

# Wingecarribee Shire

## Heritage Study 2021-23

A Community Based Heritage Study

Volume 3.15

### Preliminary Evidence Sheets for **Sutton Forest**

August 2023



*We're with you*

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## Part A: Recommended Heritage Places



# Old Rectory including interiors

## 488 Exeter Road, Sutton Forest. (2681689) 2020/240

### Recommendation

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Include as a new heritage item in Schedule 5 (Part 1 Heritage items) of the Wingecarribee Local Environmental Plan 2010.

### Heritage Survey 2009 Recommendation

List as a heritage item with the following statement of significance:

*The house has significance as an early Victorian residence.*

### Description

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October 2020: A one storey freestanding house that dates from the late Victorian period set well back from the road on a large 24,064 m<sup>2</sup> site in a rural setting. The site has a picket and wire fence and a left side driveway. The front garden is large and formally landscaped with mature trees and shrubs and features a picturesque setting. The façade presents as two projecting gabled bays with a verandah between and then smaller verandahs left and right of the bays. It is constructed of rendered brick. The tiled roof is gabled and each of the gables has elaborate timber fretwork. The verandah runs across the façade and has a bullnose profile in corrugated sheet metal and features cast metal posts and valance. Fenestration includes vertically proportioned double hung timber windows with bracketed hoods. The building appears to be in very good condition and is substantially intact. Garden is important.

### Description from Heritage Survey 2009:

A one storey freestanding house that dates from the Victorian period set on large site in a rural setting that has retained its context. The building is setback 100 metres from the street. The site has a non original front fence of face brick approximately 1.2 metres high and a central driveway. The front garden is large and formally landscaped with mature trees and shrubs and features a picturesque setting. The façade presents a simple projecting bay asymmetrical elevation and is constructed of painted brick. The roof is gabled. The roof is clad in concrete tile with decorative barge boards. The verandah runs across the façade and has a bullnose profile. It is clad in corrugated sheet metal and features timber posts and valance with brackets. The façade is obscured by high vegetation. Fenestration comprises vertically proportioned double hung timber windows with bracketed hoods. The building appears to be in good condition and is substantially intact.

INTEGRITY high/medium

Alterations include roof tiles.

### Internet Review

26 photos including image below and 2 plan and one historic photo at this site

<https://www.realestate.com.au/property/488-exeter-rd-sutton-forest-nsw-2577>



**Above:** Image from BDHS site at <https://berrima.imagegallery.me/>

Former Rectory of the Parish of Sutton Forest, Exeter Road, Sutton Forest. Built in the 1880s on the Glebe land for the Reverend John Mullins, the house was sold by the Church of England in the 1960s when the minister's place of residence was moved to Bundanoon.



**Above:** Image from the BDHS image library. 1980. Former Rectory of the Parish of Sutton Forest, Exeter Road, Sutton Forest. Built in the 1880s on the Glebe land for the Reverend John Mullins, the house was sold by the Church of England in the 1960s when the minister's place of residence was moved to Bundanoon.

## History

### Heritage Survey 2009 History

Nil.

### Heritage Significance Assessment

The proposed item has been assessed against the seven NSW Heritage Assessment Criteria. To be considered for local heritage listing, an item must meet one or more criteria on a local level. To understand more about the NSW Heritage Assessment Criteria, refer to the Heritage NSW publication *Assessing Heritage Significance* available online at <https://www.environment.nsw.gov.au/research-and-publications/publications-search/assessing-heritage-significance>.

NSW heritage assessment criteria	Assessment of site (no content = site has not been assessed against that criterion)
(a) HISTORICAL SIGNIFICANCE	<i>Of significance to the history of the local area because it illustrates the development of this area of Sutton Forest in the late 19th Century.</i>
(b) ASSOCIATIONAL SIGNIFICANCE	
(c) AESTHETIC OR TECHNICAL SIGNIFICANCE	<i>Of significance in demonstrating aesthetic achievement in the local area because the beauty of its setting, architectural form and interiors.</i>
(d) SOCIAL SIGNIFICANCE	<i>Of significance because of its association with the Anglican church having once been a rectory.</i>
(e) RESEARCH POTENTIAL	
(f) RARITY	
(g) REPRESENTATIVENESS	<i>Of significance in demonstrating the principal characteristics of a class of the local area's heritage in this case a very large high style example of a single storey Victorian-Residence in a rural setting.</i>

### Integrity/Intactness

Substantially intact although some alterations have been made.

### Statement of Heritage Significance

The Old Rectory at 488 Exeter Road is significant because it illustrates the development of this area of Sutton Forest in the late 19th Century and for its association with the Anglican church having once been a rectory. It is also of significance in demonstrating aesthetic achievement in the local area because the beauty of its setting, architectural form and interiors and in demonstrating the principal characteristics of a class of the local area's heritage in this case a very large high style example of a single storey Victorian-Residence in a rural setting.



## **‘Eling Forest’ stone cottage—former school room**

### **12587 Hume Highway Sutton Forest**

#### **Recommendation**

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Expand existing item “‘Eling Forest Winery” house, grounds and outbuildings” in Schedule 5 (Part 1 Heritage items) of the Wingecarribee Local Environmental Plan 2010 to “‘Eling Forest’—house, grounds and outbuildings including former school room”.

#### **Description**

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This street number is the same as Eling Forest. Image below from riotact web site.





**Above:** Images below from this undated site accessed 30/1/2022. Second image labelled as *The old School-master's Cottage* (circa late 1830's). This heritage-listed sandstone cottage has a King bedroom and two single bed rooms, a kitchen, a private lounge and a bathroom.

<https://www.elingforest.com.au/about?lightbox=datapitem-ipzebbnz>



## **‘Bridgewater Lodge’—house and garden**

### **13230 Hume Highway, Sutton Forest**

#### **Recommendation**

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Include as a new heritage item in Schedule 5 (Part 1 Heritage items) of the Wingecarribee Local Environmental Plan 2010.

#### **Heritage Survey 2009 Recommendation**

List as a heritage item with the following statement of significance:

*The property has historic significance as a substantial early rural holding.*

#### **Description**

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October 2020: Not found or inspected. These notes drawn up from internet site below. Main house is a single storey sandstone cottage likely to be from the late 19<sup>th</sup> century with a hipped roof of corrugated metal. It is located on a large C. 40 hectare rural property. The verandah is bullnosed and also of corrugated metal and supported by iron posts, brackets and valance. The Garden is extensive and includes mature trees and tennis court and a fountain.

#### **Internet Review**

<https://www.realestate.com.au/property/13230-hume-hwy-sutton-forest-nsw-2577>





## History

### Heritage Survey 2009 History

Nil.

