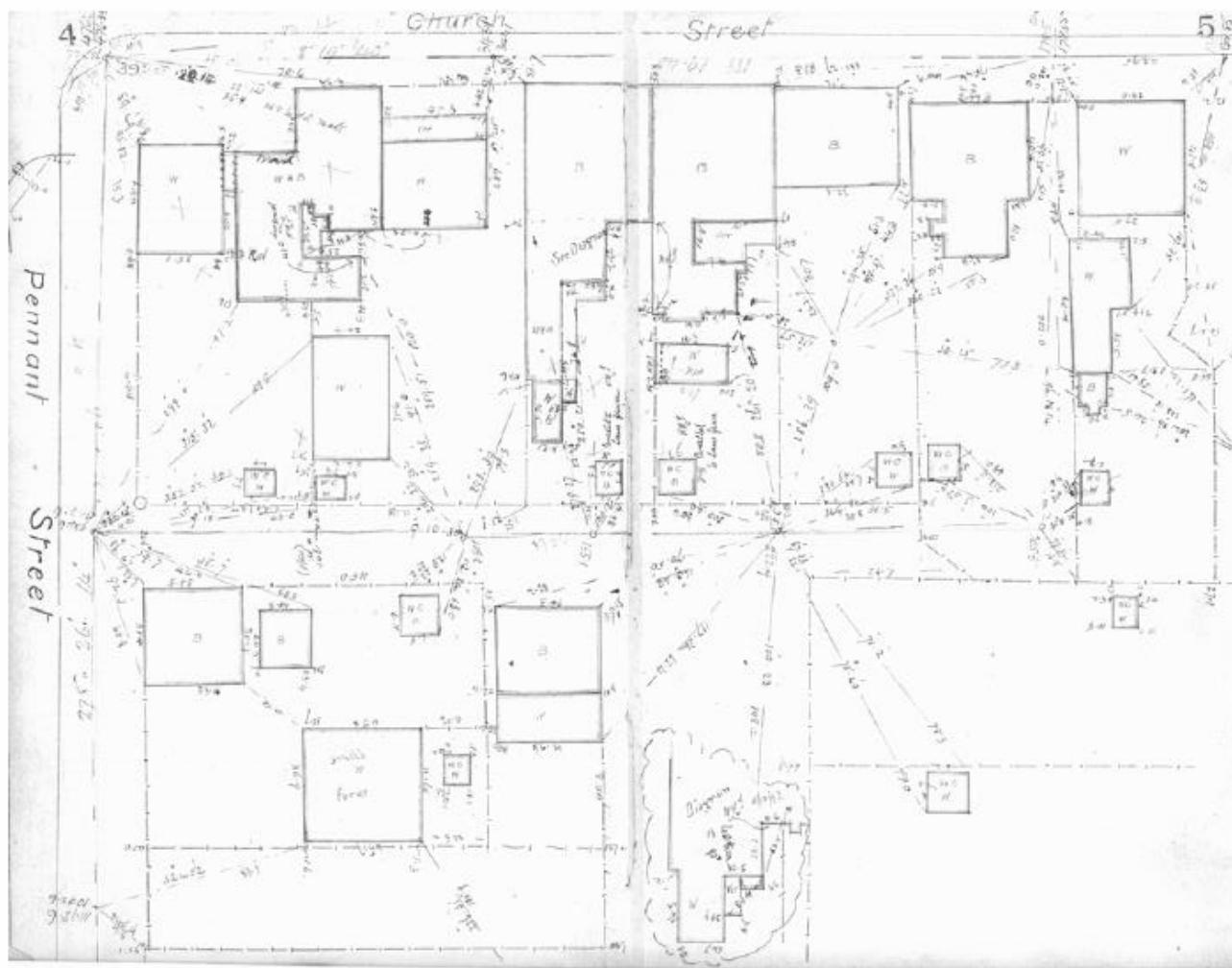


Figure 2.16 An 1892 unscaled field drawing showing Allotment 5a, and part of Allotment 16, along with Allotment 6 (not part of the study site).
Sydney Water, Field Book No.2155.

