

3.8 The former Ward Building, Recreation Room and Bathroom/Lavatory Block

The construction of the ward building for spinal patients and subsequent addition of the recreation room and lavatory block are one of the major developments of the 1918 conversion of Graythwaite from a general convalescent home into a specialised facility to care for totally and permanently incapacitated patients.

This long, single storey, rectangular building is the former ward for incapacitated patients, albeit extensively refurbished and remodelled in the early 1980s to accommodate fee-paying aged patients. At this time the long open ward and flanking open verandahs to the east and west of the open ward were partitioned and enclosed by cladding in weatherboards. The existing internal finishes of the building are consistent throughout and comprise vinyl flooring, plasterboard walls and plasterboard ceilings, aluminium-framed windows, and fire-rated flush panelled doors. These linings may conceal earlier finishes and materials. The roof of the building is a shallow pitched hip clad in corrugated steel, and the ridge has a series of original steel ventilators.

The recreation room at the south end of the ward was constructed of brick with a garage underneath. This building was one large room but has been partially subdivided and refurbished in the early 1980s. The existing finishes of the building are consistent with the neighbouring wards with its vinyl flooring, plasterboard walls and plasterboard ceilings, aluminium-framed windows, and fire-rated flush doors. However, the original timber double hung windows and moulded timber architraves remain on the side (east and west) elevations only. The garage door and other openings in the basement have been bricked-in, and a timber deck has been added, this work being done in the 1980s.

Attached on the eastern side of the ward building is the bathroom/lavatory block. This is a brick building that is contemporary with the main ward. It has been totally refurbished internally, the windows replaced, and some doors and windows have been bricked-in. The connection to the wards, originally open, has been enclosed.

The other major work of the 1980s is the enclosed connection between the ward building and the main house (at DG6.5). The finishes of this connection comprise vinyl flooring, plasterboard walls and plasterboard ceilings, aluminium-framed windows, and fire-rated flush panelled doors.

Overall, the ward and its ancillary buildings have a low level of integrity of original plan form and fabric. The evocative deep, open verandahs have been removed effectively by the cladding of the outer face and removal of the inner wall to create enclosed compartmentalised ward spaces.

3.8.1 Entrance Gates

The Union Street boundary is a low brick wall with brick gateposts that dates from 1959 (Figure 3.68). In the original design there was a chain wire fence that has since been removed.²

The Edward Street boundary is a low brick with mild steel gates dating from 1959.³ Both installations necessitated the removal of the Dibbs era stone gate columns and wrought iron gates.

3.8.2 Summer House/Gazebo

Located within the formal garden at the north-west side of the house is a timber framed 'Summer House' or gazebo. It dates from the 1970s or later.

² PWD Drawings PH84-9, dated 3/3/1959

³ PWD Drawings PH84-8, dated 11/10/1958



Figure 3.63 The west elevation of the Ward Building today. The original low-lying form of the building remains but the verandahs on both sides have been enclosed.
Source: Tanner Architects 2010.



Figure 3.64 The existing corridor of the Ward Building. It was formed in the early 1980s with the partitioning of the originally open ward.
Source: Tanner Architects 2010.



Figure 3.65 The former recreation room at the southern end of the Ward Building.
Source: Tanner Architects 2010.



Figure 3.66 The lavatory and bathroom block on the east side of the Ward Building.
Source: Tanner Architects 2010.



Figure 3.67 The Union Street entrance gates and driveway. Undated but possibly c1880.
Source: National Library of Australia.



Figure 3.68 The Union Street entrance gates and driveway today.
Source: Tanner Architects 2010.



Figure 3.69 Timber-framed 'Summer House' in the west garden.
Source: Tanner Architects 2010.

3.9 Historical Archaeology

3.9.1 Introduction

The following analysis of the historical archaeological potential of the Graythwaite site was undertaken by Dr Mary Casey of Casey & Lowe Pty Ltd. It draws on the historical research undertaken by Nick Jackson (see Appendix B of this CMP) and on the phased sequence of construction illustrated by Craig Burton of CAB Consulting Pty Ltd (see Appendix B of this CMP). The potential archaeological resource associated with Aboriginal occupation of the site is addressed by a separate report prepared by Australian Museum Business Services (AMBS)—a copy of which is included at Appendix C.

3.9.2 Historical Development of the Graythwaite Site

Until construction of 'Euroka Cottage' in c1833 there is no known historic occupation of the Graythwaite site. The following key phases of development relating to the historical archaeological resource at Graythwaite have been derived from review of the available documentary evidence. They are consistent with the phases of development identified in Section 2 of this CMP:

- Phase 1: 1833 to c1853—initial house construction and occupation of 'Euroka';
- Phase 2: 1853 to c1875-76—additions to 'Euroka';
- Phase 3: c1875-76 to 1915—building and occupation of Graythwaite; and
- Phase 4: 1916 to 1980—Australian Red Cross convalescent home and Anzac hostel.