### Heritage Significance Assessment

The proposed item has been assessed against the seven NSW Heritage Assessment Criteria. To be considered for local heritage listing, an item must meet one or more criteria on a local level. To understand more about the NSW Heritage Assessment Criteria, refer to the Heritage NSW publication *Assessing Heritage Significance* available online at <https://www.environment.nsw.gov.au/research-and-publications/publications-search/assessing-heritage-significance>.

NSW heritage assessment criteria	Assessment of site
	<i>(no content = site has not been assessed against that criterion)</i>
<b>(a) HISTORICAL SIGNIFICANCE</b>	<i>Of significance to the history of the local area because it illustrates the development of this area of Sutton Forest in the late 19th Century.</i>
<b>(b) ASSOCIATIONAL SIGNIFICANCE</b>	
<b>(c) AESTHETIC OR TECHNICAL SIGNIFICANCE</b>	<i>Of significance in demonstrating aesthetic achievement in the local area because the beauty of its setting, garden and architectural form.</i>
<b>(d) SOCIAL SIGNIFICANCE</b>	
<b>(e) RESEARCH POTENTIAL</b>	
<b>(f) RARITY</b>	

NSW heritage assessment criteria	Assessment of site
<b>(g) REPRESENTATIVENESS</b>	<i>Of significance in demonstrating the principal characteristics of a class of the local area's heritage in this case a single storey sandstone symmetrically fronted late Victorian-Residence in a rural setting.</i>

**Integrity/Intactness**

Substantially intact although some alterations have been made.

**Statement of Heritage Significance**

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Bridgewater Lodge at 13230 Hume Highway, Sutton Forest. is significant because it illustrates the development of this area of Sutton Forest in the late 19th Century. It is of significance in demonstrating aesthetic achievement in the local area because of the beauty of its setting, garden and architectural form and in demonstrating the principal characteristics of a class of the local area's heritage in this case a single storey sandstone symmetrically fronted late Victorian-Residence in a rural setting.



## **‘Inverary’**

### **7310 Illawarra Highway, Sutton Forest**

#### **Recommendation**

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Include as a new heritage item in Schedule 5 (Part 1 Heritage items) of the Wingecarribee Local Environmental Plan 2010.

#### **Heritage Survey 2009 Recommendation**

List as a heritage item with the following statement of significance:

*The house has significance as an important early homestead.*

#### **Description**

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October 2020: This is the first house on the right in Dittons Lane. Not easy to see from the street but visible as a single storey hipped roof house with corbelled chimneys. Driveway runs to the left of the house and through a car wide lychgate to rear buildings at left. Very good gardens. One clear image on internet site see below. Appears to date from the in the late Victorian/Early Federation period.



#### **Internet Review**

<https://www.pinterest.co.uk/pin/455285843557003700/visual-search/?x=16&y=10&w=530&h=157&cropSource=6>



**Above:** The Pinterest image by David Gibbons mentioned Inverary as a family home. This article relates to Patrica Gibbons at Sutton Forest from the Southern Highland News 27/2/2017. <https://www.southernhighlandnews.com.au/story/4494564/nonogenerian-gathers-family-in-sutton-forest-photos/>

*Members from across the world travelled to the Highlands recently for a very special event.*

*They came from Singapore, China and Queensland to celebrate Patricia Gibbons 90th birthday at Southern Highlands Winery on February 25.*

*English-born Patricia met Bowral-born (Lionel) Gordon Gibbons (1910-1998) in South Africa and emigrated to Australia in 1954.*

*Patricia has four children, six grandchildren and eight great-grandchildren.*

*Most were able to attend the birthday celebrations.*

*Gordon passed away 18 years ago and is buried at the All Saint Church in Sutton Forest.*

*Patricia continues to manage the family property in Sutton Forest and holds a driver's license.*

*She drives to Moss Vale, Bowral and Mittagong most days of the week to collect her mail and groceries.*

*Patricia said that she eats a healthy breakfast of cereals and fruit every day, has a big main meal at lunchtime and a snack for dinner.*

*She still uses her John Deere ride-on mower to slash the grass in the paddocks and refuses to let anyone take her seat.*

*Patricia takes part in the annual Moss Vale Show and has won prizes for her watercolours artwork.*

## History

### Heritage Survey 2009 History

Nil.

### Note on Bowral-born (Lionel) Gordon Gibbons (1910-1998)

Likely to be the son of Serviceman: **GIBBONS, Clarence Gordon** Service no. 623 b 1886 – Wingello, NSW (17151) who died on Anzac Day 26 April 1915

**There is also a Thomas George Gordon Gibbons (1855-1942)** of Sutton forest – Grandfather of (Lionel) Gordon Gibbons (1910-1998)?

Born in Reading, Berkshire, Buckinghamshire, England, UK on 1 Jul 1855 to William Matthew Hutchinson Gibbons and Elizabeth Cornwallis. Thomas George Gordon Gibbons married Rose Nichols



PATON and had 2 children. He passed away on 18 Feb 1942 in Sutton Forest, Moss Vale, New South Wales, Australia.



*Above: image from Heritage Survey 2009*

## Heritage Significance Assessment

The proposed item has been assessed against the seven NSW Heritage Assessment Criteria. To be considered for local heritage listing, an item must meet one or more criteria on a local level. To understand more about the NSW Heritage Assessment Criteria, refer to the Heritage NSW publication *Assessing Heritage Significance* available online at <https://www.environment.nsw.gov.au/research-and-publications/publications-search/assessing-heritage-significance>.

NSW heritage assessment criteria	Assessment of site (no content = site has not been assessed against that criterion)
<b>(a) HISTORICAL SIGNIFICANCE</b>	<i>Of significance to the history of the local area because it illustrates the development of this section of Sutton Forest in the late Victorian/Early Federation period.</i>
<b>(b) ASSOCIATIONAL SIGNIFICANCE</b>	<i>Of significance because of its association in the local area with the Gibbons family of Sutton Forest including English-born current owner Patricia Gibbons who married Bowral-born (Lionel) Gordon Gibbons (1910-1998).</i>
<b>(c) AESTHETIC OR TECHNICAL SIGNIFICANCE</b>	<i>Of significance in demonstrating aesthetic achievement in the local area because the beauty of its setting and architectural form.</i>
<b>(d) SOCIAL SIGNIFICANCE</b>	
<b>(e) RESEARCH POTENTIAL</b>	
<b>(f) RARITY</b>	
<b>(g) REPRESENTATIVENESS</b>	<i>Of significance in demonstrating the principal characteristics of a class of the local area's heritage in this case a large single storey residence from the late Victorian/Early Federation period in rural setting.</i>

**Integrity/Intactness**

Substantially intact although some alterations have been made.