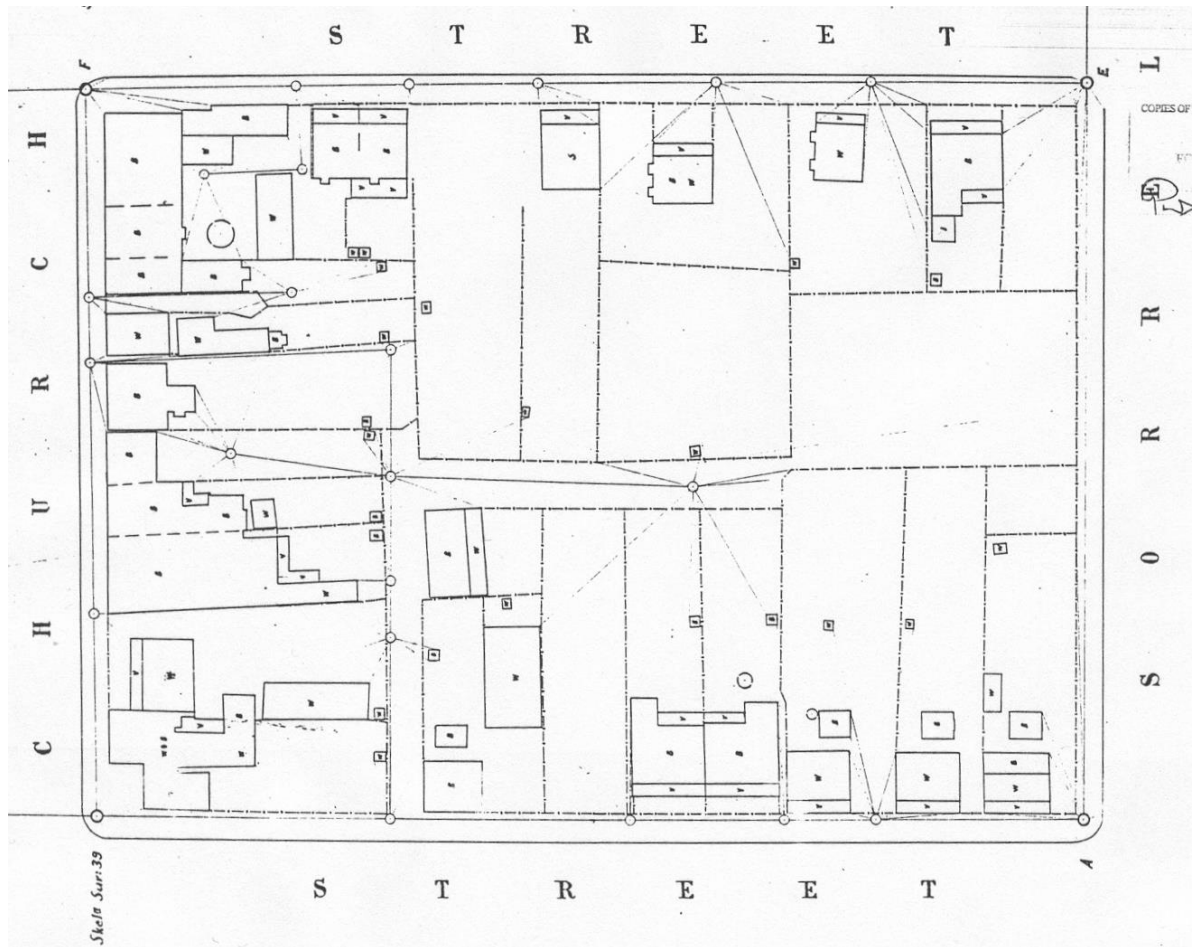


Figure 2.17 The site in 1894

J Silk (1894) from field-notes of W.M. Thomas. Parramatta sheet 39.
Sydney Water Plans Room PWD No.1196 Cat.1544.

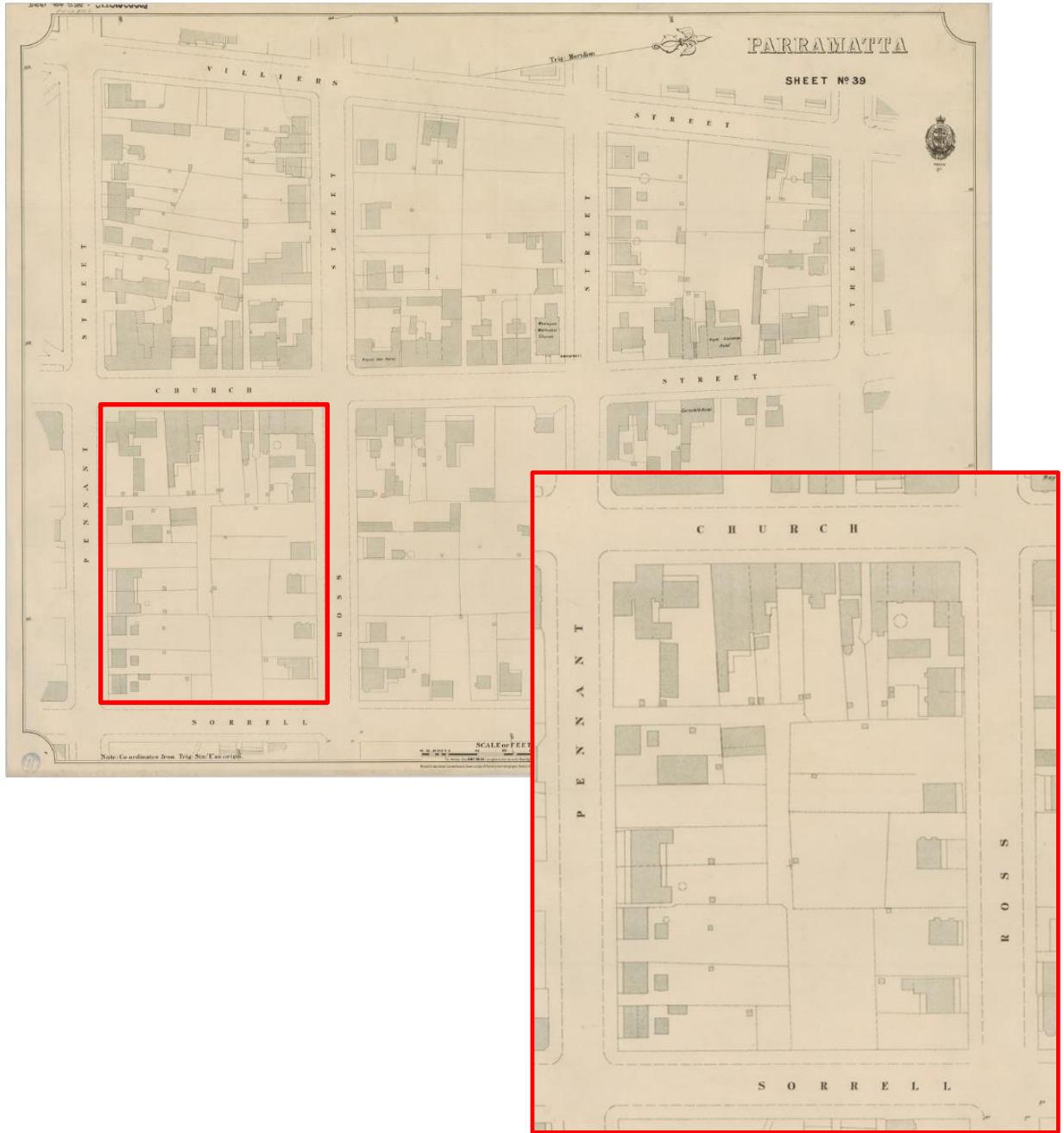


Figure 2.18 1895 plan of the site

NSW Dept. of Lands (1895) Parramatta Detail Series, Section. ML Z M
Ser4 811.1301/1
[cartographic material] / Lithographic Branch, Department of Lands,
Sydney N.S.W. 1895. [Album view]



Figure 2.19 Section of the drain running through the site in 1895
Sydney Water, Index GC No.87A, Sheet 1

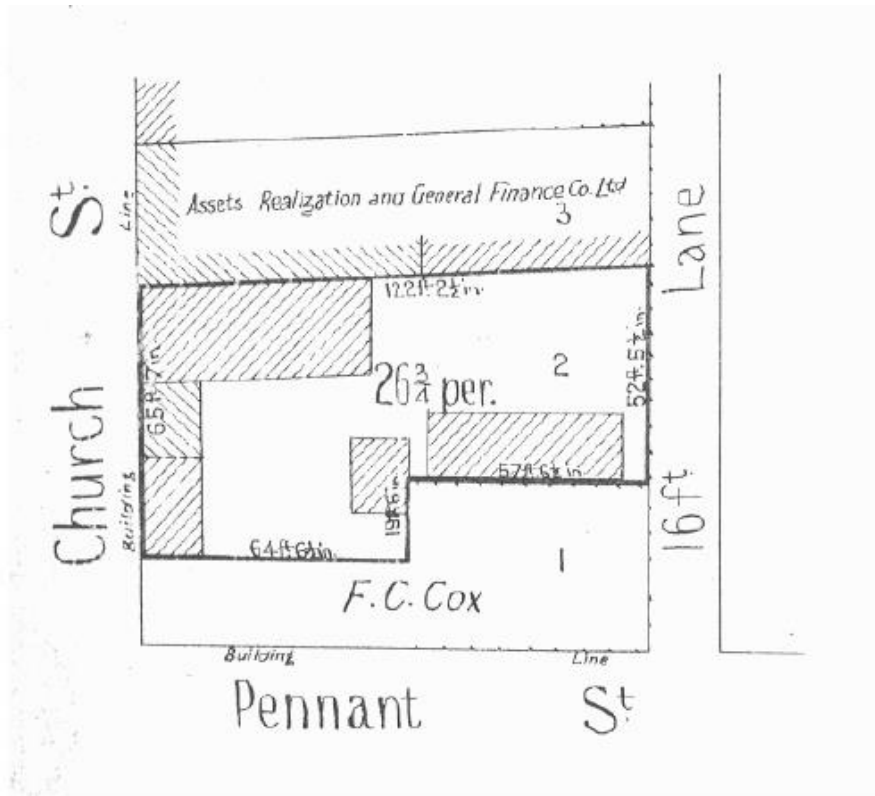


Figure 2.20 Lot 2 of Allotment 5A, 1905
LTO Vol. 1617 Fol. 5.