Phase 1: 1833 to c1853—Initial construction and occupation of 'Euroka Cottage'

This phase involved the construction of the original single-storey stone cottage 'Euroka' and stables by Thomas Walker (see Figure 3.70 and Figure 3.71). Other outbuildings around the yard would have included a kitchen and scullery, storeroom, stables, cesspits, well, and rubbish pits associated with this phase of occupation. There is mention of a basement associated with the original house. The only standing building thought to belong to this stage is the original stables, although the house may also retain some evidence in the basement walls and west wall of the entrance hall.

Thomas Walker resided in the cottage until around the time of his marriage in 1845 when the property was leased. The cottage and grounds were described in 1852 as:

Within ten minutes' walk of the Steam Ferry, Blues' Point, containing entrance hall, six rooms, pantry and cellar, a detached kitchen, laundry, and store-room; also a stable, coach and cow houses, a large yard, with constant supply of the purest water; a front verandah, (not stated) feet long, extensive pleasure grounds, a kitchen garden and orchard, a small vineyard and paddock. In addition there was a 'wooden hut' at 'back of the cottage'.⁴

The arched brick roof of a structure, probably a water cistern, is located on the edge of the central terrace near the clump of giant bamboo. It is likely the cistern, probably used to collect stormwater and store it for distribution to the orchard and vineyard, and any associated underground drainage was built at the same time as the orchard and vineyard. The advertisements during this phase typically refer to the availability of a constant supply of fresh water. The orchard and vineyard area were already well established when surveyed in 1867 and are visible in some of the historic photos east of the two houses built in the subdivision. The 1867 survey suggests there were stone retaining walls associated with the vineyard along the embankment between the central and lower terraces.

⁴ SMH 12/1/1852, p.3

Phase 2: 1850s to c1875-76—additions to 'Euroka'

The property was acquired by Edwin Sayers who resided there from 1853 to 1868. Edwin Sayers constructed a two-storey west addition to the original house and a new single-storey kitchen to the rear (north) of the original house (see Figure 3.70). The place was described in 1867 as:

EUROKA HOUSE This well-known, beautifully sited villa residence is most substantially built of stone, and contains a magnificent drawing-room 24 feet square, a spacious dining-room, breakfast room, library, 5 bedrooms, bath, and dressing-rooms, cellars, and the following out-offices: kitchen, servant's room, store room, laundry, coach-house, stable, and loft, fowl-house, cow shed, &c. The whole of the premises are remarkably well finished, drained, and fitted with every family convenience. The GROUNDS contain an area of 5 acres 3 roods and 9 perches, with private carriage entrance from Union-street, and are tastefully laid out. The portion at the rear paddock is a paddock extending down to a creek.⁵

By 1867 the outbuildings included: kitchen, servant's room, store room, laundry, coach-house, stable, and loft, fowl-house, and cow shed. Most of these were probably the original outbuildings but others may have been added after 1867. There are likely to have been other changes to the landscape and buildings in this area but these are not mentioned in the historical resources. The two-storey wing from this phase is still extant and there are cellars beneath the southern section (see Figure 3.78).

The 1867 survey (see Figure 3.71) indicates that there were six outbuildings around the rear yard with three more to the west of the yard fence and another small building to the rear of the two-storey wing. The vegetable garden was probably to the northwest of the two-storey wing as the flower garden was to the east of the original cottage. Some of the outbuildings are depicted in a c1875 photo—the two buildings inside the rear yard's western fence line and the corner of one along the southern fence line (see Figure 3.76). It is noted that the openings in the stables building in the c1875 photo is different to the surviving building (see Figure 3.75).

The text on the 1867 survey indicating the use of the outbuildings is illegible so identification is uncertain but the original detached kitchen (1) is most likely immediately behind the original house, with the stables (2) to the north and the coach house (3 or 6) to the east rather than immediately north of the stables. The c1875 photo suggests that the northern outbuilding (5) is a small temporary structure, possibly for storage of timber etc. Identification of the other structures is uncertain though the store (4) is probably further to the west and it appears to have been demolished by c1875.

The cow shed and fowl house are also likely to be the smaller structures to the west of the fence, mostly because of the smells in relation to the house and that the manure by-products from these two places would be more accessible to the vegetable garden from this location. The cows and chickens presumably had access to the fenced area to the west, probably an animal enclosure. This would have been essential for the cows to graze on the grass. As they were keeping cows they were probably milking them to provide milk and possibly cream and butter for the family as well. Clearly living on the north shore in the 1830s to 1870s was quite isolated and the residents needed to be self-sufficient. Therefore the cow shed was probably where the milking took place; any separating of milk and cream and churning for butter probably happened in the kitchen as a separate dairy would have been identified as an asset in the sale notices.⁶

The yard surfacing was probably a mixture of compacted earth with some areas covered in brick or stable-block surfacing rather than completely stone-flagged.