**Statement of Heritage Significance**

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Inverary at 7310 Illawarra Highway, Sutton Forest, is significant because it illustrates the development of this section of Sutton Forest in the late Victorian/Early Federation period. And for its association with the Gibbons family of Sutton Forest including English-born current owner Patricia Gibbons who married Bowral-born (Lionel) Gordon Gibbons (1910-1998). It is also of significance in demonstrating aesthetic achievement in the local area because the beauty of its setting and architectural form and for demonstrating the principal characteristics of a class of the local area's heritage in this case a large single storey residence from the late Victorian/Early Federation period in rural setting.

## **‘Goondi’—former formerly John Hands Federal Stores 7360 Illawarra Hwy, Sutton Forest**

### **Recommendation**

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Include as a new heritage item in Schedule 5 (Part 1 Heritage items) of the Wingecarribee Local Environmental Plan 2010.

### **Heritage Survey 2009 Recommendation**

List as a heritage item with the following statement of significance:

*The building is of historic and social significance for its role in providing services to the local community, and for its contribution to the community's sense of place.*

### **Description**

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October 2020: A small one storey freestanding building possibly from early 20<sup>th</sup> Century set on a large 12,876 m<sup>2</sup> site in a semi-rural setting that has retained its context. The building is built to the street alignment. The site has subsidiary corrugated iron sheds. The façade presents a simple symmetrical elevation and is constructed of painted brick. The roof has a parapet with decorative brick binding. The awning runs across the façade and has a bullnose

profile. It is clad in corrugated sheet metal and features cast iron brackets. The front door is centrally located and is 4 panelled with fanlight. Fenestration comprises large fixed 4 pane shop windows. The building appears to be in poor condition but substantially intact.





*Above: Image date not known. Source BDH&FHS.*

## Internet Review

Nil

## History

In operation in 1904. The store is referred to in an advertisement for a tender for tree work in Tugalong. (See 1904 'Advertising', *The Scrutineer and Berrima District Press (NSW : 1892 - 1948)*, 20 February, p. 3. , viewed 27 Jun 2023, <http://nla.gov.au/nla.news-article127657757>.)

## Heritage Survey 2009 History

Nil.

## Heritage Significance Assessment

The proposed item has been assessed against the seven NSW Heritage Assessment Criteria. To be considered for local heritage listing, an item must meet one or more criteria on a local level. To understand more about the NSW Heritage Assessment Criteria, refer to the Heritage NSW publication *Assessing Heritage Significance* available online at <https://www.environment.nsw.gov.au/research-and-publications/publications-search/assessing-heritage-significance>.

NSW heritage assessment criteria	Assessment of site
	<i>(no content = site has not been assessed against that criterion)</i>
<b>(a) HISTORICAL SIGNIFICANCE</b>	<i>Of significance to the history of the local area in illustrating the development of the village of Sutton forest.</i>
<b>(b) ASSOCIATIONAL SIGNIFICANCE</b>	<i>Of significance because of its strong or special association in the local area with business John Hand who used this building as his Federal Store.</i>

NSW heritage assessment criteria	Assessment of site
<b>(c) AESTHETIC OR TECHNICAL SIGNIFICANCE</b>	<i>Of significance in demonstrating aesthetic value in the local area because of its setting and architectural form.</i>
<b>(d) SOCIAL SIGNIFICANCE</b>	
<b>(e) RESEARCH POTENTIAL</b>	
<b>(f) RARITY</b>	<i>Of significance in representing a relatively rare aspect of the local area's heritage in this case a very small village general store.</i>
<b>(g) REPRESENTATIVENESS</b>	

### **Integrity/Intactness**

Substantially intact although some alterations have been made.

### **Statement of Heritage Significance**

Goondi, formerly John Hand's Federal Stores, at 7360 Illawarra Hwy, Sutton Forest is significant in illustrating the development of the village of Sutton Forest and for its association with businessman John Hand who used this building as his Federal Store. It is also of significance in demonstrating aesthetic value in the local area because of its setting and architectural for being a relatively rare item of the local area's heritage in this case a very small village general store.



## **‘Red Cow Farm’—cottage and garden**

### **7480 Illawarra Highway, Sutton Forest**

#### **Recommendation**

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Include as a new heritage item in Schedule 5 (Part 1 Heritage items) of the Wingecarribee Local Environmental Plan 2010.

#### **Heritage Survey 2009 Recommendation**

List as a heritage item with the following statement of significance:

*The house has significance as an early Victorian residence.*

#### **Description**

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October 2020: A single storey freestanding cottage that dates from as early as the 1820s set on a large site in a rural setting that has retained its context. The building is setback from the street and has a timber picket fence.

The garden for Red Cow Farm is renowned open garden in the Southern Highlands. The façade presents a simple symmetrical elevation and is constructed of painted brick. The roof is gabled with a steep pitch and has closed eaves. The roof is clad in corrugated sheet metal and features corbelled brick chimneys and terracotta chimney pots. The verandah runs across the façade and has a straight profile and is clad in corrugated sheet metal and has timber posts. The front door is centrally located with fanlights. Fenestration comprises multi pane double hung timber windows. The building appears to be in good condition and is highly intact.



## Internet Review

Website for Red Cow Farm with excellent photos, map and text at <http://www.redcowfarm.com.au/home.html> Text and site map below is from this same site.

## History

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### From Red Cow Farm website

<http://www.redcowfarm.com.au/home.html>

*In the historic village of Sutton Forest, little has changed since early settlement in the 1820s. In 1820, the ex-convict George Sewell was granted a parcel of land in the village of Sutton Forest in the Southern Highlands of New South Wales. He built the existing cottage as a gentleman's residence and named the property Red Cow Farm, identifying the red Hereford cows grazing in the surrounding paddocks.*

