



**HERITAGE  
COUNCIL**  
OF WESTERN AUSTRALIA

## **REGISTER OF HERITAGE PLACES**

### **Assessment Documentation**

#### **11. ASSESSMENT OF CULTURAL HERITAGE SIGNIFICANCE**

Cultural heritage significance means aesthetic, historic, scientific, social or spiritual value for individuals or groups within Western Australia.

In determining cultural heritage significance, the Heritage Council has had regard to the factors in the *Heritage Act 2018* and the indicators adopted on 14 June 2019.

##### **11(a) Importance in demonstrating the evolution or pattern of Western Australia's history**

Established in 1966, *Cooinda House, Mount Lawley* was the first employment hostel in the Perth metropolitan area specifically set up to accommodate Aboriginal girls in work, demonstrating changes in legislation and State policy towards Aboriginal people at this time.

*Cooinda House, Mount Lawley* demonstrates changes in government policy from the late 1980s to accommodate regional Aboriginal students at the senior secondary school level in the metropolitan area with an emphasis on assisting students to reach their academic potential by aiding students to move on to tertiary courses and independent living situations.

##### **11(d) Its importance in demonstrating the characteristics of a broader class of places;**

*Cooinda House, Mount Lawley* is a good example of a modest residence constructed in the Inter-War period that demonstrates a lifestyle enjoyed by the middle classes in Mount Lawley at that time.

The later use and adaptation of the residence as hostel accommodation for Aboriginal girls in employment in the 1960s is demonstrative of the State's changing attitudes and priorities in relation to the needs of Aboriginal people.

##### **11(e) Any strong or special meaning it may have for any group or community because of social, cultural or spiritual associations;**

*Cooinda House, Mount Lawley* is a tangible reminder for past residents who can seek information from organisations that help Aboriginal people who were placed in out of home care as children trace their past and reconnect with others.

**11(f)<sup>1</sup> Its importance in exhibiting particular aesthetic characteristics valued by any group or community;**

*Cooinda House, Mount Lawley* is a modest example of an Inter-War California Bungalow residence that contributes to the streetscape of Queens Crescent. The residence embraces the use of natural materials and finishes and exhibits detailing typical of the era including tuck-pointing, leadlight glazing, delicate plaster work and joinery.

**12. DEGREE OF SIGNIFICANCE**

**12.1 CONDITION**

*Cooinda House, Mount Lawley* is generally in good condition with the main roof and wall structure of the original house in a good state of repair. There is no evidence of cracking or structural movement to both internal and external fabric. All gutters and downpipes are in place and appear to be in working order. There are no signs of any water ingress or dampness, with underfloor and wall cavity vents keeping the building well ventilated. Internal finishes and fittings, the sleep out structures and the front verandah are showing signs of general wear and tear. This could readily be improved upon through a scope of minor repairs and general overhaul of floor and wall finishes.

Although parts of the brickwork façade enclosed by the sleep outs are painted, this does not appear to be causing any damage by sealing the fabric. Deterioration of timberwork to the sleep outs is evident throughout. The raised sandstone wall plinth towards the front of the house has water staining and some vegetation growth to isolated areas; most likely caused by failing gutter joints. There is some minor mould staining to the ceilings of the ablution block that is likely due to condensation and inadequate ventilation. The roof of terracotta clay tiles appears to be in sound condition with no cracked or loose tiles. However, closer inspection would be required to fully ascertain adequacy of fixings to the roof timbers.

**12.2 INTEGRITY**

This section explains the extent to which the fabric is in its original state.

*Cooinda House, Mount Lawley* retains a high level of integrity. The original layout, form, openings, detailing and structure of the house are still legible even with the addition of the sleep outs to the east and front façades, and ablution block to the rear. The original joinery, internal archways, wall friezes and cornice mouldings remain and are relatively intact. New floor finishes have been applied throughout but with original timber floorboards remaining to some rooms.

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<sup>1</sup> For consistency, all references to architectural style are taken from Apperly, R., Irving, R., Reynolds, P. *A Pictorial Guide to Identifying Australian Architecture. Styles and Terms from 1788 to the Present*, Angus and Robertson, North Ryde, 1989.