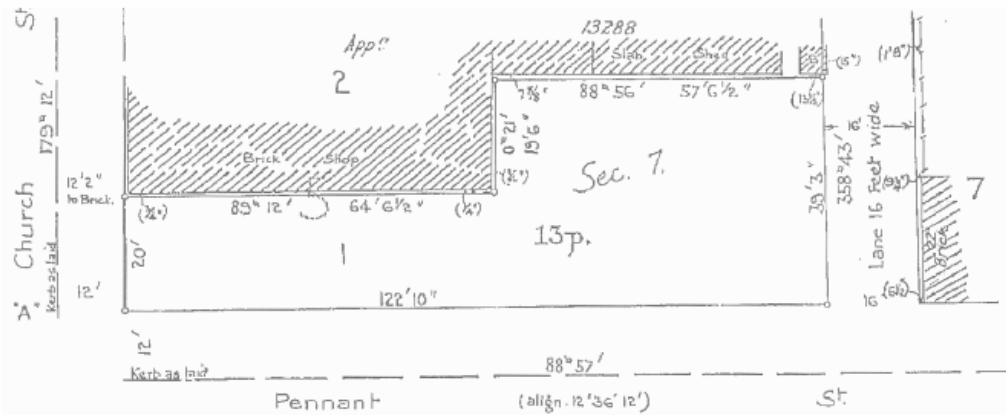


Figure 2.21 Lot 1 of Allotment 5a, 1924.
H.C. de Low (1924) Plan of Lot 1 of a subdivision of Allotment 5
Section 7, Town of Parramatta North. LTO DP 75976.



Figure 2.22 1928 Aerial Photograph, Frame No 01559.
Study site outlined in red, NSW Department of Lands



Figure 2.23 **The Gordons Grocery on the corner of Church Street and Victoria Road in 1935.**

File reference – Resumed property, Willmot Bros, Church Street – Victoria Road, Parramatta. 7/1935. State Library, Picman, GPO 1-21425 TITLE:

Resumed property, Willmot Bros, Church St-Victoria Rd, Parramatta

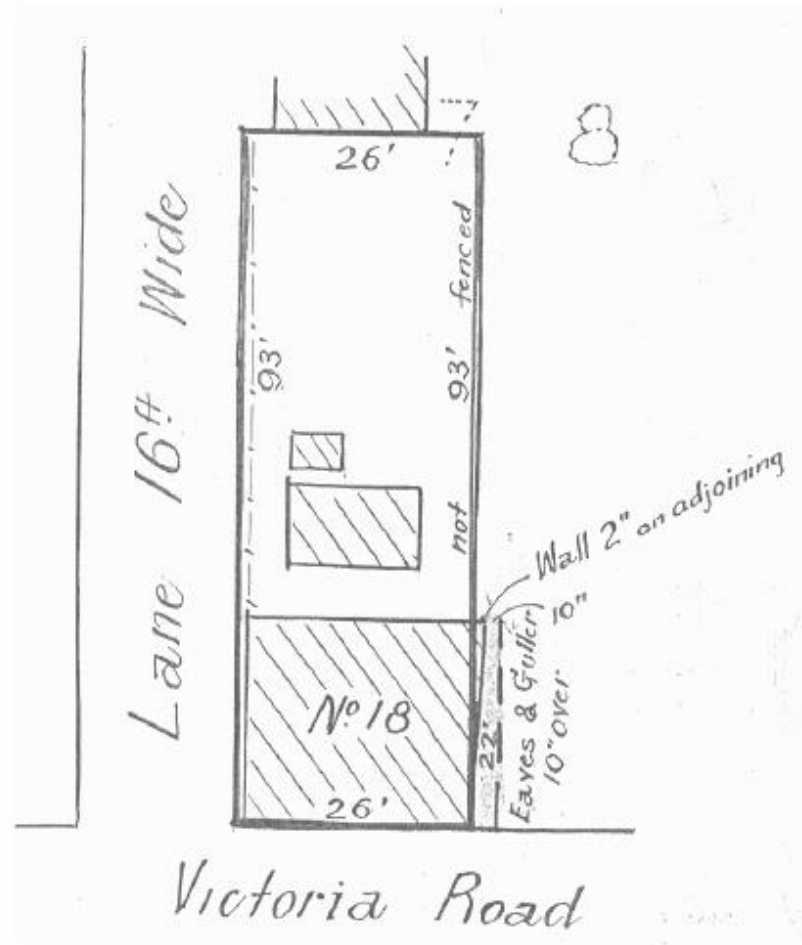


Figure 2.24 The Southern part of Lot 7 of Allotment 5a, 1937.
LTO Bk 1783 No. 18.