⁵ SMH 6/7/1867, p.11

⁶ Casey, M. 'Local pottery and dairying at the DMR site, Brickfield Hill, Sydney, New South Wales', *Australasian Historical Archaeology* 1999, 17:1-37.



Figure 3.70 'Euroka Cottage', built by Thomas Walker in 1833, is the original single-storey house in the foreground, facing south towards Sydney Harbour. The two-storey western addition in the background was constructed in the 1850s. Note the various plantings.
Source: Stanton Library (Image 2796).

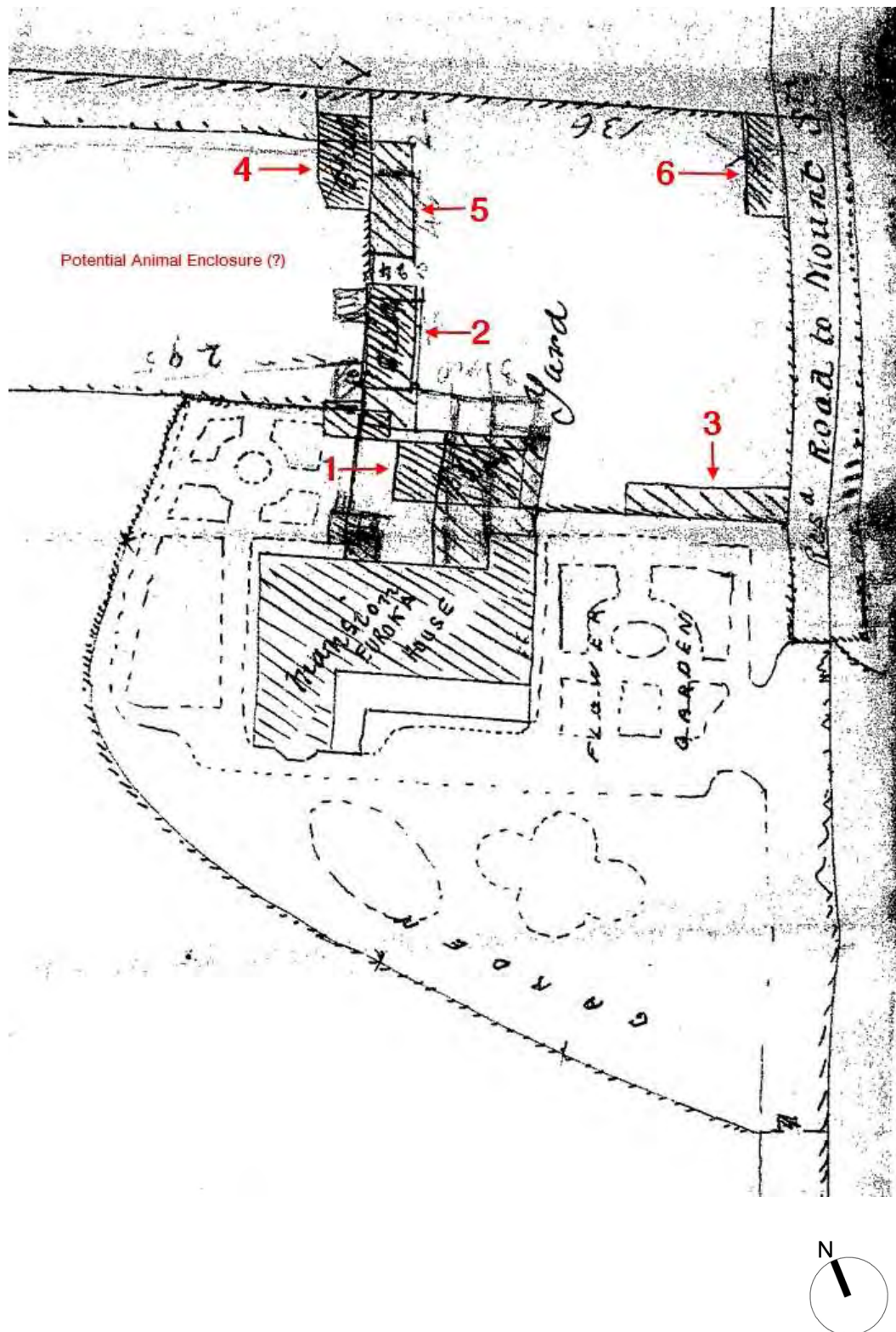


Figure 3.71 Detail of the 1867 survey of the site, showing the original single-storey house and the 1850s western addition. The outbuildings ranged around the yard. This appears to be a field book rather than an accurate plan and is therefore an indication of the outbuildings and their locations rather than a measured survey.

Source: Mitchell Library—Sydney Suburb Subdivision Plans—North Sydney—N11/122.