For consistency, all references to garden and landscape types and styles are taken from Ramsay, J. *Parks, Gardens and Special Trees: A Classification and Assessment Method for the Register of the National Estate*, Australian Government Publishing Service, Canberra, 1991, with additional reference to Richards, O. *Theoretical Framework for Designed Landscapes in WA*, unpublished report, 1997.

### **12.3 AUTHENTICITY**

This section explains the extent to which the original intention is evident, and the compatibility of current use.

*Cooinda House, Mount Lawley* retains a moderate level of authenticity with alterations made for the ongoing use as a hostel being reasonably compatible with its original use as a house. The original design intent remains readily apparent but less so towards the rear and eastern side where alterations have disturbed the original layout.

### 13. SUPPORTING EVIDENCE

The documentation for this place is based on the heritage assessment completed in July 2021 by the Department of Planning Lands and Heritage, and Architect Nisar Dar of Dar Studio, with amendments and/or additions by the Heritage Council and the Department.

#### 13.1 DOCUMENTARY EVIDENCE

*Cooinda House, Mount Lawley* comprises a single storey Inter-War California Bungalow style residence constructed of brickwork masonry with a terracotta tile roof (c.1933-34), with additions including sleepouts to the front and east, an ablution block to the rear (c.1970s) and a separate games room and store (2000) set in an informal garden with a basketball court (1970s).

The Noongar groups living in and around the Perth area are collectively known as the Whadjuk, whose significant cultural sites include *Derbal Yerrigan* (Swan River) and *Karra kata* (King's Park).<sup>2</sup> The Whadjuk comprised small family groups moving through the landscape in response to seasonal change, utilising a toolkit of wooden and flaked stone tools and grinding stones, notably of quartz, dolerite and chert.<sup>3</sup> This way of life began to be disrupted after 1829 with the arrival of British colonists, who established the settlements of Perth and Fremantle along the Swan River.

In 1900, Albany banker John Robinson and his real estate partner Samuel Copley purchased Swan Location Z, comprising 720 acres, for £7525. After Robinson's death, his son, Robert together with Copley formed a partnership and sub-divided the land that included portions of the future suburb of Mount Lawley, named after the Governor, Sir Arthur Lawley.

The first two sub-divisions, designated as No. 1 and No. 2 Estates, included 'the highest and most desirable land in the area. Intended to be designed as a garden suburb, the layout of the new Mount Lawley Estate differed to previous grid pattern subdivisions in that many streets, including Queens Crescent were designed to curve with the contour of the land. Blocks sizes were a uniform 1000 square metres in area, with lots on Queens Crescent selling for £90.<sup>4</sup>

In the early 1900s, the majority of Mount Lawley's population lived in the vicinity of the railway line. In 1906, the extension of a tramway from Perth to the corner of Walcott and Beaufort Streets, and the establishment of a railway station in 1907, led to a housing boom in the area. Mount Lawley developed as a 'white-collar' suburb that appealed to increasing numbers of wealthy professionals looking to live in a fashionable locality close to the city. Homes were substantial, often architect designed and mainly constructed of brick and tile in the Federation style.<sup>5</sup>

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<sup>2</sup> About the Whadjuk Region', *Kaartdijin Noongar – Noongar Knowledge*, accessed 16 August 2021 <https://www.noongarculture.org.au/whadjuk/>

<sup>3</sup> Crawford, I M, 'Aboriginal cultures in Western Australia', & Hallam, S, 'The First West Australians', in *A New History of Western Australia*, C T Stannage (ed.), UWA Press, 1981, pp. 16-20, 56-66; Meagher, S & Ride, W D L, 'Use of natural resources by the Aborigines of south-western australia', & Berndt, R M 'Aborigines of the South-West', in *Aborigines of the West: Their Past and Present*, R M Berndt & C H Berndt, (eds.), UWA

<sup>4</sup> W.S Cooper & G. McDonald, *Diversity's Challenge: A History of the City of Stirling*, City of Stirling, WA p.118.

<sup>5</sup> City of Stirling Municipal Inventory 1997. Section 2.5 Co-Operation and Change 1890-1920.