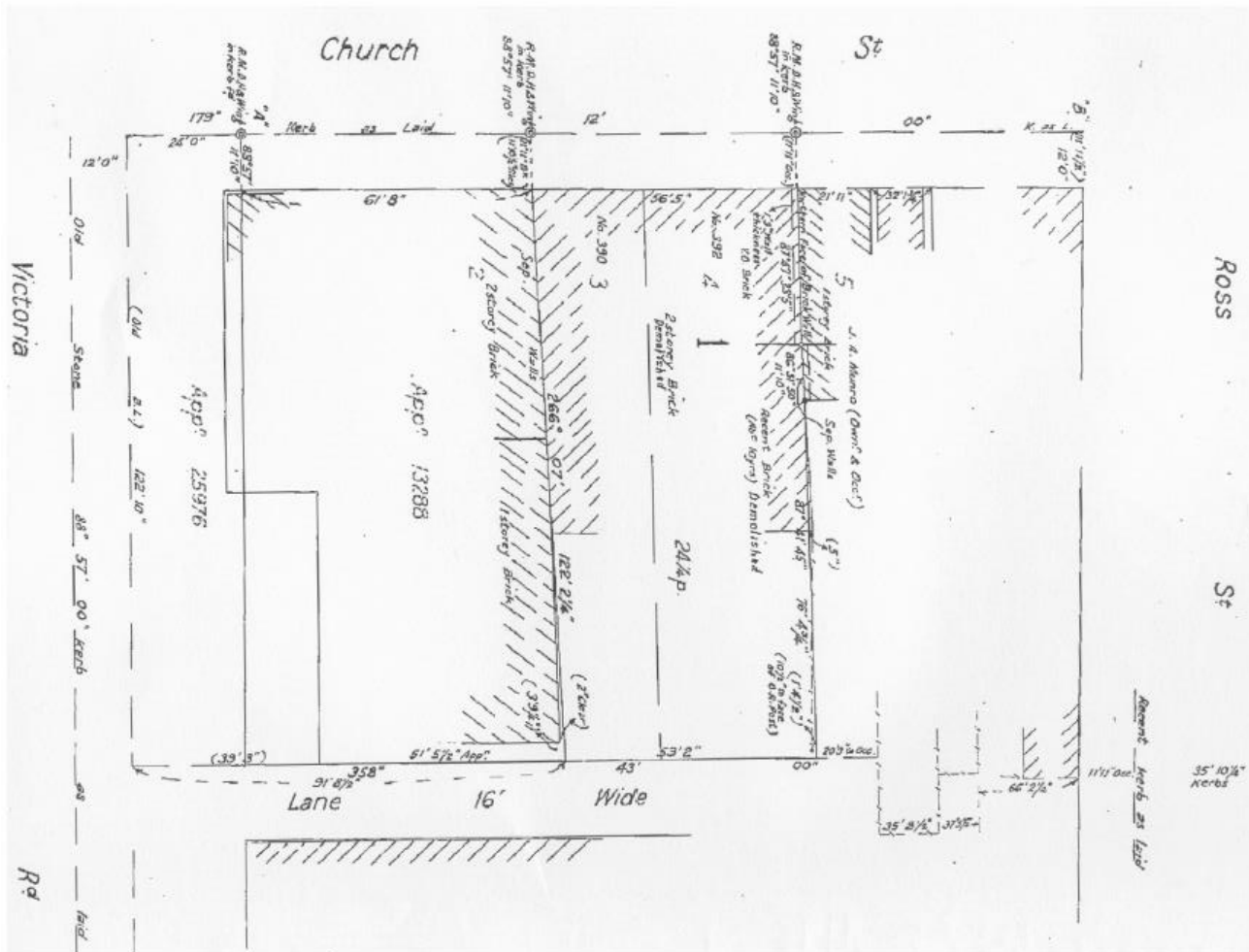


Figure 2.25 Lots 1 to 5 of Allotment 5a, 1959.
 W.G. Hunt (1959) Plan of Lots 3 and 4 of a Subdivision of Government Allotment 5a of Section 7 Town of Parramatta North. LTO DP 222735.

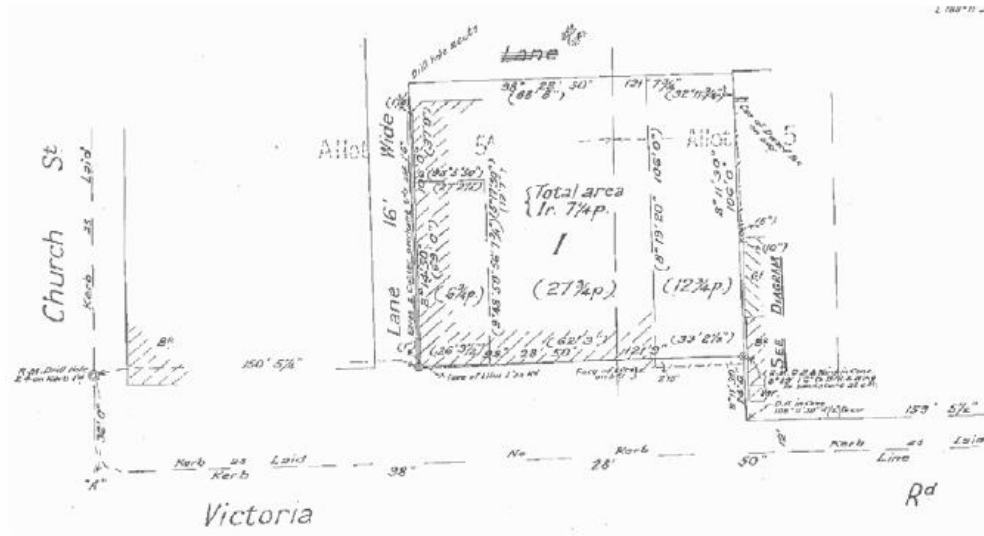


Figure 2.26 Lots 7 to 9 and part of Lot 10 of Allotments 5 and 5a, 1962.
W.G. Hunt (1962) Plan of Part of Allotments 5 and 5a Section 7. LTO DP 229791.

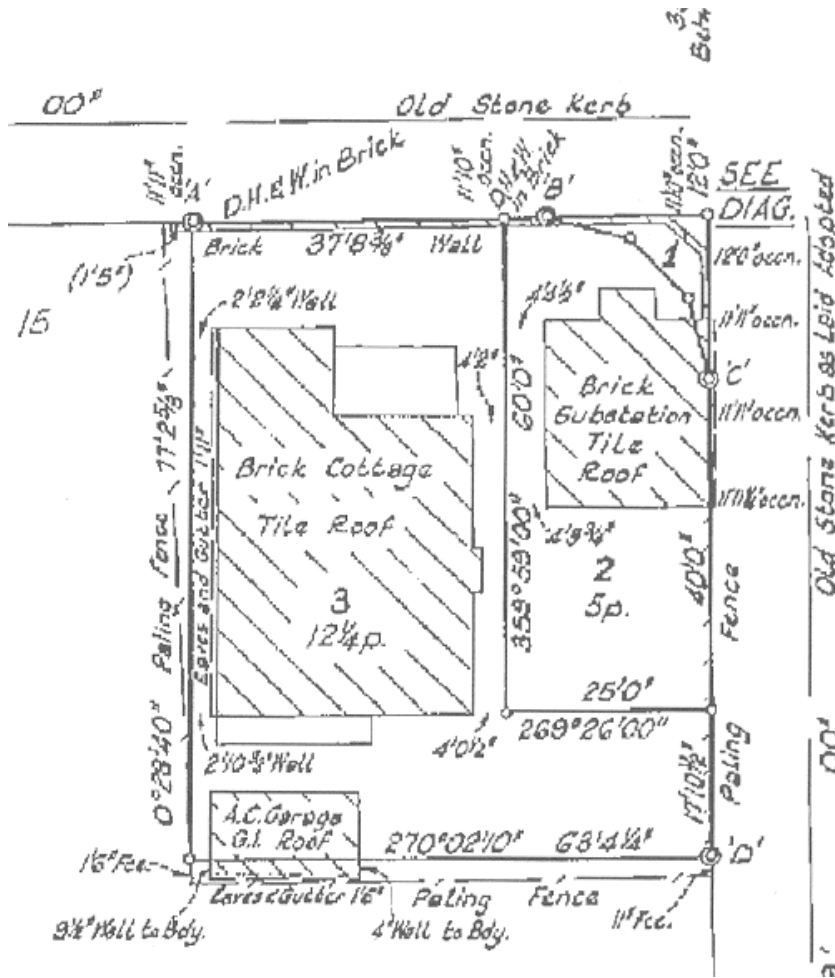


Figure 2.27 The northern part of Allotment 14 in 1967.
 H.C. McCubben (1967) Plan of Subdivision of Part of Allotment 14
 Section 7 Town of Parramatta being the whole of the land in
 Certificate of Title Vol.506 Fol.178.
 LTO DP 234466