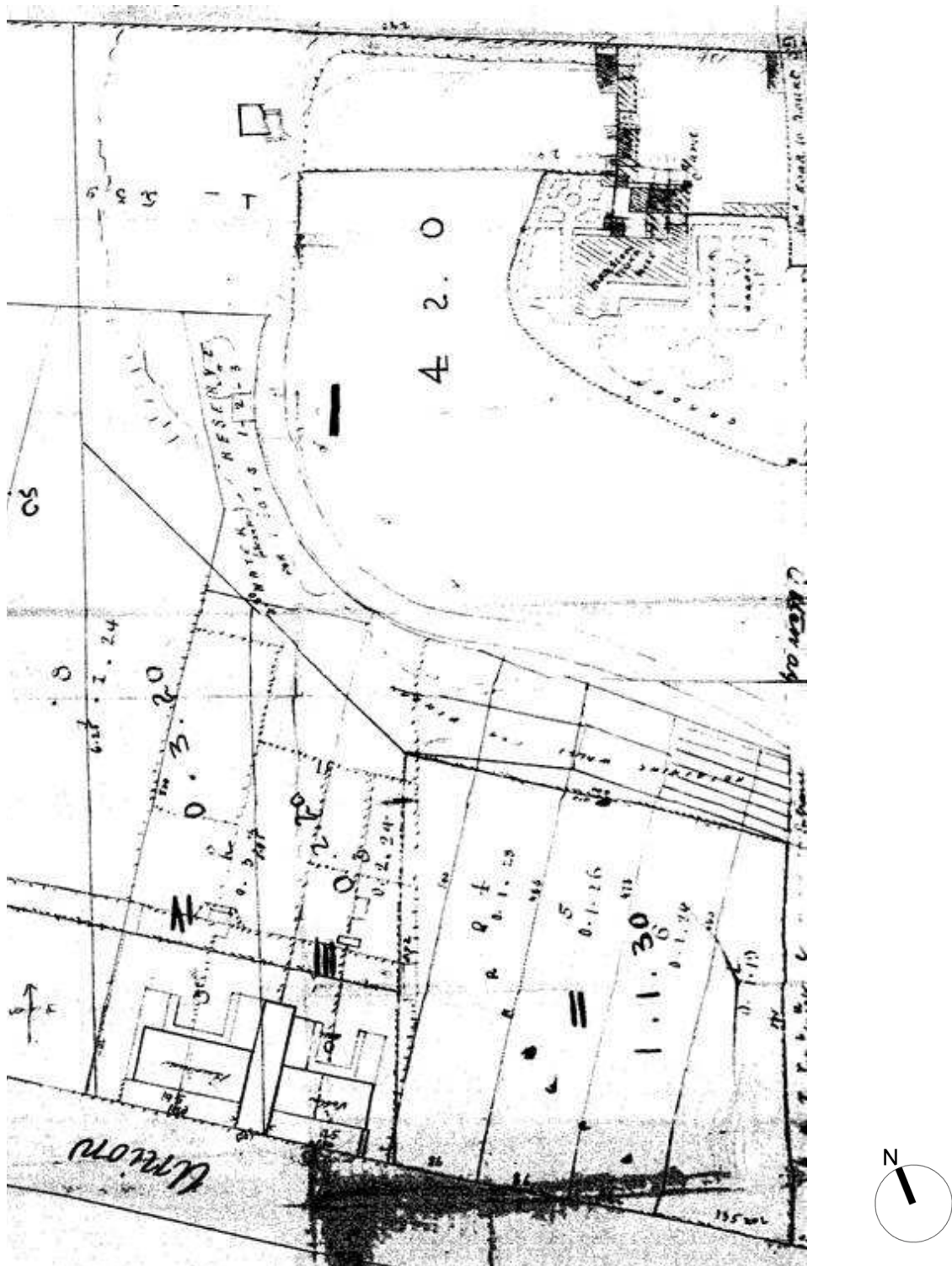


Figure 3.72 An 1867 survey of the study area, prepared for a proposed subdivision, showing the location of 'retaining walls for winery', south of the main buildings and then the land proposed for subdivision, which was originally used as an orchard. The western part of the upper terrace was identified as a 'water reserve' for Lots 1,2 and 3, which have already been sold. The retaining walls or the remains of them, appear to be shown in an 1870s photograph, which suggests that a lot of stone has been collected. This photograph also suggests that the vineyard barely survives in the terraced area and that the walls have been dismantled and the stone re-used.
Source: Mitchell Library—Sydney Suburb Subdivision Plans—North Sydney—N11/122.



Figure 3.73 Photograph of the top of a brick arch—probably the roof of a brick cistern. The bricks are sandstock with a shallow 'cigar-shaped' frog. The bricks suggest a date of construction as no later than the 1860s. This cistern probably stored water to be used on the vineyard and orchard. Source: Mary Casey, 2010.