By 1911, the Mount Lawley area had expanded rapidly and the increase in housing resulted in the establishment of a variety of businesses mainly along Whatley Crescent and Beaufort Street. By 1920, schools, churches and recreational facilities had been established including P18794 Mount Lawley Primary School (1912) and the *Mount Lawley Tennis Club* in 1920 (P4252 RHP).<sup>6</sup>

The period between 1920 and 1940 resulted in further expansion with the third release of land c1929 in the area now called Menora. Many substantial houses were built, with housing styles influenced by the Arts and Crafts Movement, with the Californian Bungalow style being particularly popular with developers.<sup>7</sup>

*Cooinda House, Mount Lawley* was originally constructed as a private residence in the Inter-War California Bungalow style and first appears in the Post Office Directories in 1933/34, under the name of E.N Knight and Bryan, Wm.<sup>8</sup>

The place remained in use as a private residence until 1965 when it was acquired by the Department of Native Welfare for use as a hostel for Aboriginal girls in employment.

### Education and Employment Hostels

From 1950 until 1972, Aboriginal Education and Employment Hostels were established and operated by the Western Australian Department of Native Welfare, to provide accommodation for young Aboriginal people studying, training or working in the metropolitan area or large regional towns. The location of such hostels was largely determined by the availability of schools, technical centres and employment opportunities. Almost half of these hostels were located outside the metropolitan area, due to the Department's policy to meet the employment or education needs of children in their home districts as much as possible.<sup>9</sup> While the provision of accommodation was the main function of these hostels, they were also intended to provide boarders with "extended social experiences and influences and thus opportunities to develop more fully the skills and confidence required to function in Australian society."<sup>10</sup>

Initially the Department had deemed it too costly to provide hostel accommodation, preferring to utilise private boarding facilities or independent institutions such as the Y.W.C.A. The first property to be purchased by the State for hostel accommodation in the Perth area was Alvan House, in Mount Lawley, which was established in 1950, to accommodate 'near white' student girls in line with the policy of assimilation of Aboriginal students into the mainstream educational system.<sup>11</sup> The chosen girls were to be of exemplary character who, by scholastic attainment or special aptitude, had qualified for further education in secondary schools or for

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<sup>6</sup> Heritage Assessment *Memorial Gardens & Recreation Reserve, Mount Lawley* 18 April 2008, P.7.

<sup>7</sup> City of Stirling Municipal Inventory 1997. Section 2.6 Social and Economic Progress 1920-1940.

<sup>8</sup> The Western Australian Post Office Directory [Wise's] 1933-1934. Available at: <https://www.slwa.wa.gov.au/pdf/battyepods/1933/0055.pdf>

<sup>9</sup> *Signposts*: A guide for children and young people in care from 1920, (FINAL) Department for Community Development p.34. (No date) PDF Available: <http://signposts.cpfs.wa.gov.au/pdf/pdf.aspx>

<sup>10</sup> Annual Report of the Department for Community Welfare, 30 June 1973 in *Signposts* p.34

<sup>11</sup> Ibid, *Signposts*, *Alvan House*, p.78 & *The West Australian*, Friday 25 August 1950, p.3. Available at: <https://trove.nla.gov.au/newspaper/article/47882582?searchTerm=mt%20lawley%20hostel>

technical training.<sup>12</sup> In September 1950, the *West Australian* newspaper reported that the proposal to locate the hostel in the affluent suburb had caused considerable controversy amongst ratepayers and neighbours, and had resulted in a petition signed by 60 local residents being presented to Parliament, asking for the immediate abandonment of the proposal. However, the petition was not successful and the hostel went ahead.<sup>13</sup>

By the late 1950s, a shortage of private facilities saw consideration given to the purchase of hostels by the Department that would be managed by an independent controlling authority. Examples of hostels already operating under this scheme include McDonald House, in Vale Road, Mount Lawley, established in 1952 as a hostel for Aboriginal boys attending high school in Perth, run by the Anglican Church from 1958 until c1972,<sup>14</sup> and Katukutu, Mount Lawley (formerly Alvan House), which from 1958 accommodated young Aboriginal men coming to Perth to work from rural areas, run by the Baptist Union from 1966.<sup>15</sup>

