HERITAGE COUNCIL OF WESTERN AUSTRALIA

# REGISTER OF HERITAGE PLACES - ASSESSMENT DOCUMENTATION

## 11. ASSESSMENT OF CULTURAL HERITAGE SIGNIFICANCE

The criteria adopted by the Heritage Council in November, 1996 have been used to determine the cultural heritage significance of the place.

### 11. 1 AESTHETIC VALUE

*Elverd's Cottage* has aesthetic value as a good example of a simple country domestic building of the last century. (Criteria 1.1 and 1.2)

### 11. 2. HISTORIC VALUE

*Elverd's Cottage* is significant as a surviving reminder of the lifestyle and presence of the Enrolled Pensioner Guard, a concomitant event with the introduction of convicts in Western Australia. (Criterion 2.2)

*Elverd's Cottage* is closely associated with William McDonald, a private in the 88th Regiment and an Enrolled Pensioner Guard, and with the Elverd family of Kojonup. (Criterion 2.3)

*Elverd's Cottage* has historical social significance as it shows the simplicity of building associated with the lifestyle of the time when it was built.

### 11. 3. SCIENTIFIC VALUE

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### 11. 4. SOCIAL VALUE

*Elverd's Cottage* and surrounding outbuildings is valued by the members of the Kojonup Historical Society and the wider community for its educational associations as an historic house and farm museum. (Criterion 4.1)

The place has been developed, by the addition of farm buildings and machinery, as an example of a former way of life.

## 12. DEGREE OF SIGNIFICANCE

### 12. 1. RARITY

*Elverd's Cottage* is typical of mid-19th century rural cottage construction in the South West of Western Australia. Few of these buildings still exist. (Criterion 5.1)

*Elverd's Cottage* represents one of the few remaining homes of a significant group in colonial Western Australian history, and is indicative of a unique land settlement program, and of a way of life. (Criterion 5.2)

### 12. 2 REPRESENTATIVENESS

*Elverd's Cottage* is representative of the style adopted for Pensioner Guard Cottages. (Criterion 6.1)

### 12. 3 CONDITION

*Elverd's Cottage* is in reasonable condition and is well maintained.

The amount of work being regularly carried out is holding the building in a reasonable condition.

### 12. 4 INTEGRITY

*Elverd's Cottage* has good basic integrity. Despite being used as a museum, its original intention as a small rural residence remains obvious.

### 12. 5 AUTHENTICITY

*Elverd's Cottage* has good authenticity. The main construction of the walls and roof form are original, although the render and paint have been carried out at a later date. It originally consisted of two rooms, and has been extended by an extra room, which does not affect the authenticity of the structure.

The original verandahs and posts at the front have been replaced over the years.

The addition of burglar bars to the windows to prevent vandals detracts from the buildings authenticity.

The present corrugated iron roofing material is different from the original finish.

## 13. SUPPORTING EVIDENCE

The documentary evidence has been compiled by Lise Summers, Historian. The physical evidence has been compiled by J C Keen, Architect.

## 13. 1 DOCUMENTARY EVIDENCE

*Elverd's Cottage* comprises a stone cottage which, with associated outbuildings, is presented as a house museum by the Kojonup Historical Society.

Soon after the exploration of a feasible overland route between Perth and Albany in 1837, a military outstation was formed at Kojonup Spring to provide protection for travellers, mail carriers and prospective settlers. The townsite of Kojonup was first surveyed by Alfred Hillman in 1838 and the land made available in 1840. By October 1851, The small military contingent originally stationed there had been replaced by six members of the Enrolled Pensioner Force. From the outset of convict transportation to Western Australia in 1850, convicts were accompanied by a force of guards drawn from the Enrolled Pensioner Force, so named because they drew a pension from having previously served in the British Army. The 'Pensioner Guards' were accompanied by their families, having gained free passage and a small income for their services, and on arrival were assigned land in 10 acre lots. The land was in discrete villages around Perth, at North Fremantle, Claremont and South Perth, and in country towns such as Kojonup. The Guards provided a militia service for the area, and were expected to be able to maintain themselves on their pension with the addition of such small income as might be derived from casual work, and the sale of produce from market gardens and timber cutting.[1] By 1870, out of 1,191 Enrolled Pensioners, 543 men and their families remained in the state. Nearly half had left the colony, mostly for other colonies, and some 155 had died. Nevertheless the influence of all these immigrants and particularly of those who stayed 'must be considered a noteworthy genetic and cultural influence on colonial Western Australia.'[2]