Figure 3.74 Photograph of cement-rendered structure adjacent to the clump of giant bamboo. It was probably a garden feature—phase of construction and use uncertain. Source: Mary Casey 2010.



Figure 3.75 Photograph of the rear yard behind the existing buildings with the former stables building at right. Compare the openings of this building with the c1875 photograph (see Figure 3.76). There was a larger central opening in the c1875 photograph and roof was shingled, suggesting that it was re-roofed at a later date. The large timber lintel may indicate the position of the original double opening doors and rebuilding of part of the front wall of the former stable building. Source: Mary Casey 2010.



Figure 3.76 A c1875 photograph of Upton Grange in the background. The rear yard of Euroka Villa is shown in the foreground. This image shows the extant stables outbuilding with another to the north along the western side of the yard. Source: State Library of NSW—Home and Away—42273.

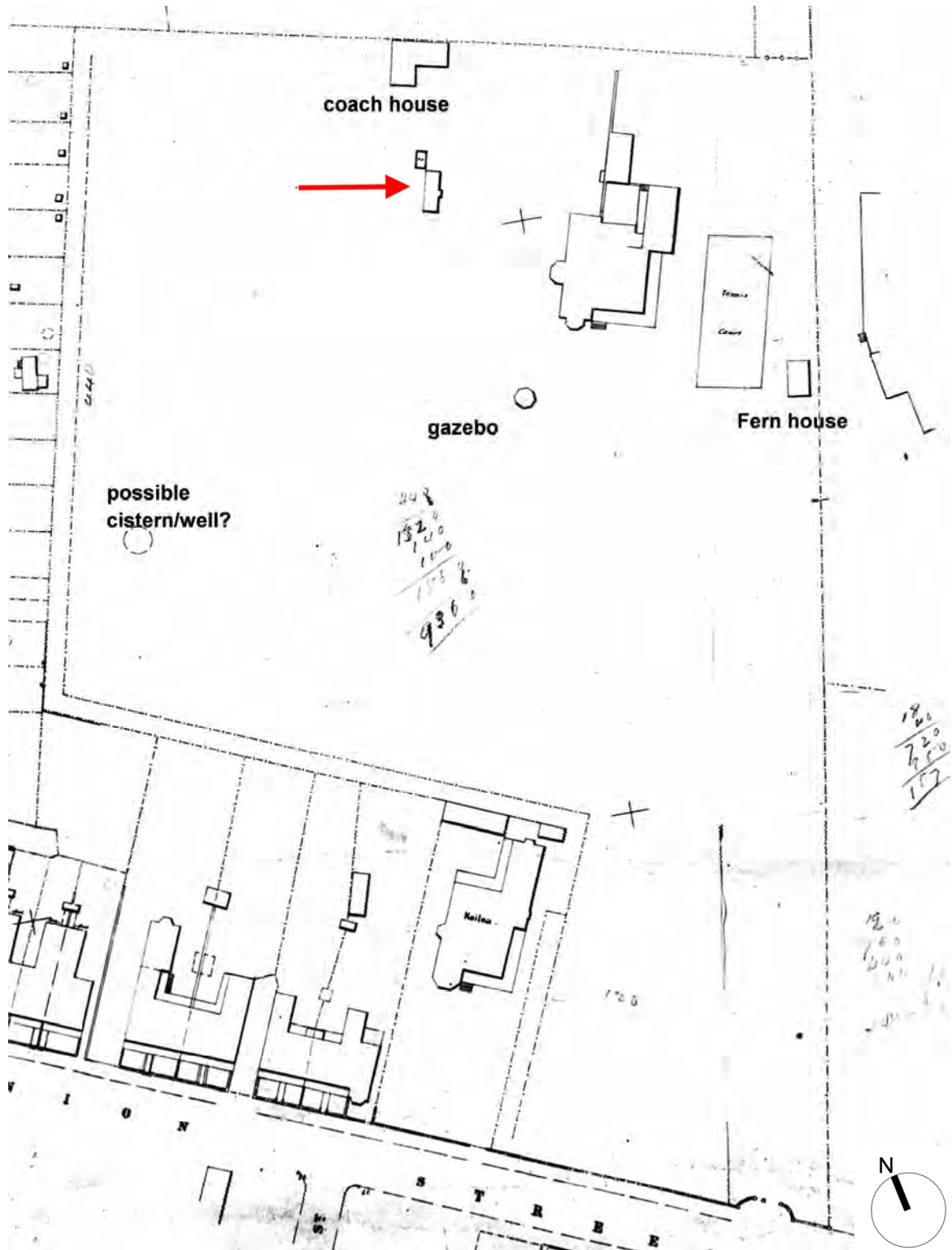


Figure 3.77 1891 survey of the area.

This image shows the footprint of the house after the major additions of 1875-1876. The Coach House was also constructed at this time as well as two other structures to its south (see red arrow) and the gazebo on the slope above the middle terrace. Another area of the orchard has been subdivided by this time reducing the property to its existing site area.