In 1963, the *Native Welfare Act 1963* came into effect, repealing the *Aborigines Act 1905*. Under the new Act, the Commissioner of Native Welfare ceased to be the guardian of Aboriginal children, but was responsible for the 'custody, maintenance and education of the children of 'natives''. As a result, one of the key responsibilities of the Department of Native Welfare was to assist in the 'economic and social assimilation' of 'natives'.<sup>16</sup> Due to this shift in Government policy, the Department's priority was to find employment opportunities for young Aboriginal people migrating to the city. Therefore, most properties selected for hostel accommodation were located within a suburban setting.

The first hostel to be acquired for this purpose was 'Cooinda', a hostel for working girls located a short distance from Katukutu in Mount Lawley. The word 'cooinda' has various Aboriginal meanings, one of which is 'Happy Place'.<sup>17</sup>

In June 1965, following a meeting with the Minister for Native Welfare, the Methodist Homes for Children presented a formal proposal to establish a hostel as part of the government policy to grant subsidised housing operations to religious denominations. The site at Cooinda was inspected and approved as suitable in October of the same year. However, due to the need to carry out necessary structural alterations to the building, the property was not officially transferred until January 1966. The hostel was specifically assigned as an accommodation centre for working girls.<sup>18</sup>

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<sup>12</sup> *The West Australian*, Friday 25 August 1950, p.3. Available at: <https://trove.nla.gov.au/newspaper/article/47882582?searchTerm=mt%20lawley%20hostel>

<sup>13</sup> *The West Australian*, Wednesday 6 September 1950, p.6. Available at: <https://trove.nla.gov.au/newspaper/article/47884798?searchTerm=mt%20lawley%20hostel>

<sup>14</sup> Find and Connect. Place record for McDonald House (1952-1985) Available at: <https://www.findandconnect.gov.au/guide/wa/WE00138>

<sup>15</sup> Find and Connect. Place record for Katukutu Employment Hostel (1958-1982?) Available: <https://www.findandconnect.gov.au/ref/wa/biogs/WE00114b.htm>

<sup>16</sup> Western Australian Legislation: *Native Welfare Act 1963* Available at: [https://www.legislation.wa.gov.au/legislation/statutes.nsf/law\\_a6538.html](https://www.legislation.wa.gov.au/legislation/statutes.nsf/law_a6538.html)

<sup>17</sup> The word *cooinda* or *kooinda* has various Aboriginal meanings, most of which are associated with eastern State language groups. [sutherland-shire-street-name-origins.pdf \(nsw.gov.au\)](https://www.sutherland-shire-street-name-origins.pdf)

<sup>18</sup> Ibid, Cooinda House, Mt Lawley in *Signposts* (FINAL)

Although managed by the Methodist Church, the Department of Native Welfare remained responsible for the placement and location of employment for residents at Cooina. The first residents were Aboriginal girls employed in Perth. As such, Cooina became the first “Employment” hostel established by the State in the metropolitan area, and was staffed by a houseparent couple appointed by Methodist Homes for Children. In December 1966, *The “Homes” Herald*, reported on the opening of Cooina noting that the number of boarders would increase from five to a maximum of fourteen once modifications had been completed by the Public Works Department.<sup>19</sup>

Cooinda House operated through times of major policy changes, including the restructuring of the Department of Native Welfare to the Department of Community Welfare in 1972.

In December 1974, the Methodists Homes for Children newsletter, the *Herald* described Cooina as caring for ‘teenage high school or working girls, either Aboriginal or European. Usually they are State Wards and had come from family or school situations where stress has caused misbehaviour and/or absconding’.<sup>20</sup>

In June 1975, there were nine children in residence at Cooina, including Wards and private admissions. The Hostel generally provided longer term care for girls, including sibling groups, aged 14-17 years, with the average length of stay 1.26 years. However, girls could be accommodated for shorter periods if necessary. At the time, the residence had five bedrooms including three double rooms and two which could sleep three or more girls; a lounge room; kitchen/dining; dining room; one bathroom and one toilet. There were an additional three staff bedrooms and separate staff amenities. Facilities at this time included a garden and play area with a range of sporting equipment and a basketball court. A pool or table tennis table; TV, piano; radio, library, books and toys were also available for use. Girls walked or took a bus to school, and homework was completed after tea. Recreational activities included sporting clubs, modelling courses and other activities arranged by cottage parents, including holiday placements.<sup>21</sup>

