

NAME: Dwelling, 60 Patapinda Road, OLD NOARLUNGA

CURRENT USE: Dwelling
FORMER USE: Dwelling & commercial premises
DATE(S) OF CONSTRUCTION: C.1890

LOCATION: 60 Patapinda Road, OLD NOARLUNGA
LAND DESCRIPTION: CT 5879/231, Section 71, Hundred of Noarlunga

OWNER: Private ownership

RECOMMENDATION: Local Heritage Place



60 Patapinda Road, Old Noarlunga (GGA, 2021)

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DESCRIPTION:

C.1890 Late Victorian shop premises and associated dwelling constructed of rendered and painted masonry, original roof form with rendered masonry chimneys and later corrugated steel roof sheeting. Original timber window and external door fittings to primary north and west elevations.

Replacement timber framed corrugated steel-clad verandah with timber brackets and timber picket fence balustrading. Projecting timber framed, corrugated steel-clad awning to western entrance.

Late 20th century shed to immediate south of building, c.2010s extensive additions completed to the immediate south of c.1890 building prior to 2019.

It is recommended that the former dwelling & commercial premises at 60 Patapinda Road, Old Noarlunga be included on the South Australian Heritage Register as a Local Heritage place.

A delineation of significant historic fabric is provided in the Extent of Listing.

STATEMENT OF HERITAGE SIGNIFICANCE:

The former commercial premises and adjoining residence at 60 Patapinda Road, Old Noarlunga is of significance as an important local example of a late 19th century local business and associated residence, a characteristic enterprise model for the townships of the Southern Vales. Making a substantial visual contribution to the heritage character of the Old Noarlunga township centre, the residence is strongly associated with both Lawrence Webber, saddler, and the prominent local Dungey family.

RELEVANT CRITERIA (As defined in Section 67(1) of the PDI Act 2016):

a) it displays historical, economic or social themes that are of importance to the local area; being a late 19th century dwelling and associated shopfront of significance within the Old Noarlunga historic township centre, contributing to the Patapinda Road streetscape.

b) it represents customs or ways of life that are characteristic of the local area; being a late 19th century example of a small local business with an associated residence, a characteristic enterprise model for the Southern Vales townships from the mid-19th century onwards.

e) it is associated with a notable local personality or event; being strongly associated with both Lawrence Webber who likely constructed the building as a residence and commercial premises for his saddlery business; and with the Dungey family, a prominent and early Old Noarlunga family who retained the property from 1913 until the late 20th century.

RELEVANT HISTORIC THEMES:

Theme 2: Regional Life in the Southern Vales

2.1 Cottages and small dwellings

2.5 Small town commercial enterprise

BRIEF HISTORICAL BACKGROUND:

The heritage significance of 60 Patapinda Road, Old Noarlunga was first assessed as part of the Noarlunga Local Heritage Inventory 1996 (Item No. ON 16).

Referencing local knowledge (including that of previous owner Eric Dungey) the 1996 Survey identified that the dwelling was believed to have been built before 1846. The 1996 Survey noted that by the early 1900s a Mr Weber was said to have run a saddler's business from the site. In 1914 it was purchased by Jessie Dungey whose son Clarrie used the adjoining land as a horse stockyard for the Horseshoe Hotel. The 1996 Survey noted that the adjoining land had also been used as a dairy when the Dungey family kept a dairy herd outside of town and brought the herd into town twice daily for milking. In 1996 the property remained within the Dungey family.

Current research has identified Lands Title records dating to August 1905, when the property was transferred to Caroline Hammond Weber, wife of Lorenz Weber (also known as 'Lawrence' or 'Laurence' Weber (sometimes spelt Webber). The Sands & McDougall Directory of 1891 is the first to record a 'Laurence Webber, Saddler, Noarlunga', suggesting a likelihood that 60 Patapinda Road was constructed around this time. It is likely that Weber leased the allotment prior to his wife's 1905 acquisition though earlier Lands Title records have not been identified.

Photography c.1872 indicates the site for 60 Patapinda Road, Old Noarlunga was vacant at this time. An earlier closely adjoining structure shown in this c.1872 image, also evident in c.1901 photography, was likely located on the same allotment and is now demolished (now the site of 62 Patapinda Road). The earlier structure could be the c.1846 building mentioned in the 1996 Survey.

Current research supports other historical elements of the 1996 Survey; Jessie Dungey, wife of John Charles Dungey acquired the property in November 1913; descendants of the Dungey family retained the property well into the late 20th century.

The c.1890 building appears to have been originally constructed as commercial premises with adjoining residence; the south-western room with its own external entrance (now used as a bedroom) likely housed Weber's original shop. Recent extensions have been undertaken to the property though original fabric appears to remain highly intact. The property recently sold in 2019.