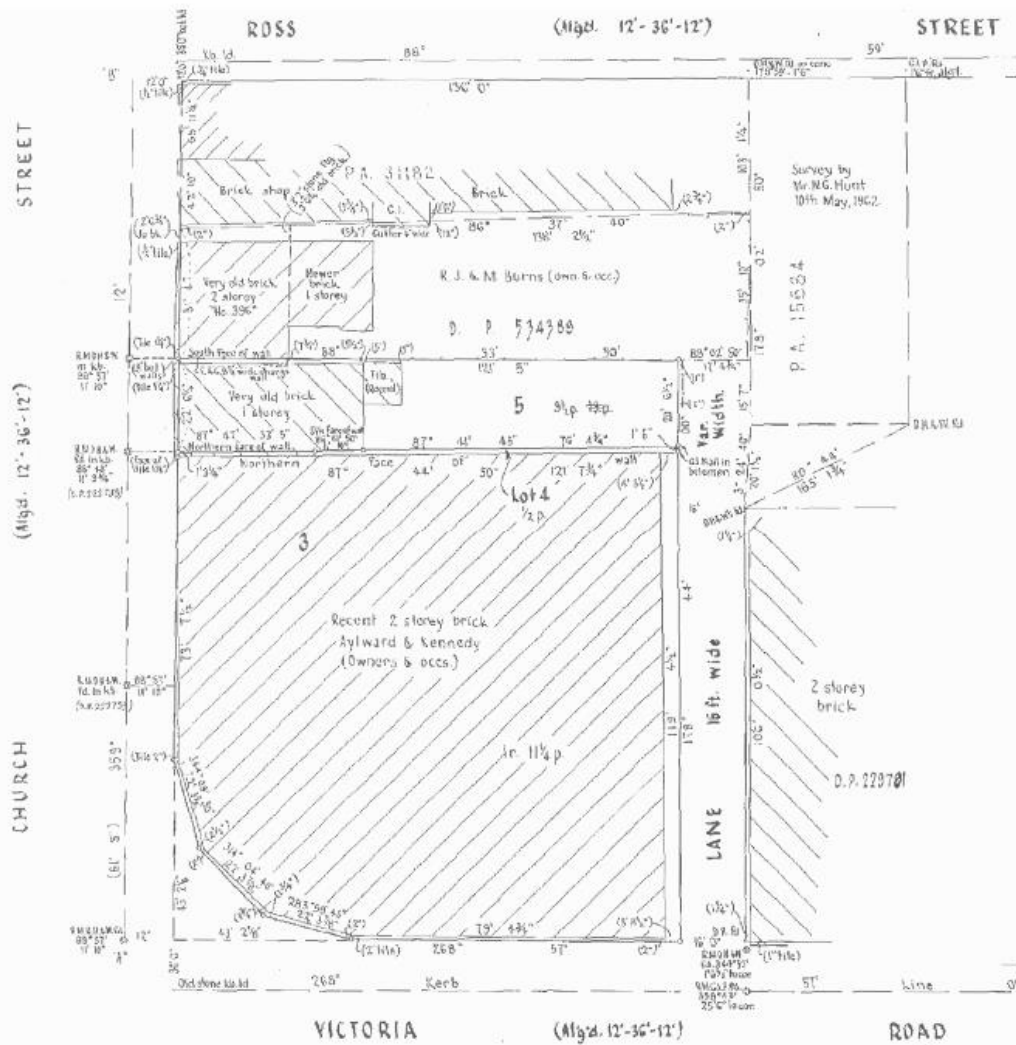


Figure 2.28 Part of Allotment 5a, 1968.
 W.T.W Ayling (1968) Plan of Subdivision of Lot 1 DP 222735. Lot 1 DP 519550 and Part RPA 13288 showing also Lot 5 of a subdivision of Allotment 5a of Section 7 of the Town of Parramatta (Deed Bk 2477 No. 345). LTO DP 543447.