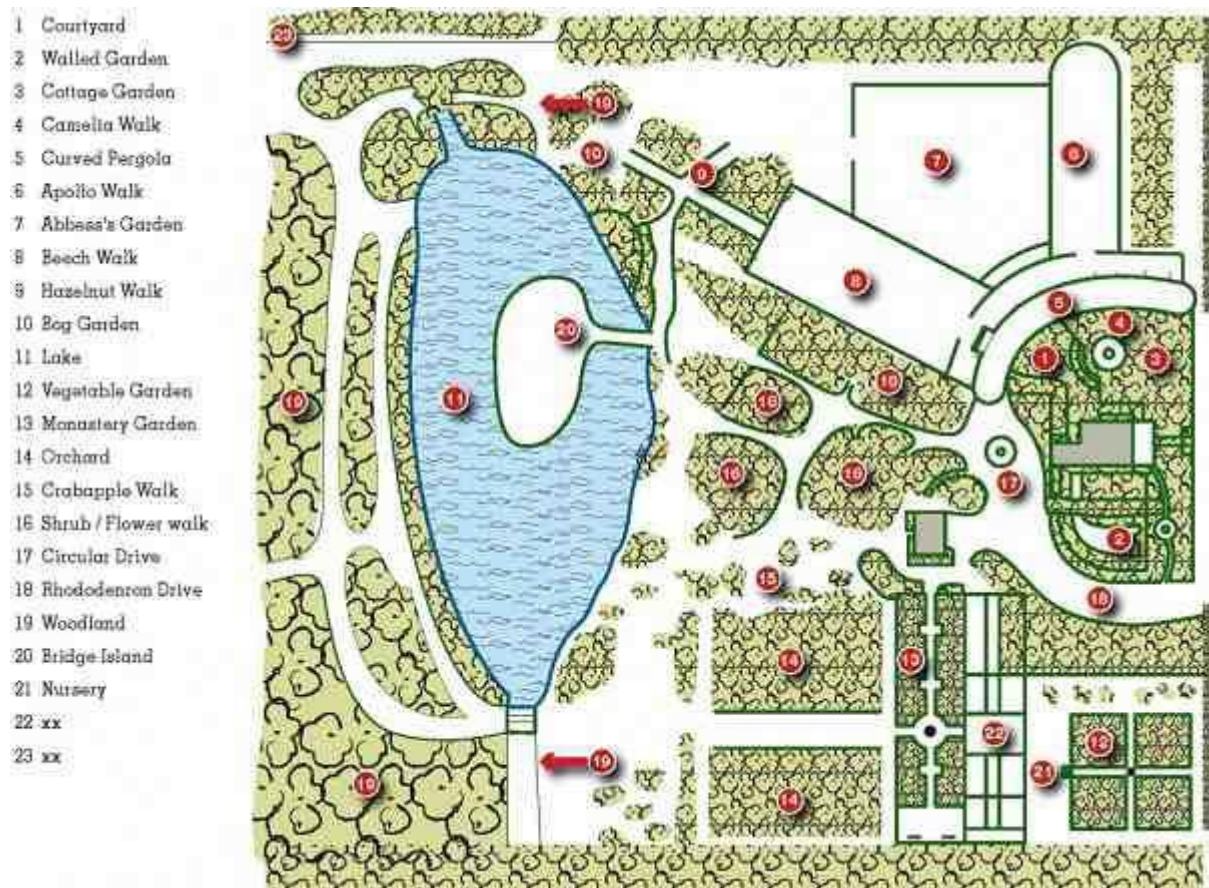
*In 1990, the current owners Ali Mentesh and Wayne Morrissey bought the property and pursued their dream of creating one of the world's best gardens. Visually, little has changed with the original cottage that flanks the roadside. A picket fence entices the visitor to explore this creative garden representing years of dedication from the owners.*

*Red Cow Farm and its current owners, Ali and Wayne have created a world-famous garden with the transformation of this 2.5 hectares in the historic village of Sutton Forest.*

### Garden

*Surrounded by one of the prettiest rural vistas in the Southern Highlands, Red Cow Farm's spectacular colour display will impress any garden enthusiast. Close by the roadside, the 1820's cottage is surrounded by an abundant Cottage Garden of roses and perennials, an outstanding landmark in the historic village of Sutton Forest. This is a garden that beckons a second and third visit as it enriches the mind and body while you savour the fresh country air in an ambience that is visually and mentally inspiring.*

*Red Cow Farm is divided into 20 garden rooms featuring a Monastery Garden, Abbess' Garden, Woodland, Beech Walk, Lake, Bog Garden, Orchard and Kitchen Garden.*



**Above:** Website for Red Cow Farm with excellent photos, map and text at <http://www.redcowfarm.com.au/home.html> Text below and site map above is from this same site.

*A walk through the Woodland reveals a collection of rare trees and maples. Meander through this garden, discovering the formally structured garden rooms and layout with exuberant plantings, while angels and gargoyles keep watch. Rhododendrons and birches line the walk leading to the Bog Garden and Lake, where Albertine roses ramble over the railings of a beautiful old wooden bridge leading to an island. An extensive collection of 800 roses is dispersed throughout the gardens with impressive herbaceous borders of rare shrubs and perennials. Established fruit trees abundant with apples, pears and other stone fruits, entice the visitor into sampling a piece of fresh fruit! The Kitchen Garden is truly an inspiration for anyone to produce their own fresh herbs and vegetables. In the seclusion of the walled Monastery Garden, featuring artworks and statues of saints, including the patron saint of gardens, St Fiacre, perennials and roses create a space for solitude and reflection.*

## Heritage Significance Assessment

The proposed item has been assessed against the seven NSW Heritage Assessment Criteria. To be considered for local heritage listing, an item must meet one or more criteria on a local level. To understand more about the NSW Heritage Assessment Criteria, refer to the Heritage NSW publication *Assessing Heritage Significance* available online at <https://www.environment.nsw.gov.au/research-and-publications/publications-search/assessing-heritage-significance>.

NSW heritage assessment criteria	Assessment of site (no content = site has not been assessed against that criterion)
<b>(a) HISTORICAL SIGNIFICANCE</b>	<i>Of significance to the history of the local area because it illustrates the development of this area of Sutton Forest in the early 19th Century.</i>
<b>(b) ASSOCIATIONAL SIGNIFICANCE</b>	<i>Of significance because of its association with</i> <ol style="list-style-type: none"> <li><i>1. Ex-convict and first owner George Sewell</i></li> <li><i>2. The current owners Ali Mentesh and Wayne Morrissey who bought Red Cow Farm in the 1990 and have since created a high quality and well respected open garden.</i></li> </ol>
<b>(c) AESTHETIC OR TECHNICAL SIGNIFICANCE</b>	<i>Of significance in demonstrating aesthetic achievement in the local area because the beauty of its garden setting and architectural form.</i>
<b>(d) SOCIAL SIGNIFICANCE</b>	<i>Of significance because of its association with the garden community because of its fine garden.</i>
<b>(e) RESEARCH POTENTIAL</b>	
<b>(f) RARITY</b>	<i>Of significance because the item possesses a rare aspect of the local area's heritage in this case a very early 19th Century cottage and possibly from the 1820s.</i>
<b>(g) REPRESENTATIVENESS</b>	

### Integrity/Intactness

Substantially intact although some alterations have been made.

### Statement of Heritage Significance

Red Cow Farm at 7480 Illawarra Highway, Sutton Forest. is significant because it illustrates the development of this area of Sutton Forest in the early 19th Century and for its association with first owner George Sewell and current owners Ali Mentesh and Wayne Morrissey who have since created a high quality and well respected open garden. It is of significance in demonstrating aesthetic achievement in the local area because the beauty of its garden setting and architectural form and in the case of the cottage it is significant because it is a rare item of the local area's heritage in this case a very early 19th Century cottage and possibly from the 1820s.