EXTENT OF LISTING:

The form and materials of all masonry elements relating to the c.1890 building, including walls, window and door openings and chimneys. The form and materials of early timber window and door elements are considered of significance and are included in the listing. The roof form and use of corrugated steel cladding to the roof form is considered of significance and is included in the listing, though replacement materials are not included in the listing.

The form of the timber framed verandah and awning are considered of significance and are included in the listing. The use of timber framing, corrugated steel roof cladding to both the verandah and awning, in addition to timber picket fence balustrading to the verandah, is considered of significance and is included in the listing though individual replacement materials are not included in the listing.

REFERENCES:

Noarlunga Local Heritage Inventory 1996, Item No. ON16.

CT 737/96; etc.

Sands & McDougall Directory, 1891, p.578.

SITE MAPPING:

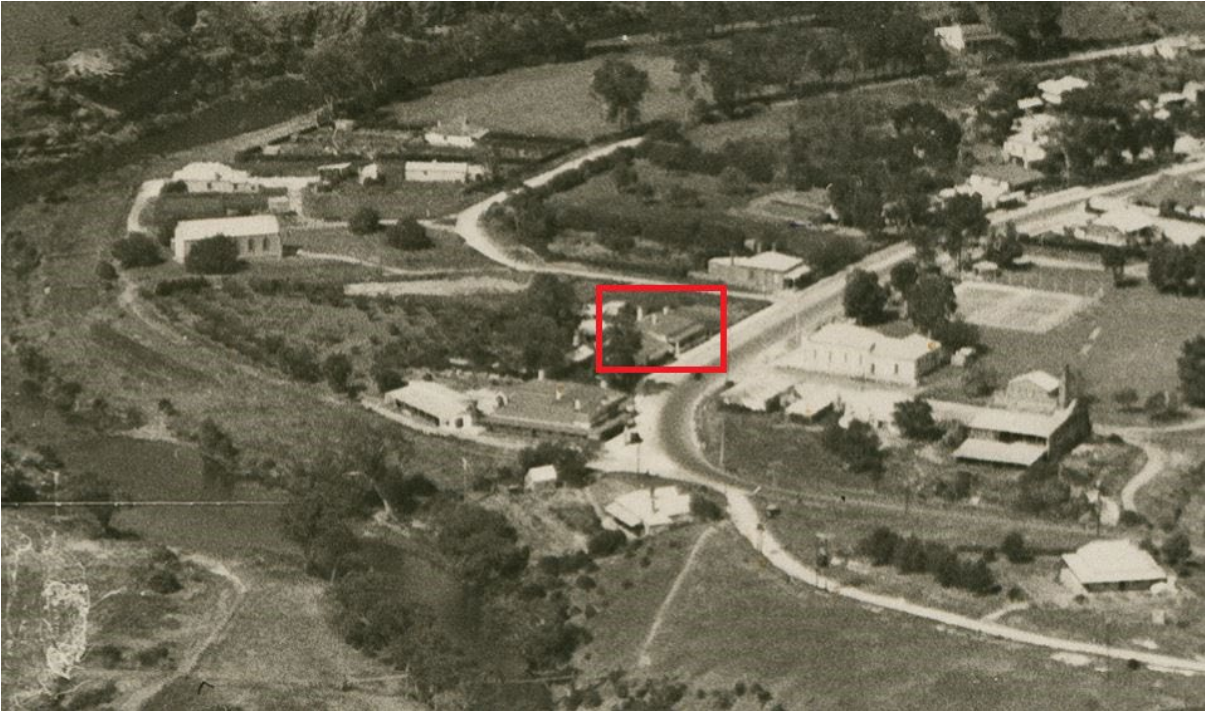


Site map of 60 Patapinda Road, Old Noarlunga (blue marker identifies residence) (PlanSA's SAPPA index, 2021).

HISTORICAL IMAGES:



60 Patapinda Road, Old Noarlunga (extreme right of image), photographed in 1901 (SLSA B 11453)



60 Patapinda Road, Old Noarlunga in 1937 (SLSA B 7242)



60 Patapinda Road, Old Noarlunga photographed in 1996 (Noarlunga Local Heritage Inventory 1996)



60 Patapinda Road, Old Noarlunga photographed in 1996 (Noarlunga Local Heritage Inventory 1996)

OTHER IMAGES:



West elevation with external access, looking south (<https://www.realestate.com.au/property/60-patapinda-rd-old-noarlunga-sa-5168>, accessed 15/12/2021).



Timber entrance hatch to cellar adjoining south elevation (<https://www.realestate.com.au/property/60-patapinda-rd-old-noarlunga-sa-5168>, accessed 15/12/2021).



Late 20th century shed and c.2010s residential additions completed prior to 2019.
(<https://www.realestate.com.au/property/60-patapinda-rd-old-noarlunga-sa-5168>, accessed 15/12/2021).