Source: State Library of NSW—Home and Away—42273.

Phase 3: c1875-76 to 1915—Building and occupation of Graythwaite

The construction of the main part of the existing house involved demolition of the original single-storey cottage and its replacement with an extensive two-storey building with attic and cellar in c1874. The construction of this building would have removed most of the archaeological remains of the original c1833 cottage as well as the original kitchen.

The construction of the two-storey Kitchen Wing in c1874 would have involved substantial impacts on some of the outbuildings depicted on the 1867 survey, in particular the c1833 detached kitchen (see Figure 3.53). It is likely that other outbuildings were demolished around this time except for the Stables Building. It is interesting to note that larger stables were not built to fit the grand size of the house until c1882. The description for the sale of the house in the 1880s does not mention the orchard or vineyard, suggesting that little of it survived in its original form or in the form surveyed in 1867.⁷ The orchard and vineyard continued to be part of the requirements for self-sufficiency. However, by 1891, another section of the orchard had been subdivided and a house constructed ('Kailoa') (see Figure 3.74). The earlier mode of self-sufficient living (1830s-1860s) had now been completely subsumed by the larger new Graythwaite where goods could be purchased from Sydney or nearby suppliers and all that was needed was an expanse of grass, walkways defined by trees and a flower garden.

Phase 4: 1916-1980—Red Cross Convalescent Hospital and Anzac Hostel

Thomas Dibbs and his wife donated Graythwaite to the State of NSW in June 1915 as a convalescent hospital for returning soldiers. It operated as a convalescent hospital between 1916 and 1918. In May 1918 Graythwaite became a hostel for permanently and total incapacitated returned soldiers. Shortly afterwards a number of alterations were made to the buildings. A new spinal ward was built in 1918 with a large verandah and administrative offices and a recreation room was completed in 1919 on the site of the former tennis courts, to the east of the House. A replacement tennis court was built to the southwest of the house, on the central terrace. The buildings accommodated both the male patients as well as in later years nurses on the upper floor.

During World War II the building was evacuated and slit trenches were dug in the former orchard and a shelter within the building. While there were some additions to the rear of the house after the war these were generally minor. Graythwaite ceased to be used as a convalescent home in 1980.

3.9.3 Impacts on the 19th-century Archaeological Resource

Construction of the main part of the existing House in c1874, including its cellars, is thought to have removed most of the original c1833 house ('Euroka Cottage') as it covers a similar footprint. Construction of the existing kitchen wing to the north of the House is also likely to have removed the remains of some of the original outbuildings.

Construction of the ward building in 1918 involved excavation to create a level platform for the building at its northern end. This work will have impacted any remains of outbuildings and other features originally located in the southern part of the rear yard.

The retaining walls within the vineyard area, marked on the 1867 survey, appear to have been demolished in the 1870s leaving limited evidence of the vineyard. Some of the stones may still be retained but within a disturbed context.