# **‘Cardrona’—homestead**

## **51 Kater Road, Sutton Forest**

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### **Recommendation**

Expand existing item “‘Cardrona’ (former Eagleroo) grounds” in Schedule 5 (Part 1 Heritage items) of the Wingecarribee Local Environmental Plan 2010 to include house.

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### **Description**

NOTE: This currently LEP listed site is for the garden only. Not clear why the house was not listed. We now have good information on the site to suggest the buildings should be listed as well.

- A 1918 Hardie and Gorman Real Estate book which has two pages on Cardrona when it was called Glen View.
- Information from Linda Emery and early images from BDHS>
- Detailed information on Sir Cecil Hoskins and his wife Dorothy who were at Cardrona after selling Invergowrie at Exeter and until Sir Cecil's death in 1971.
- Modern real estate images on Cardrona.

### **Original/former names**

Glen View, Moondani and Eagleroo

### **"Cardrona" - An exceptional Southern Highlands' property**

“Cardrona”, situated at Sutton Forest, is one of the district’s finest properties.

The gracious ..... homestead is an outstanding example of the period, a home built to the highest specification and of excellent proportion.

In addition to the main homestead is a charming circa 1900 guest cottage linked to the homestead by a porte cochere. Further accommodation consisting of an architecturally designed three bedroom guest house / manager’s residence in keeping with the main homestead and “Rose Cottage”.

The residences are surrounded by genuine park-like gardens, mature trees of great beauty and sweeping lawns. The garden outlook also comprises of an ornamental lake and summer house.

Hedging to the garden perimeter ensures absolute privacy. The balance of the property is subdivided into three main paddocks, seven horse paddocks and six day yards. There is over five kilometres of timber post and rail fencing, the majority of which is electrified. The property is well watered by dam, bore and troughs. Town water is connected.

Excellent machinery shedding, five stables, wash bay, sand arena and training track.

<http://www.realestateworld.com.au/property-rural-farm-sutton-forest-nsw-2809200/display.aspx>

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### **History**

#### **Comment by Linda Emery 2021**

The Berrima District Historical & Family History Society has photos at Mittagong that show that the house has been much altered and added to over time. The archives also have photos of the house brought in by Bill Galbraith who is the grandson of the Metcalfes who owned the house from 1932 to c.1952. The Arnolds did extensive alterations to the house when they owned it.





**Above:** Image from 2018 site: <http://www.realestateworld.com.au/property-rural-farm-sutton-forest-nsw-2809200/display.aspx>



**Above:** Image above from BDHS Cardrona, Sutton Forest NSW. Date created: 1932 Description:

View the house at Cardrona, a grazing property at Sutton Forest during the ownership of the Metcalfe family.



**Above:** Image above from BDHS Cardrona, Sutton Forest NSW. Date created: 1932 Description:

View the house at Cardrona, a grazing property at Sutton Forest during the ownership of the Metcalfe family.



**Above:** Image above from BDHS Cardrona, Sutton Forest NSW. Date created: 1934 Description:  
Beryl (Biddy) Marjorie de Mestre (left) and Georgina Metcalfe in the garden of Cardrona, Sutton Forest, during the ownership of the Metcalfe family.





**Above:** Image is Rose Cottage in the garden. Image from 2018 site: <http://www.realestateworld.com.au/property-rural-farm-sutton-forest-nsw-2809200/display.aspx>



**Above:** Image from 2018 site: <http://www.realestateworld.com.au/property-rural-farm-sutton-forest-nsw-2809200/display.aspx>

**Information on Sir Cecil Harold Hoskins (1889 - 1971) and his wife Dorothy Gwynn Hoskins (nee Loveridge) (1890 - 1982) owners of Cardrona from c. 1950 to c. 1971.** After Cecil died in 1971 Dorothy moved to *Eastover* at 173 Merrigang Street, Bowral. Information below from this site accessed 7/9/2021

<https://www.geni.com/people/Sir-Cecil-Hoskins-Sir/6000000000848295332>

(from 'Hoskins History' compiled by Donald G Hoskins, 1988)

Cecil's education at Newington (and at King's College, Goulburn while his parents were in the West on the Goldfields project) was unspectacular, and showed no portent of the success he would achieve, both in the steel business, and the A.M.P. Society. Before entering the Lithgow works with his father, he had only a short period of experience with Briscoe & Co., Iron and Steel merchants in Sydney. He learned no trade, and had no tertiary qualifications of any kind. In 1908, Charles took his family to reside at 'Eskroy Park' (except for Flo who was married in 1907). 'Illyria' was leased out for a while, and later sold.

There followed three eventful years for the family. Wilmot was married in 1910; a major strike at the works occurred in 1911 and, in 1912, Hilda died tragically in an accident at the level crossing gates at 'Eskroy Park'. Charles' sons, now all helping in running the Lithgow enterprise, must have had very little time or opportunity for acquiring social graces!

Meantime, other important events were in train which would have a profound influence on the family. Only a few blocks away from 'St Cloud', Dorothy Loveridge lived in Shaftesbury Road with her parents. She attended P.L.C. Croydon, and probably like most young ladies of the time, her scholastic achievements were modest; but she was an accomplished artist, and quickly reached the standards of a concert pianist. Dorothy established a friendship with George Hoskins' daughters Irene and Gladys, who were of much the same age.

Dorothy's younger sister, Madge (still a teen-ager at the time), recalls that these Hoskins girls arranged a party, to which the Lithgow Hoskins boys were invited. (Included in the circle of friends were the Wise sisters, Irene and Ethel, whose sister Lillie had married William Hoskins in 1905; Ethel was to remain a life-long friend of Dorothy and Madge). This party led to the meeting of Dorothy and Cecil, and also to Guildford meeting Jeanie Mathieson (whose father Peter, a Sydney merchant, also lived in Strathfield). Later of course it may be said to have led to the marriage of Sid with Madge Loveridge. Cecil and Dorothy were married in 1913.

Their early days were spent at 'Windarra' which was part of the 'Eskroy Park' estate. The children went to school at Marrangaroo Public, walking to school, while Dorothy drove a horse-and-trap to pick them up at lunch-time so they could have a hot meal! After the tragic death of Guildford, Sid was living at 'Eskroy Park' and of course after Charles moved to Lawson, and then Sydney, the running of Lithgow devolved on Cecil and Sid. Cecil moved to Sydney in late 1924 (after which Ted and Kath Mackey occupied 'Windarra', from where Ted was to preside over the winding-down of the Lithgow works).

By then, the finished Kembla Building had become the head office of the Steel Company and Charles had recently retired. That was the start of several busy years for Cecil. He made frequent trips to Port Kembla, where construction was started.