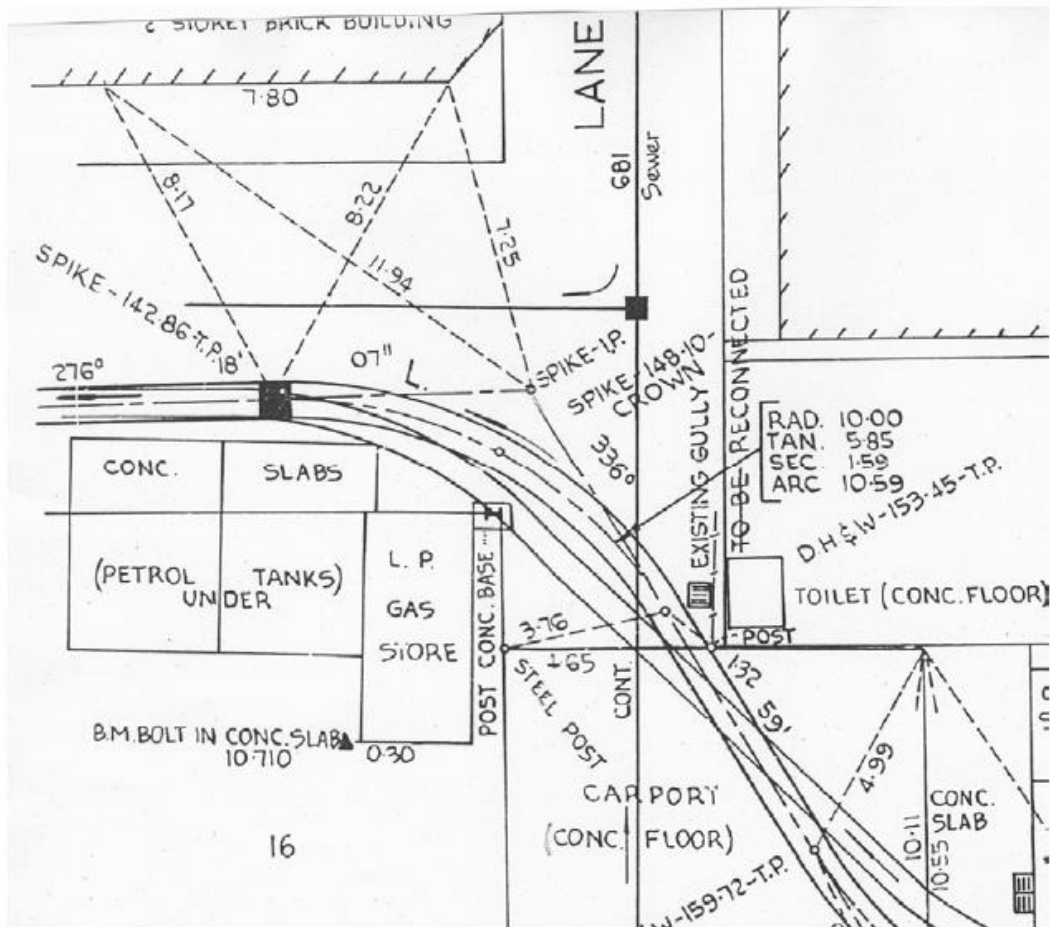


Figure 2.29 Part of a 1978 of the drain running through the site, showing the south western corner of Allotment 16. North is to the bottom of the page. Sydney Water, Index WO, No.99952, Sheet 2.

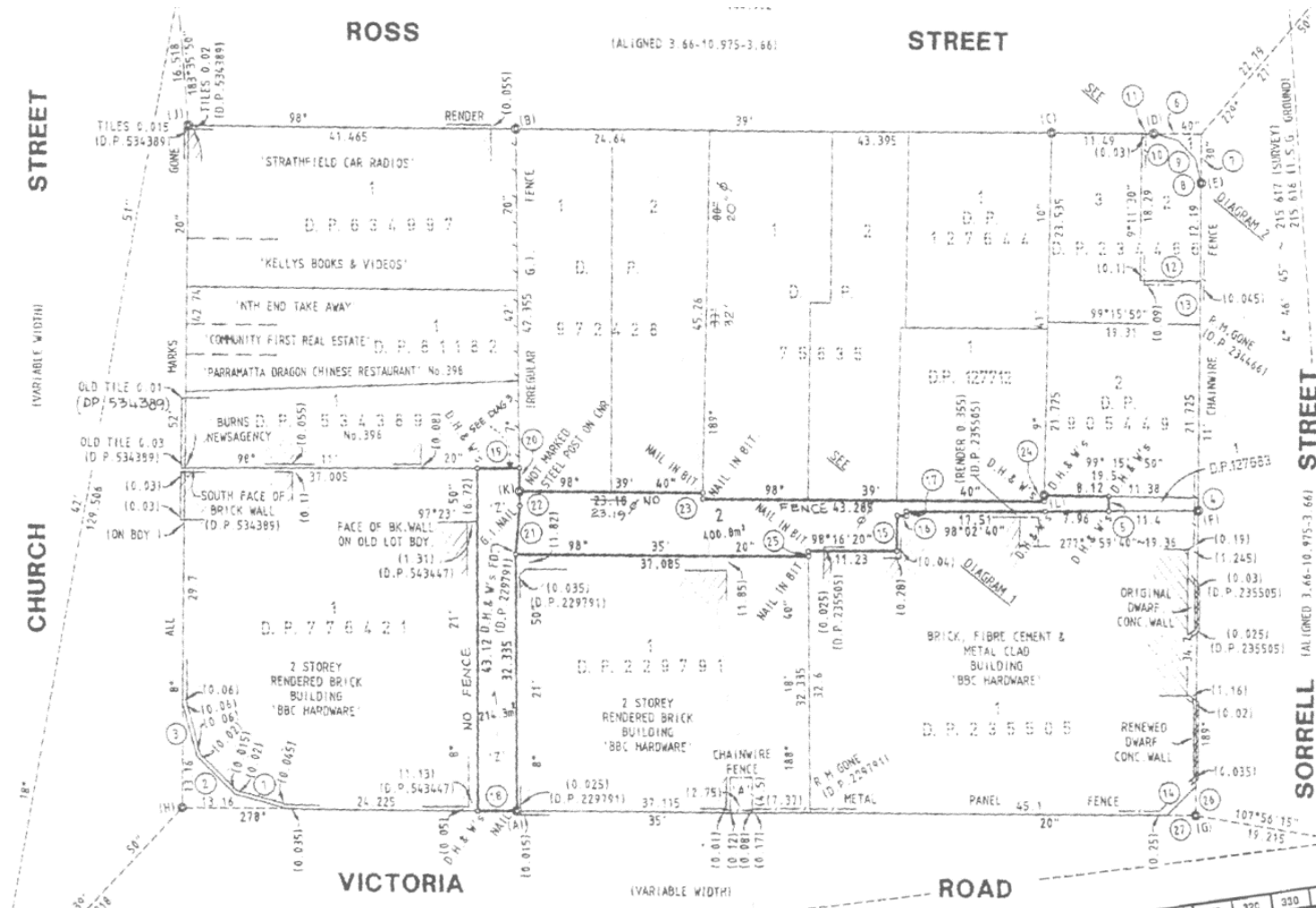


Figure 2.30 The site in 1998
 G.J. Hall (1998) Plan of Part of Government Allotments 5, 5A and 6 of Section 7 of the Town of Parramatta, and Part of the Land in Deed of Conveyance Book 137 No.39. LTO DP 1009622.

3.0 INITIAL FIELD WORKS

3.1 ARCHAEOLOGICAL ESTING 2004 & 2006

The main excavation works were preceded by three previous phases of works. In May 2004 test excavations were carried out in zones that were accessible at that time (part of the property was still leased). Under the same permit (2004/s140/21), in May 2006 the remaining test excavations were completed in newly vacated areas. The results of the testing are to be found in the comprehensive excavation permit (2006/s140/024) application volumes (AMAC 2006a), and a summary of the test trench finds appears in the relevant sections for trench reports (A, A2, B, C) in Volume II.¹⁶⁶

Figure 3.1 indicates the locations of test trenches A-J, and it is on the basis of the analysis of these finds that the main excavations took place and that lot 16 was in part conserved as it was in 2004-06 un-excavated.