In December 1976, there were nine residents at Cooina – five of whom were Aboriginal Secondary Grant recipients, two Wards; and one private boarder. At the time, Cooina was described as a ‘scattered group home’, that is, “a family group home whose grounds do not adjoin those of another family group home, or other residential child care establishment, operated by the same enterprise.”(other than the Department).<sup>22</sup>

By 1982, Cooina was being operated by Mofflyn (previously known as Methodist Homes for Children) under a formal agreement with the Department of Community Welfare, providing accommodation for ten secondary school children and girls in employment. Management transferred to Sister Kate’s Child and Family Services

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<sup>19</sup> The ‘Homes’ *Herald*, Methodist Homes for Children in Western Australia Newsletter, Vol.1.NO 120, December 1966.

<sup>20</sup> The ‘Homes’ *Herald*, Methodist Homes for Children in Western Australia Newsletter, Vol.2.NO 20, December 1974.

<sup>21</sup> Department of Child Welfare Submission to the Committee of Enquiry into Residential Child Care, July 1976) in *Signposts*, A guide for children and young people in care from 1920, (FINAL) Department for Community Development p.177. PDF Available: <http://signposts.cfps.wa.gov.au/pdf/pdf.aspx>

<sup>22</sup> Ibid, *Signposts*, p. 177



(Manguri) in 1984, followed by the Department of Community Welfare (later the Department of Community Services) from 1988 onwards.<sup>23</sup>

In 1988, the Annual Report of the Department for Community Services noted that the focus was to continue to provide hostel services in the Metropolitan area, to meet the demand for accommodation from regional Aboriginal students at the senior secondary school level. Metropolitan hostels had a limit of approximately ten to twelve secondary students per hostel, and no primary aged students. Care was provided by full time live in married couples. The emphasis was on assisting students to reach their academic potential by aiding students to move on to tertiary courses and independent living situations, however, it was noted that students still struggled with the adjustment from country to urban school and living situations.<sup>24</sup>

In October 1994, there were ten girls aged from 15-18 years resident at Cooinda, with total admissions for the year numbering sixteen. The length of stay ranged from one week to more than six months.<sup>25</sup>

In May 2000, refurbishments were undertaken to *Cooinda House, Mount Lawley* including a new games room and the upgrade of student bathroom areas.<sup>26</sup>

In 2004, the facility formed part of the Department's Aboriginal Student Accommodation Services program.<sup>27</sup>

Prior to its closure in December 2020, *Cooinda House, Mount Lawley* provided boarding facilities for Aboriginal boys, predominantly from the Kimberley region, receiving scholarships to attend Perth schools.<sup>28</sup>

In February 2021, the lease for *Cooinda House, Mount Lawley* held by the Department of Communities expired. The property is now owned by the Aboriginal Lands Trust (ALT) and is to be transferred to the Noongar Boodja Trust (NBT) as part of the South West Native Title Settlement.<sup>29</sup>

## 13.2 PHYSICAL EVIDENCE

*Cooinda House, Mount Lawley* is housed in an Inter-War California Bungalow style single storey residence constructed of brickwork masonry with a terracotta tile roof (c.1933-34), with additions including sleepouts to the front and east, an ablution block to the rear (c.1970s) and a separate games room and store (2000) and a basketball court (1970s) set in an informal garden.