In 1927, he undertook a major trip overseas, from which resulted many fruitful business transactions: the merging of interests with Baldwin's Ltd. and with Dorman Long Ltd., the flotation of Australian Iron & Steel Ltd. and the raising of Preference capital for A.I.S., considered at that time to be the biggest raising of company capital in Australia.

In between times, Cecil himself pegged out leases of limestone at Marulan, which were to become an essential factor in the Port Kembla operation. Adjoining leases were owned by the Taylor family, who had promoted the formation of Southern Portland Cement Ltd. Cecil arranged for the Steel company to take a minority interest in S.P.C. (later to be made into a majority interest), and set up an arrangement for the two companies to work their leases jointly, which is still in force to-day.

Cecil became General Manager of S.P.C., a position he held for many years. Another company, Southern Blue Metal Quarries, was formed to quarry crushed rock from Gingenbullen, near Moss Vale. This operation only lasted a few years, the rock being found too hard and expensive to work.

During this time, Cecil and Dorothy lived in the magnificent old home 'Hillside', in Woollahra. When the depression struck, it had to be sold (sadly it was demolished soon after, and replaced by three



blocks of flats). In the meantime, Cecil had bought 'The Headlands' at Exeter, with about 40 acres, which was formerly a Yates seed and bulb farm. The old residence served as the family holiday home for some years. It was demolished when a new home 'Invergowrie' was built. At the same time, Cecil bought and amalgamated several farms nearby, totalling about 1,400 acres, and operated these as a mixed farm. In 1948, the property was sold, just before the Korean War caused the price of wool and the value of land to skyrocket!

The depression had a disastrous effect on the finances of A.I.S. from which it never really recovered. Always short of funds, it was unable to keep up with the pace set by B.H.P., and in 1935 Cecil faced up to the difficulty by seeking a merger with B.H.P. The rest is history - the arrangement led to increased prosperity for all members of the family, while Port Kembla was to become one of the world's great steel plants. Cecil remained with the merged company as General Manager, and later was retained as a Consultant.

During these years, Cecil had been invited to join one or two company boards, but for various reasons did not pursue this phase of commercial life, except as regards the Australian Mutual Provident Society (which claimed to be the largest mutual life office in the British Commonwealth). He was appointed to the Board of the A.M.P. in 1929, becoming Deputy Chairman, and then Chairman in 1947, a position which he held for a record term.

Cecil played a major part in transforming the A.M.P. from being an investor solely in government securities, into becoming Australia's largest investor in equity stocks, with the Society playing a large part in financing many of the major projects which have led to Australia's post-war development.

During his term, A.M.P. also became one of the largest station and cattle owners in the nation, and itself engaged in the clearing and pasturing of some half-million acres of the so-called "Ninety-mile Desert" in South Australia. The latter connection caused him to lead his own family into the development of an 8,000 acre property near Keith, S.A., which was later to be owned and operated by his daughter Elaine, and her husband, Rob Taylor.

Both Cecil and Dorothy were keen gardeners. As a result, they created together famous and extensive gardens at 'Invergowrie' in which they were much assisted by the lasting association with Paul Sorensen.

After the sale of 'Invergowrie', Cecil and Dorothy lived at 'Cardrona', near Moss Vale, where they established another notable garden. Cecil died there in 1971, having never been in hospital in his 81 years. Thereafter, Dorothy moved to 'Eastover', in Bowral, within sight of the place where she was born.

In her sixties, Dorothy took up painting in oils, and was recognised for her skill, particularly in still-life painting of the flowers which she so loved. Her memory is commemorated in a window in the Church of St. Simon and St. Jude in Bowral, and with Cecil, in one of the windows at Hoskins Memorial Church. In this Church, there is also a plaque which records the part played by Cecil and Sid in its establishment.

Cecil's interest in gardens extended into the public sphere; as well as the grounds of Hoskins Church, he directed the setting out of the grounds at Southern Portland, Berrima and of a large part of the Remembrance Driveway between Sydney and Canberra. This interest was recognised by the Hon. T. L. Lewis, N.S.W. Minister for Lands at the time, (he later became Premier of N.S.W and was incidentally a nephew of Essington Lewis of B.H.P.) in having named after him 'The Cecil Hoskins Nature Reserve' which is located by the Wingecarribee River near Moss Vale.

**[https://en.wikipedia.org/wiki/Cecil\\_Hoskins](https://en.wikipedia.org/wiki/Cecil_Hoskins)**

His subsequent and last home was, 'Cardrona', on Kater Road, near Moss Vale. 'Cardrona' was a more modest house than 'Invergowrie', better suited to a retired couple with no children living at home. It was nonetheless a large Edwardian house of 74 squares (7,400 square feet) in floor area, set in 89 hectares of pasture. Hoskins designed his own garden and had it planted by Sorensen, who had become a personal friend.



**PLEASE NOTE THE CARDRONA GARDEN IS ALREADY LEP LISTED****Heritage Significance Assessment**

The proposed item has been assessed against the seven NSW Heritage Assessment Criteria. To be considered for local heritage listing, an item must meet one or more criteria on a local level. To understand more about the NSW Heritage Assessment Criteria, refer to the Heritage NSW publication *Assessing Heritage Significance* available online at <https://www.environment.nsw.gov.au/research-and-publications/publications-search/assessing-heritage-significance>.

NSW heritage assessment criteria	Assessment of site <i>(no content = site has not been assessed against that criterion)</i>
<b>(a) HISTORICAL SIGNIFICANCE</b>	<i>Of significance to the history of the local area because it illustrates the development of this area of Sutton Forest in the late 19 and early 20th Centuries.</i>
<b>(b) ASSOCIATIONAL SIGNIFICANCE</b>	<i>Of significance because of its association in the local area with several owners including Sir Cecil Harold Hoskins (1889 - 1971) and his wife Dorothy Gwynn Hoskins (nee Loveridge) (1890 - 1982) owners from c. 1950 to c. 1971</i>
<b>(c) AESTHETIC OR TECHNICAL SIGNIFICANCE</b>	<i>Of significance in demonstrating aesthetic value in the local area because of its setting and architectural form.</i>
<b>(d) SOCIAL SIGNIFICANCE</b>	
<b>(e) RESEARCH POTENTIAL</b>	
<b>(f) RARITY</b>	
<b>(g) REPRESENTATIVENESS</b>	<i>Of significance in demonstrating the principal characteristics of a class of the local area's heritage in this case a late Victorian residence with later extensions and related structures.</i>

**Integrity/Intactness**

The 19th Century house has had extensive sympathetic additions in the 20th Century. Rose Cottage appears to be mostly intact.

**Statement of Heritage Significance**

Cardrona at 51 Kater Road, Sutton Forest. is significant because it illustrates the development of this area of Sutton Forest in the late 19th and early 20th Centuries and for its association with several owners including Sir Cecil Harold Hoskins (1889 - 1971) and his wife Dorothy Gwynn Hoskins (nee Loveridge) (1890 - 1982) owners from c. 1950 to c. 1971. It is also of significance in demonstrating aesthetic value in the local area because of its setting and architectural form and for demonstrating the principal characteristics of a class of the local area's heritage in this case a late Victorian residence with later extensions and related structures.