It was quickly apparent to Captain (later Colonel) Bruce, their Commanding Officer, that the Pensioners would require assistance in building their homes. In the metropolitan area this was achieved by using Ticket-of-Leave labour, under the supervision of the Royal Engineers. A simple plan was devised for a two room cottage, with a thatch or shingle roof. A 1950s photograph taken of a surviving pensioner residence in Claremont[3] shows a remarkable similarity to photographs of *Elverd's Cottage*.[4] However, in country areas such as Kojonup, the men were less well supported.

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1 Broomhall, F.H. *The Veterans - A History of the Enrolled Pensioner Force in WA, 1850-1880* Perth, Hesperian Press, 1989.

2 Bolton, G. 'Who were the Pensioners' in Stannage, C.T. (ed) *Convictism in Western Australia; Studies in Western Australian History* Vol. IV, Perth, University of Western Australia Press, 1981, p.84.

3 Reproduced in Catomore, R. *Danjoo: together: colonists, convicts and pensioner guards* Claremont Museum.

4 Reproduced in Bignell, M. *First the Spring: A History of the Shire of Kojonup* Perth, University of Western Australia Press, 1982, opposite p.53.

Kojonup Sub Lot P2 was one of several ten acre blocks allocated for the use of the Pensioner Force at Kojonup in the early 1850s. On 20 November 1852, it was assigned to William McDonald (born 1803, died Christmas Day 1879[5]), a former private in the 88th Regiment. As an Enrolled Pensioner, McDonald was entitled to receive the Fee Simple over this land after seven years occupancy and service.

After visiting the Kojonup Barracks in 1854, Major Bruce reported that three of his Pensioners had not only planted crops on their land, they had also managed 'to put up and complete three substantial stone cottages within the last twelve months.' The three were Privates McDonald, Forsyth and Sullivan and, in return for their resourceful diligence, the Major recommended that each receive the sanctioned sum of £15-0-0 towards the cost of their cottages. The two roomed buildings, 'each room being fourteen feet by thirteen feet', were 'substantially built', 'roofed with strong bound timber' and 'well thatched.'[6]

The Pensioner Guards had managed to produce these dwellings with only occasional assistance from Ticket-of-Leave and Conditional Pardon men. They had obtained nails from building supplies being carted through Kojonup on their way to Albany, and iron work by carrier from Albany, paying for the haulage themselves.

Sub Lot P2 was surveyed by William Phelps in May 1862 and McDonald gained the Crown Grant over it on 17 October 1862.[7] William and Mary McDonald were listed as resident in Kojonup in 1865[8] and are presumed to have lived in the cottage until it was sold just prior to William's death. The property was first mortgaged in 1876, then sold for £100 to Henry Larsen, the local innkeeper, in October 1879.[9] By 1888, Larsen had also acquired Sub Lots P1 and P15 in Kojonup. In August that year, a 'Conveyance in Trust' was registered between Larsen and the National Bank for all three Sub Lots to cover a debt of £647-10-0.[10] Sub Lots P1 and P2 were subsequently sold to Charles Edward Elverd on 28 February 1890 for £350.[11]

The Elverd family had a long association with Kojonup. William Elverd had been a Police Constable there in 1862 and was granted the first publican's licence for Kojonup in 1868.[12] Although McDonald's cottage was purchased by Charles Edward Elverd in 1890, it appears that the place had been rented by John Charles Elverd (1858 -1891) ever since McDonald's death. His son , John Charles junior ('Charlie') was born in the cottage in 1888 or 1889[13] and lived there all his life. In November 1891, Sub Lot P2 was transferred to

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5 Erickson, R. (compiler) *The Bicentennial Dictionary of Western Australians* Vol. III, Perth, University of Western Australia Press, 1988, p.1963 - Note: This name is spelt 'McDonnell' on deeds and memorials and as McDonald in other sources.

6 Broomehall, F.H. op. cit., pp.18 & B270; Bignell, M. op. cit, p.66; Public Records Office - CSO 303, reports dated 9 September & 19 October 1854.