⁷ SMH, 23 June 1880

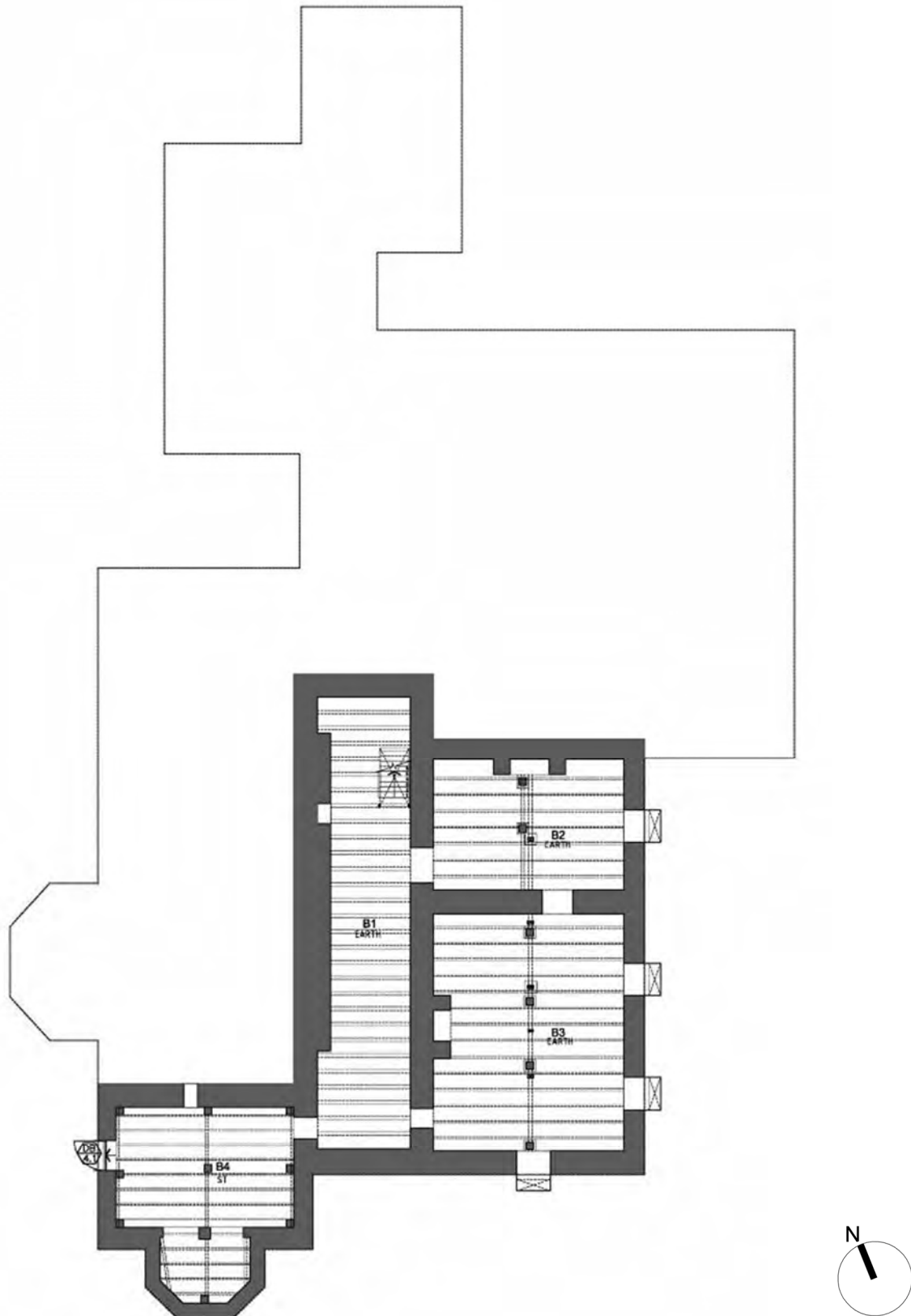


Figure 3.78 Basement plan for the house complex showing the extent of excavation for the house.
Source: Tanner Architects, 2010

3.9.4 Archaeological Potential

The main archaeological potential identified for Graythwaite is associated with the yard areas to the north, east and west of the House Complex within the upper terrace. These areas are likely to contain archaeological remains dating between c1833 and 1980. The remains may include:

Upper terrace

Internal to the House and Kitchen Wing

- the Kitchen Wing may contain archaeological remains within the underfloor spaces that could be associated with the use of the kitchen but more likely may be associated with earlier structures such as the original kitchen; and
- other possible archaeological remains within the underfloor spaces outside the footprint of the basement walls of the House and Kitchen Wing.

(There is no potential within the footprint of the House where the basement areas are present.)

Yard Area—North and East

- remains of outbuildings within the yard and associated occupation deposits;
- well and/or cisterns for the original house and of the existing House;
- cesspits and rubbish pits which may also contain quantities of artefacts;
- limited possibility for archaeological remains associated with original c1833 Euroka Cottage;
- remnant yard surfaces; and/or
- some potential for archaeological resources associated with the post-1870s occupation of the site including rubbish pits and demolition but this is relatively limited.

Yard Area—West

- remains of the animal outbuildings i.e. cow shed and fowl-house within the current garden;
- remains of the kitchen garden and adjacent structures; and/or
- other unidentified structures shown on the 1891 plan.

Eastern Garden

- limited evidence for the layout of the flower garden, most of this will have been removed by the original tennis court and the ward and recreation building;
- remains of the fern house, which may have survived the construction of the Ward Building.

Middle Terrace

- the gazebo shown on the 1891 plan;
- remains of brick c1860s structure, possible water cistern/reservoir and likely brick drains used to gravity feed water from the cistern/reservoir;
- remains of cement-rendered structure adjacent to stand of giant bamboo, possibly a pond;

- possible remains of the later tennis courts;
- possible additional steps associated with the rock-cut sandstone steps near the clump of Giant bamboo;
- most of the vineyard retaining walls were probably demolished in the 1870s but it is possible there are some potential subsurface remains; and/or
- possible second cistern or other circular feature illustrated on the 1891 plan.

Lower terrace

Former Orchard Area

- limited potential for evidence of the layout of the orchard plantings and pollen evidence for the type of trees planted;
- evidence of brick drains feeding down from the water cistern; and/or
- the World War II air raid slit trench.

Not all of the remains at the Graythwaite site would be of heritage significance. Figure 3.79 shows the areas of the site with potential to contain historical archaeological remains of local or state heritage significance—defined as ‘relics’ under the *Heritage Act 1977* (NSW). Refer to Section 4.6.6 of this CMP for a more detailed discussion on what constitutes significant archaeological remains (‘relics’).