# **‘Swanton’—formerly part of ‘Oldbury’ and Louisa Atkinson’s last home**

## **173 Oldbury Road, Sutton Forest**

### **Recommendation**

Include as a new heritage item in Schedule 5 (Part 1 Heritage items) of the Wingecarribee Local Environmental Plan 2010.

### **Description**

May 2021. Not able to view from road and this description is drawn from 2017 internet site for 173 Oldbury Road. A small symmetrical facade rubble stone single storey cottage set on a large 31 hectare holding on historic Oldbury Road and part of the original Oldbury estate and dating from c. 1827. Setting is magnificent. Roof is hipped and verandah is straight and timber post supported with no decoration. Windows to each side of the front door are double hung and with two over two pane configuration. The roof is in corrugated metal and it has chimney to the right. The internet plan shows that cottage now is used as two rooms only and major changes have been made to the cottage internally to achieve this. There is a sitting room across whole width at the front and an library across the whole width at the back. Both rooms now have cathedral ceilings. At the rear and not connected is a newer and subdued 3 bedroom timber house

### **Internet Review**

Real estate listing notes at this site [https://www.drewlindsay.com.au/listings/rural\\_sale-2266661-sutton-forest/](https://www.drewlindsay.com.au/listings/rural_sale-2266661-sutton-forest/), reproduced below:

#### *Swanton Sutton Forest*

*Dating back to 1827, an historically significant sandstone cottage & adjacent house on 90 acres enjoying spectacular rural views. Originally forming part of a land grant by Governor Macquarie, “Swanton” has early links to the iconic ‘Oldbury Farm’, and is in a most desirable location.*

- *Unique & historic stone cottage with two substantial rooms, cathedral ceilings, open fireplace and large veranda overlooking glorious farmland – sensitively restored & renovated to an incredibly high standard*
  - *Delightful & sympathetically designed three-bedroom & 2 bathroom timber house sitting perfectly within the landscape*
  - *Spacious kitchen with European appliances & a variety of spacious living rooms opening onto an outdoor entertaining area*
  - *Gently undulating prime cattle country, good fencing & with a carrying capacity of around 25 - 30 cows & calves*
  - *Extensive rural infrastructure including yards, crush, large sheds & historic dairy building perfect for art studio*
  - *Abundant water including 6 spring-filled dams & riparian rights to Whytes Creek*
- Absolutely private & within a superb setting, ‘Swanton’ is a unique & character-filled property only minutes to local amenities & with easy access from Sydney, Canberra & the south coast. A rare opportunity.*

17 images and one plan at this 2017 site accessed may 11 2021. Images below from this site

<https://www.realestate.com.au/property/173-oldbury-rd-sutton-forest-nsw-2577>



**Above:** Views of Swanton (Source: <https://www.realestate.com.au/property/173-oldbury-rd-sutton-forest-nsw-2577>).



**Above:** Views of Swanton (Source: <https://www.realestate.com.au/property/173-oldbury-rd-sutton-forest-nsw-2577>).





**Above:** Views of Swanton (Source: <https://www.realestate.com.au/property/173-oldbury-rd-sutton-forest-nsw-2577>)



**Above:** Views of Swanton (Source: <https://www.realestate.com.au/property/173-oldbury-rd-sutton-forest-nsw-2577>)





**Above:** Plan at this 2017 site accessed may 11 2021. Image from this site <https://www.realestate.com.au/property/173-oldbury-rd-sutton-forest-nsw-2577>

## History

Significant c. 1827 property. Originally part of Oldbury estate. Louisa Atkinson's last home .

Following extracts accessed May 2021 from [https://en.wikipedia.org/wiki/Louisa\\_Atkinson](https://en.wikipedia.org/wiki/Louisa_Atkinson)

**Caroline Louisa Waring Atkinson** (25 February 1834 – 28 April 1872) best known as **Louisa Atkinson**, was an early Australian writer, botanist and illustrator. While she was well known for her fiction during her lifetime, her long-term significance rests on her botanical work.[1] She is regarded as a ground-breaker for Australian women in journalism and natural science, and is significant in her time for her sympathetic references to Aboriginal Australians in her writings and her encouragement of conservation.

Louisa, as she was generally known, was born on her parents' property "Oldbury", Sutton Forest, about 3 mi (4.8 km) from Berrima, New South Wales, and was their fourth child. Her father, James Atkinson, was the author of an early Australian book, *An Account of the State of Agriculture and Grazing in New South Wales*, published in 1826. He died in 1834, when Louisa was only 8 weeks old.[2] Louisa was a somewhat frail child with a heart defect, and so was educated by her mother, Charlotte Barton, herself the author of Australia's first children's book, *A Mother's Offering to her Children*.

Her mother remarried, but this second husband, George Barton, a family friend, "became violently and irrevocably insane not long after the marriage"[3] resulting in the family needing to leave "Oldbury".

She lived most of her life in Kurrajong Heights in a home called Fernhurst that was built by her mother.[4] Prior to that she had lived briefly in Shoalhaven and Sydney.[2] She became an active member of the community, operating as an unpaid scribe for the unlettered people of the district, a confidante of children, and a helper of the old and the sick. She also organised and taught in the district's first Sunday School.[4] Louisa and her mother returned to "Oldbury" in 1865, with her mother dying there in 1868.[5] On 11 March 1869, she married James Snowden Calvert (1825–84), a

survivor of Leichhardt's expedition of 1844–5 and also interested in botany.[6] He was, at the time, manager of Cavan station at Wee Jasper near Yass.[5] She died at Swanton, near "Oldbury", in 1872, 18 days after the birth of her daughter, Louise Snowden Annie. She was buried in the Atkinson family vault at All Saints' Church, Sutton Forest. Her obituary in the Sydney Morning Herald described her as: "This excellent lady, who has been cut down like a flower in the midst of her days, was highly distinguished for her literary and artistic attainments, as well as for the Christian principles and expansive charity which marked her career".[7]

According to Chisholm, she is also credited with being "something of a pioneer in dress reform: the long skirts of the period were simply a nuisance in scrubby areas and so this woman used, both when rambling and pony riding, attire [trousers] which is said to have aroused 'some twitterings in the ranks of the colonial Mrs Grundy'".[6] Clarke writes that she was joined in this behaviour by Mrs Selkirk, a local doctor's wife.[8]



**Above:** View at Oldbury, c 1826, by Charlotte Atkinson from NSW State Library

## Heritage Significance Assessment

The proposed item has been assessed against the seven NSW Heritage Assessment Criteria. To be considered for local heritage listing, an item must meet one or more criteria on a local level. To understand more about the NSW Heritage Assessment Criteria, refer to the Heritage NSW publication *Assessing Heritage Significance* available online at <https://www.environment.nsw.gov.au/research-and-publications/publications-search/assessing-heritage-significance>.