7 Battye Library - Phelps' Field Book 5, p.51 & Enrolment 1912.

8 Bodycoat, Ronald 'Elverds Cottage, Kojonup: Conservation Plan' prepared for the Kojonup Historical Society, February 1996, p.9.

9 Battye Library - Memorials VIII / 246 & VIII / 511.

10 Battye Library - Memorial X / 453.

11 Battye Library - Memorial X / 953.

12 Bodycoat, R. op. cit., pp.9-10.

13 Various sources differ.

Annie Matilda Elverd, wife of John Charles Elverd who died the same year aged 33.[14] Annie Elverd, left with several young children including young 'Charlie', later remarried to Robert Arthur Forsyth.[15]

In 1911, the property was transferred to John Charles junior ('Charlie') Elverd, then described as a farmer.[16] John Charles junior ('Charlie') was involved in a number of industries in the area, doing odd jobs and at one stage operating a milk run. He was a sporting shooter and obtained many trophies in his chosen sport.[17] When John Charles junior ('Charlie') Elverd died in January 1979, Sub Lot P2 was transferred to his executor, a nephew, Charles Arthur Harrison, a retired farmer of Kojonup.[18]

Harrison had the property subdivided, and in 1982, a small portion surrounding *Elverd's Cottage* was donated to the Shire of Kojonup[19] It was subsequently developed as an historic house and associated farm museum by the Kojonup Historical Society, which commissioned a Conservation Plan for the site in 1995.

## 13. 2 PHYSICAL EVIDENCE

*Elverd's Cottage* is a rectangular stone building in the Victorian Georgian style, with a hipped corrugated iron roof.[20] It has a front bull nosed verandah and a partially enclosed bull nosed verandah to the rear. The cottage faces Soldier Road and is set back a few metres from the road behind a timber post and wire fence. There is a large pine tree to the north west of the boundary and other trees elsewhere on the site.

The stone building is 13.5 m x 4.6 m with front and rear verandahs 2 m wide x 2.7 m high ceilings.

The building was originally constructed with two rooms. A third and larger room was constructed at the northern end at a slightly later date than the original.[21]

The front verandah is supported by simple square timber posts and beams with GI sheeting and an earth floor. The rear enclosed verandah has a north east room, partially open verandah at the centre, and an enclosed room with a stove in it on the south east corner. This verandah has a timber floor.

External to the rear verandah are two water tanks.

The walls are constructed of local stone work, rendered both internally and externally and painted white. All rooms have an open fire place and the original two rooms have a common chimney. The northern chimney does not show above the roof line.

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14 DOLA, Certificate of Title Vol. 41, Fol. 27; Erickson, R. (compiler) op. cit., Vol. II, p.979.

15 DOLA, Certificate of Title Vol. 41, Fol. 164.

16 ibid.

17 Conversation between Lise Summers and Mrs Hobbs. Memo, HCWA File, 11/3/1997.

18 DOLA, Certificate of Title Vol. 486, Fol. 188.

19 DOLA, Certificate of Title Vol. 1549, Fol. 983.

20 Apperly, Richard; Irving, Robert and Reynolds, Peter *A Pictorial Guide to Identifying Australian Architecture: Styles and Terms from 1788 to the Present* North Ryde NSW, Angus & Robertson 1989, pp.42-45.

21 Possibly during the Elverds' ownership of the cottage.

The doors are sheeted on one face with vertical boarding. The windows to the front are vertical sliding sash with six panes at the top and six panes at the bottom. There is a simple timber sill and timber lintel. Security bars have been added at a later date.

External to the cottage there is a separate small toilet with timber framing and corrugated iron sheeting to the walls and roof. It has a vertical boarded door.

The laundry building is a small timber framed building open to the south side. It has horizontal timber boarding and a low mono pitch iron roof. A small section of the enclosed room has a four paned window and a vertical boarded door.

The Milking Shed to the south of the cottage is of rustic quality. Timber posts support the corrugated iron roof on low timber purlins. Milking stalls for two cows have timber neck bracing to the side of a roofed open area. All have an earth floor.

To the north of the cottage and wash room are corrugated iron on steel framing machinery sheds, which are reasonably new. They contain various items of farm equipment.

## 13. 3 REFERENCES

Bodycoat, Ronald (AML FRAIA) 'Elverd's Cottage, Kojonup: Conservation Plan' prepared for the Kojonup Historical Society, 1996.