Rubbish Dump(s)

On a large property such as Graythwaite there was typically an out-of-the-way place where general household rubbish was dumped and covered with soil. It is possible that there could be different rubbish dumps for each phase of the site’s occupation. This type of feature may turn up during ground remediation or during preparation of the site for a new building or services infrastructure.

3.10 Moveable Items and Salvaged Materials

The buildings and structures of Graythwaite contain only a few moveable items left behind when the place was shut in 2009. In general they relate to signs and some garden furniture in the Coach House as well as other items relating to the most recent uses of the site within the former Tom O’Neill Centre and the Stables Building.

Some historic building materials relating to the House have also been identified including:

- the four wall brackets, originally located on the wall nibs within the entrance hall; and
- the original balustrade from the Widow’s Walk (or from the first floor verandah).

Other moveable items and salvaged materials may be discovered.

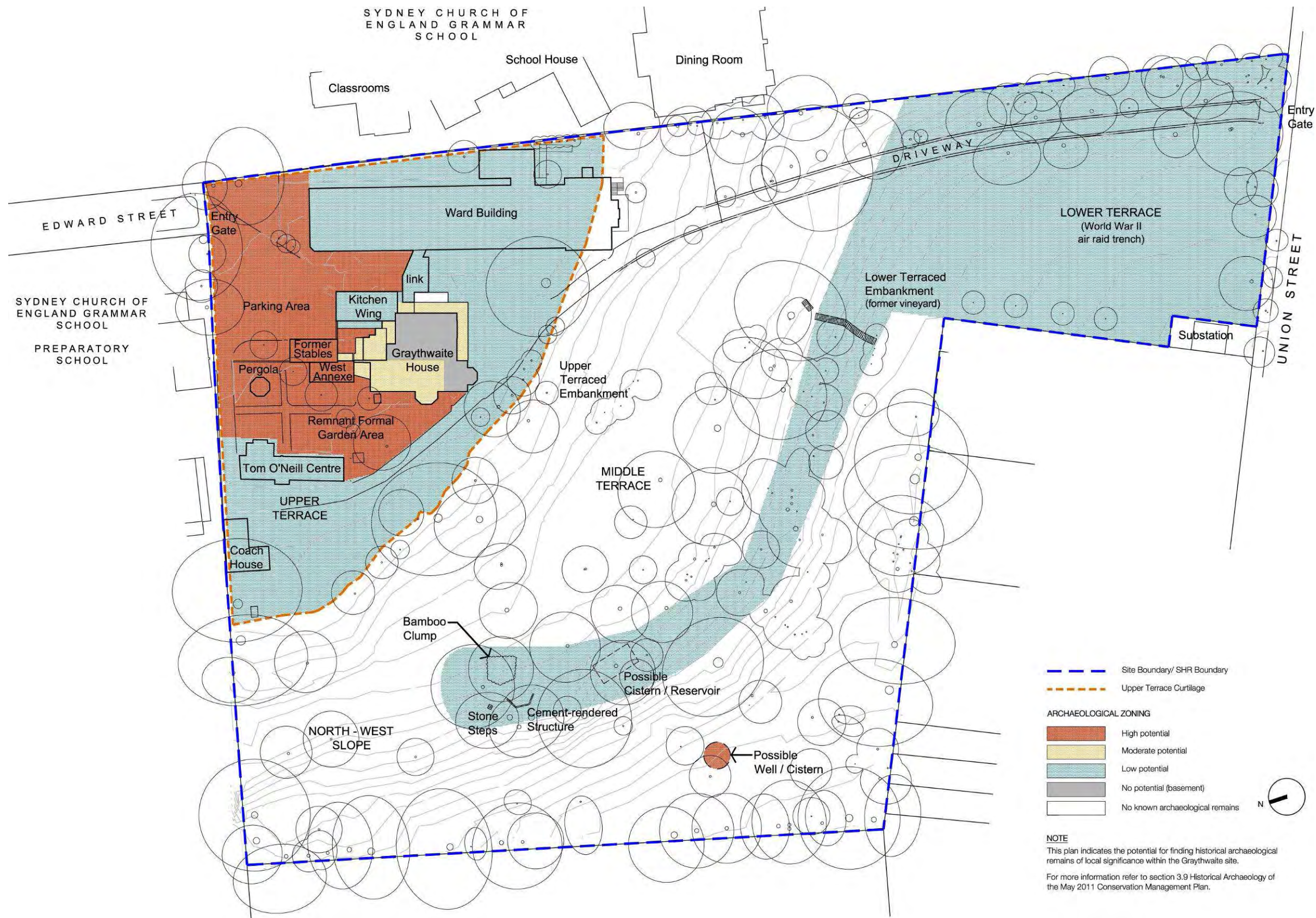


Figure 3.79 The areas of potential historical archaeological remains of heritage significance on the Graythwaite site.
Source: Tanner Architects with Casey & Lowe overlay.