NSW heritage assessment criteria	Assessment of site
	(no content = site has not been assessed against that criterion)
(a) HISTORICAL SIGNIFICANCE	Of significance to the history of the local area because it illustrates the development of this area of Sutton Forest in the early 19th Century.

NSW heritage assessment criteria	Assessment of site
<b>(b) ASSOCIATIONAL SIGNIFICANCE</b>	<p><i>Of significance because of its association in the local area as being the last home of Caroline Louisa Waring Atkinson 1834 -1872 best known as Louisa Atkinson, an early Australian writer, botanist and illustrator. While she was well known for her fiction during her lifetime, her long-term significance rests on her botanical work. She is regarded as a ground-breaker for Australian women in journalism and natural science, and is significant in her time for her sympathetic references to Aboriginal Australians in her writings and her encouragement of conservation.</i></p> <p><i>She was born on her parents' nearby property "Oldbury" at Sutton Forest. Her father, James Atkinson, was the author of an early Australian book, An Account of the State of Agriculture and Grazing in New South Wales, published in 1826. He died in 1834, when Louisa was only 8 weeks old. Louisa was educated by her mother, Charlotte Barton, herself the author of Australia's first children's book, A Mother's Offering to her Children.</i></p> <p><i>She lived most of her life in Kurrajong Heights at Fernhurst built by her mother. Prior to that she had lived briefly in Shoalhaven and Sydney.</i></p> <p><i>Louisa and her mother returned to "Oldbury" in 1865, with her mother dying there in 1868. On 11 March 1869, Louisa married James Snowden Calvert (1825–84), a survivor of Leichhardt's expedition of 1844–5 and also interested in botany. He was, at the time, manager of Cavan station at Wee Jasper near Yass.</i></p> <p><i>She died at Swanton, near "Oldbury", in 1872, 18 days after the birth of her daughter, Louise Snowden Annie. She was buried in the Atkinson family vault at All Saints' Church, Sutton Forest.</i></p>
<b>(c) AESTHETIC OR TECHNICAL SIGNIFICANCE</b>	<i>Of significance in demonstrating aesthetic achievement in the local area because of the beauty of its setting and architectural form.</i>
<b>(d) SOCIAL SIGNIFICANCE</b>	
<b>(e) RESEARCH POTENTIAL</b>	
<b>(f) RARITY</b>	<i>Of significance because the item possesses a rare aspect of the local area's heritage in this case being a very early 19th Century symmetrically fronted stone cottage with hipped iron roof.</i>
<b>(g) REPRESENTATIVENESS</b>	

### Integrity/Intactness

Substantially intact form of the early cottage remains.

### Statement of Heritage Significance

Swanton at 173 Oldbury Road, Sutton Forest is significant because it illustrates the development of this area of Sutton Forest in the early 19th Century and for its association as the last home of Caroline Louisa Waring Atkinson 1834 -1872 best known as Louisa Atkinson, an early Australian writer, botanist and illustrator. While she was well known for her fiction during her lifetime, her long-term significance rests on her botanical work. She is regarded as a ground-breaker for Australian women in journalism and natural science, and is significant in her time for her sympathetic references to Aboriginal Australians in her writings and her encouragement of conservation. Swanton is also of significance in demonstrating aesthetic achievement in the local area because of the beauty of its setting and architectural form and for being a rare item of the local area's heritage in this case a very early 19th Century symmetrically fronted stone cottage with hipped iron roof.

## **Part B: Not Recommended Heritage Places**





## **Sandstone quarry Hume Highway, Sutton Forest**

Not located

# Munro Park Farm

## 7361 Illawarra Highway, Sutton Forest

### Recommendation

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Record only. Do not list as a heritage item unless further information about the significance of the property is found.

### Description

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The current house was built in 1950s/60s? from sandstone taken from the original dwelling which was demolished. The current building is of no significance.

Former names: The Grange.



**Above:** Aerial photo of 'Munro Park' Farm holding (Source: Nearmap, image date 22 August 2022.)

### Internet Review

No real estate images found.

The following website contains photos of one of the outbuildings on the Munro Park site (photo reproduced below): <https://iyogaproject.com/southern-highlands-retreat/>.





**Above:** Original (?) worker's cottage on the Munro Park Farm site. (Source: Panoramic photo of 'Blairgowrie' garden showing numerous coniferous species (Source: <https://iyoqaproject.com/southern-highlands-retreat/>, accessed 12 June 2023).)



**Above:** Panoramic photo of 'Munro Park' Farm building cluster. Although the house (top left) is reportedly newer, the cluster of buildings at centre are of potential future interest (Source: Nearmap, image date 28 June 2019.)

# Wells Creek Bridge

## 7733 Illawarra Highway, Sutton Forest

### Recommendation

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Record only. Do not list as a heritage item.

#### Heritage Survey 2009 Recommendation

List as a heritage item with the following statement of significance (from Wingecarribee Heritage Study 1993):

*A key feature in the early development of communication in the region.*

### Description

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October 2020: Not located. Address may be incorrect or remains may have disappeared.

Heritage Survey 2009 reported:

*Illawarra Highway/Argyle Rd, 250m SE of intersection Sutton Forest / Cross Roads (Wells Creek Bridge 1) (2680428)*

The Wingecarribee Heritage Study 1993 by JRC Planning Services states:

*A 4 metre wide gravel bench curves south of the highway to the creek. The bridge has been demolished but three posts remain.*

### History

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#### Heritage Study 2009 History

The Wingecarribee Heritage Study 1993 by JRC Planning Services states:

*The gravel is an old road bed that has been macadamised. The road linked Sutton Forest, eastern Wingecarribee and ultimately the Illawarra, to the Great South Road and Crossroads.*



# Wells Creek Ford

## Old Argyle Road / Illawarra Highway intersection

### Recommendation

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Record only. Do not list as a heritage item.

### Heritage Survey 2009 Recommendation

List as a heritage item with the following statement of significance (from Wingecarribee Heritage Study 1993):

*“Scar of Wild’s Line visible across hill at north east and as a gap in the trees at southwest. The ford has eroded but the line is visible across country and remains marked on the Parish map.”*

### Description

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October 2020: Not located.

Heritage Survey 2009 reported: Not visible.

Heritage Study 1993 reported that it was located at 275m NNE of Sutton Forest and stated:

“The original line of route south from Sydney via Picton and Bong Bong south to Goulburn created 1819-1820.”

### Internet Review

No image