### Siting

*Cooinda House, Mount Lawley* is located at No.24 Queens Crescent, to the east of Beaufort Street in Mount Lawley. The house is positioned to the north side of the

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23 Ibid, *Signposts*, p.177

24 Annual Report of the Department for Community Services, 30 June 1988, in *Signposts*, p. 178

25 OHAC Cost Project, Department for Community Services, June 1995, in *Signposts*, p.178.

26 Government of Western Australia Media Statements, Aboriginal student hostel refurbishments opened, Friday 19 May 2000. Available:<https://www.mediastatements.wa.gov.au/Pages/Court/2000/05/Aboriginal-student-hostel-refurbishments-opened.aspx>

27 <http://signposts.cpfs.wa.gov.au/facilities/view.aspx?id=145>

28 Correspondence to Department Planning, Lands and Heritage from Department of Communities, November 2020.

29 Information on the Noongar Land Estate: South West Native Title Settlement Land Base. Available at: <https://www.noongar.org.au/noongar-land-estate>



street on a rectangular block with a narrow frontage. The block, as with other adjacent properties, rises steeply in a south to north direction along its length. The locality is characterised by other residences of similar age and character with particular reference to No.36 Queens Crescent, known as *Windsor Hall*, (RHP P3320).

The place is a free standing, single storey house on a suburban block with informal lawn and garden. The house is setback approximately 15m from the front boundary with a low sandstone wall with intermediate stone piers and hedge behind. A footpath and a generous grass verge separate the front boundary to the edge of the road. Red brickwork piers are located either side of the driveway on the western side boundary. The driveway rises up with the front lawn and garden to the east that is separated by a low height brickwork wall with hedge behind. The garden itself has many plants and shrubs to its perimeter and is dominated by two large Jacaranda trees (*Jacaranda mimosifolia*). There is a steel grille security gate spanning from the side of the house to the west boundary that separates the drive from the rear garden.

The immediate surrounding to the rear is flat brick paving with a separate single storey games room located to the north east of the house built in 2000 and constructed of brickwork and terracotta roof tiles with hipped profile that matches the materiality and form of the original house. A timber post verandah and shade cloth structure provides weather protection between the two. The boundary to the east of the house is particularly narrow. A limestone retaining wall approximately 1m high exists in this location to address the change in level to the adjacent lot. To the north of the house, there are two stepped terraces constructed from limestone retaining walls and steps that cater for the natural steep slope of the lot. A basketball court (1970s) with bitumen surface exists at an intermediate level with a lawn area further up at the highest level before the lot meets the far rear boundary. There are a number of shrubs and trees planted to the stepped terraces including some well established olive trees that altogether provide a mix of soft and hard landscaping.

### **External**

*Cooinda House, Mount Lawley* displays elements of the Inter-War California Bungalow architectural style, including external characteristics of street facing gables, low pitched roofs, wide overhanging eaves and bargeboards, exposed roof timbers and a rock faced sandstone foundation wall.

The roof is of a hipped and gable configuration with a full width broken back roof verandah, with one projecting section supported on replacement square timber posts. The gables are also projected with decorative timber detailing and ventilator. The roof covering throughout is Marseille profile terracotta roof tiles. There are two chimneys of painted roughcast render and tuck-pointed brickwork above with painted stucco mouldings. The walls are of cavity construction in stretcher bond brickwork that is tuck-pointed to the front façade. Some of the exposed eaves timbers are expressed with sculpted rafter ends and brackets to support the projecting roofs. All gutters are painted steelwork in ogee profile mounted on a painted timber fascia.

The south elevation is presented as the front of the house facing the street and is raised on a high base of hand cut sandstone blocks with rock face, which creates an overall prominence within the garden setting. The entrance to the house is

approached by a series of undercover concrete steps with paint finish leading off the driveway. At the top of the steps is a porch providing access to the main entry and also to the verandah. The verandah has untreated timber floorboards, a painted timber balustrade and pressed tin soffit following the rake of the roof. The supporting square timber posts have a paint finish with weatherproof blinds installed in between. The walls to this part of the house are finished in face brickwork with tuck-pointing. There is a flat painted render frieze above the window and door heads finishing at the underside of the verandah soffit. There is a mixture of door and window openings with the verandah having a timber frame double hung sash window either side of a timber panel double door with fanlight that leads into the main front room. The top sashes to the windows have a 9-pane fenestration with glazing bars. Window sills are formed in render with a paint finish. To the porch there is a single timber door with fanlight that is the main entry into the house, which is also marked by a shallow painted masonry arch spanning across the porch. The arch is supported on a brick pier, which is straddled by a small fixed timber frame window to either side with geometric leadlight glazing with coloured glass accents. The sills are the same as the other windows with a painted render finish.