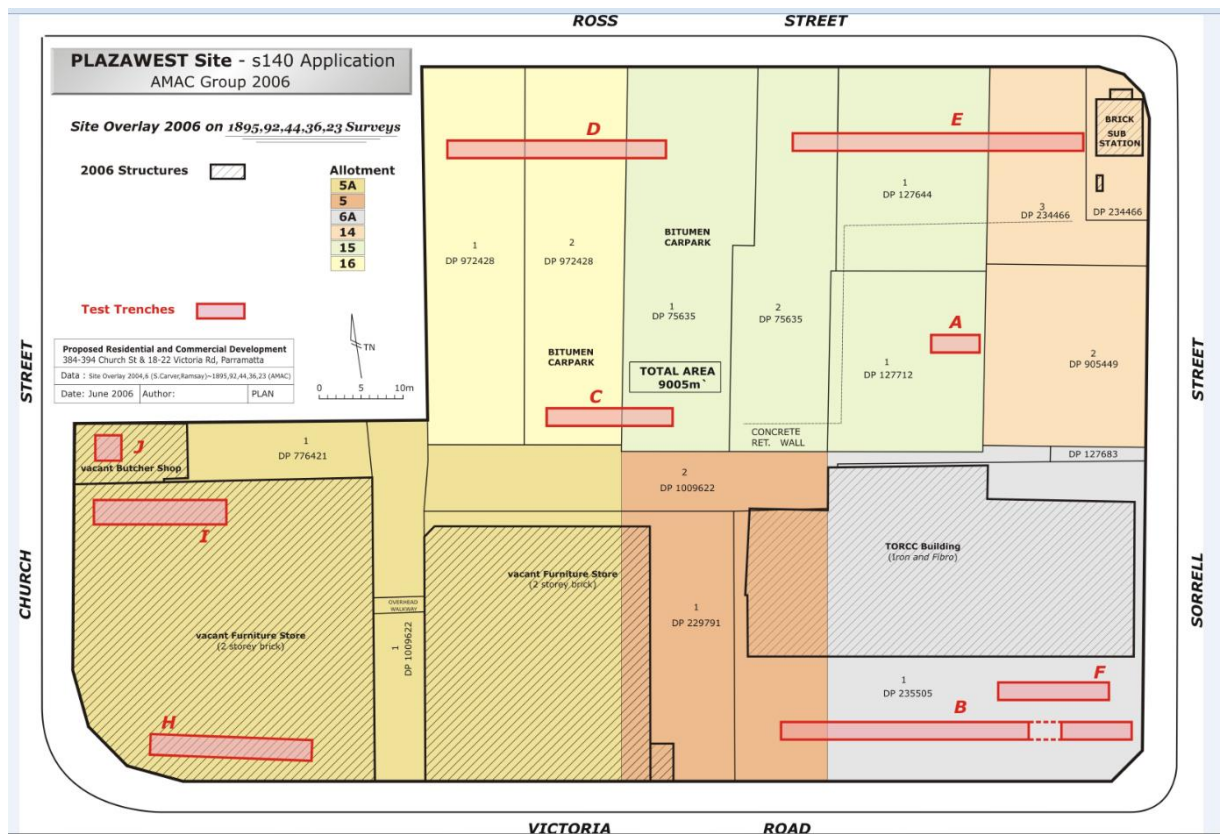


Figure 3.1 Overlay Diagram indicating Historic Development on Current Survey and test trench locations 2004-06 (AMAC 2006a)

¹⁶⁶ Excavation Permits for the site 2004/s140/21, 2006/s140/024.

AMAC 2006a The application volume can also be viewed in the series on line at www.archaeological.com.au "Duke of Wellington Inn"

3.2 MONITORING 2006

During May-August 2006 the remaining structures on the study site were demolished to ground level. Under the supervision of Martin Carney, Kevin Hickson and Fenella Atkinson, some the slabs and bitumen were removed, always working from the hard surfaces. Based on the testing results, some non-archaeological bedding and other fills were removed to test for contaminants.

Phase 1 May-June 2006

Monitoring of the removal of non-archaeological fills in identified contaminant hot spots began in May 2006 during the second testing phase, however shortly into the process an additional (asbestos) contaminant was discovered and work ceased. Works were diverted to the establishment of the conservation zone, and project offices. Demolition aside, the works were further delayed until July 2006 by weather and contaminant issues.

Phase 2 July-September 2006

Demolition continued in July and August supervised as required. In September (6/9/06) the Heritage Council approved application 2006/s140/024 and removal of all slabs and non-archaeological fills was carried out. Modern Foundation or footings that could not be removed without affecting archaeology were retained in situ (see Volume II). As soon as these areas were cleared of non-archaeological material, as far as could be safely removed by machine, the archaeological teams commenced, initially in area A and B, on 25th September 2006.¹⁶⁷

Images Monitoring 2006.

Date	Image No:	Future Trench
May -June	9289-90, 9296-9363, 9405-61, 9562	Area B
July	182-196	Area A
Aug-Sept	496-624	Area A-C

¹⁶⁷ Carney Site Diary 2006-2007

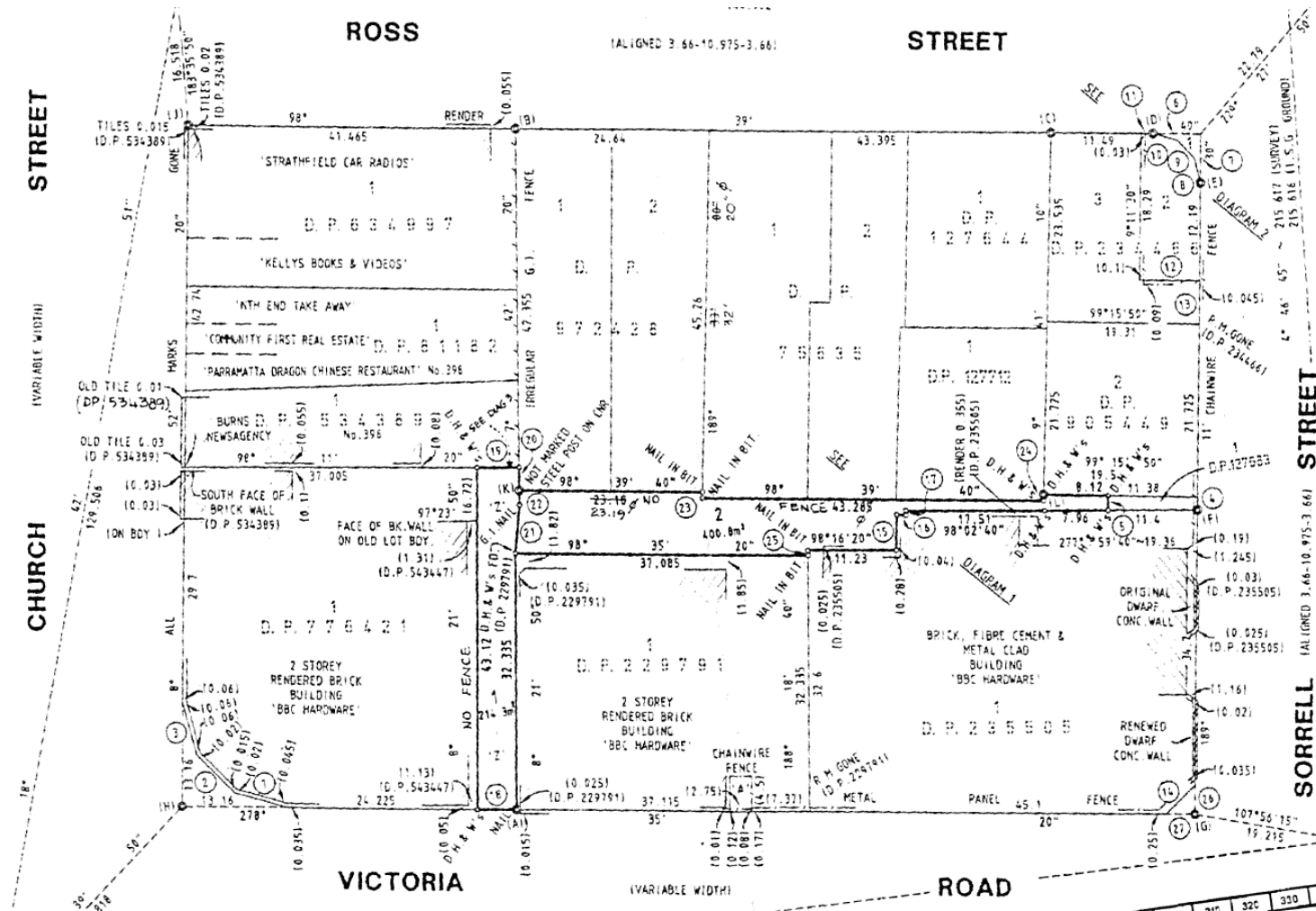








Figure 3.2 Survey of Study in 1998. Same configuration in 2004-2006
 G.J. Hall (1998) Plan of Part of Government Allotments 5, 5A and 6 of Section 7 of the Town of Parramatta, and Part of the Land in Deed of Conveyance Book 137 No.39. LTO DP 1009622.

	<p>Figure 3.3 Note former hardware store, originally Alyward and Kennedy buildings. Vicinity of Test trench C IMG_9408, May 2006.</p>
	<p>Figure 3.4, removal of slabs, fills and contaminants. The beige building was TORCC church and soup kitchen in 2004. The fills in this area had been imported from an early site in Parramatta and contained samel brick and indigenous artefacts, (see profile at south). Vicinity of Test trench C. The fill overlay a mid-20th century slab. IMG_9411, May 2006.</p>
	<p>Figure 3.5 Protection of conservation zone in allotment 16 (part) Future site offices location. IMG_9348, May 2006.</p>

	<p>Figure 3.6 Isolation of contaminants IMG_9450, June 2006</p>
	<p>Figure 3.7 Isolation of contaminants IMG_9455, June 2006</p>
	<p>Figure 3.8 Completion of conservation zone/ work compound. IMG_9461, June 2006</p>

 A photograph showing the demolition of a building. The skeletal metal frame of a structure is visible against a cloudy sky. A blue pickup truck is parked on the street in the foreground, and a blue fence runs along the site.	<p>Figure 3.9 Demolition former TORCC Church looking Northwest IMG_182, July 2006</p>
 A wide-angle photograph of a demolition site. The ground is dirt and covered with debris. In the background, several multi-story buildings are visible under a dark, overcast sky.	<p>Figure 3.10 Demolition looking South IMG_184, July 2006</p>
 A photograph of a demolition site with a yellow excavator in the center. The ground is covered in rubble and debris. A blue fence is visible in the foreground, and buildings are in the background under a cloudy sky.	<p>Figure 3.11 Demolition looking south-west IMG_186, July 2006</p>

	<p>Figure 3.12 Demolition TORCC church. IMG_190, July 2006</p>
	<p>Figure 3.13 Demolitions – Adjoining Heritage Building exposed. Looking North west IMG_193, July 2006</p>
	<p>Figure 3.14 Looking North IMG_194, July 2006</p>

	<p>Figure 3.15 Demolition to slab looking west IMG_516, September 2006</p>
	<p>Figure 3.16 Demolition to slab looking east (note Rose & Crown Hotel at centre left) IMG_498, September 2006</p>
	<p>Figure 3.17 Demolition to slab looking north east (note conservation zone (blue mesh) at left). IMG_499, September 2006</p>

	<p>Figure 3.18 Demolition to slab looking north west – note Heritage Building at left. IMG_506, September</p>
	<p>Figure 3.19 Demolition to slab looking north east. Compound at left IMG_509, September 2006.</p>
	<p>Figure 3.20 Demolition to slab looking west. Note former test Trench H in what became AREA A IMG_505, September 2006</p>



Figure 3.21
Commencement of
clean up following
removal of slabs
and fills Area A.
Looking West
IMG_592,
September
2006

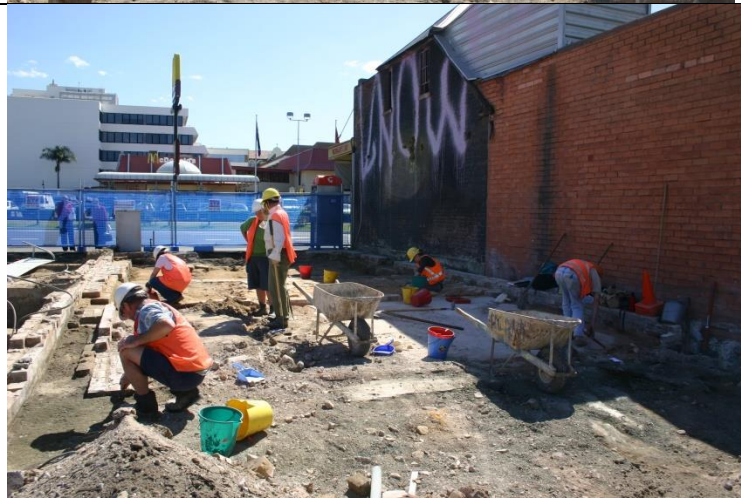


Figure 3.22
Commencement of
clean up following
removal of slabs
and fill Area A.
Looking West
IMG_597,
September
2006



Figure 3.23
Commencement of
clean up following
removal of slabs
and fills Area A-B.
Looking East
IMG_598
September
2006

3.3 RESULTS (MONITORING 2006)

This phase ensured protection of archaeological material and specifically the conservation zone.

Demolition to ground level, removal of limited hard surfaces, and removal of limited contaminants within non-archaeological fills carried out under supervision either with no impact to sensitive material or confirming the extent of non-archaeological material

Removal of contaminants exposed an interesting taphonomic process. The fills in Trench B/C near test trench C had been imported from an early site in Parramatta and contained samel brick and indigenous artefacts. The fill was clearly imported as it overlay a mid-20th century slab, and there was no identifiable structure demolished on the study site in this phase that could fit the fill matrix. Based on the stratigraphic data and the location across several earlier property boundaries, the episode probably took place during or just after the Aylward and Kennedy use of the site and infilled a shallow location, previously the ground sloping toward a former waterway.