The east elevation of the house is in close proximity to the side boundary and is enclosed by the sleep outs that were added in the early 1970s. This was an extension to the original house, which was addressed by a continuation of the existing roof pitch to increase floor space. The sleep outs are of timber frame construction with painted timber boarded panelling at low level and timber frame glazing up to the eaves.

The north elevation faces the rear of the property and includes the ablution block extension built c.1970s to the west and the side of the sleep out extension to the east. The masonry walls are in face brickwork, stretcher bond with weathered pointing. There are two timber frame double hung sash windows with 9-pane fenestration to the top sashes, and one double sliding window to the ablution block. All windows have a painted precast concrete sill and fly screen. There is a verandah with painted timber posts that provides cover to this part of the elevation and also connects to the adjacent games room building. Single timber doors with fly screens provide access to the rear of the house and also to the laundry.

The west elevation runs along the driveway to the side of the house and incorporates the sandstone foundation wall that diminishes in height with the increase slope of the drive. Above the stone plinth is a rendered façade with overhanging eaves and exposed timber rafters. There is a mixture of different windows to the elevation with a roughcast render frieze running from above the window heads to the underside of the eaves line. There are six simple square shaped timber windows to the ablution block and then a triple set of timber frame double hung sash windows to the kitchen. There is a pair of timber frame double hung sash windows to the dining room with also a projecting roof on timber brackets. The entry lobby has a large semicircular timber frame window divided into 6-panes with glazing bars. All windows, apart from the ablution block have projecting masonry sills with a paint finish. A painted timber louvre screen encloses the side of the porch at the front of the house. A series of wall vents are located above floor level and also to the roughcast frieze at high level.

## Internal

The layout of the house is of simple linear configuration with rooms accessed off an entry lobby and a central corridor that returns at the rear to provide access to the back rooms. The general detailing is a combination of period features of ornate plastered masonry and painted joinery mixed in with new detailing where alterations have occurred. The main entrance is from the porch at the front, where there is an internal lobby that provides access to the two front rooms, dining room and central corridor.

The entry lobby is generous in size and characterised by the semicircular window to the west external wall and a decorative archway leading to the corridor, which has moulded imposts to either side with crown motif. There is a picture rail at high level with the frieze picked out in a different colour, and deep cornice moulding to the ceiling.

A single timber door from the entry lobby with fanlight and geometric leadlight frosted glazing leads into the main front room that is roughly square in plan and has a set of double timber doors leading onto the verandah. There is a historic arched opening to the original east external wall, which is now infilled. This could have previously provided access to the verandah wrapping around to this side of the house. The room is characterised by a deep recess formed by a large opening in the west wall with detailed plaster arrises and curve surround. Setback from here is the external wall beyond with the two leadlight windows facing onto the porch. It is unclear what this area would have originally been utilised for as there is no fireplace and the space is currently accommodating a modern timber bench top unit.

The other room towards the front of the house referred to as the 'manager's living' is also accessed from the entry lobby through a single door with fanlight and geometric leadlight frosted glazing. It has a set of double timber doors that lead out onto a sleep out, which would have originally been the end of the wrap around verandah. There is also evidence of a former window opening with timber sill and architrave that has been boarded up, which would have looked out onto the east side boundary. A former fireplace with a tiled hearth is set into the exposed timber floorboards. A single door opening with sliding door has been created to provide access through the external wall into another sleep out. The sleep outs are simply detailed with timber floorboards, no skirtings and with painted finish to the original exposed brickwork. Also accessed off this room is a bathroom with modern fittings, and a room referred to as the 'manager's bedroom'.

The dining room accessed off the entry lobby is characterised by an elliptical arch with central crown motif that frames a truncated recess behind to accommodate a wood stained timber fireplace. The plaster work is delicately detailed with a decorative formed arris that continues around the arch. A set of two double hung sash windows are placed symmetrically in a small square bay window arrangement to the external wall. The plasterwork detailing is notable with a continued use of decorative arris to wall returns. There is also a picture rail at high level with the frieze picked out in a different colour, and deep cornice moulding to the ceiling. A doorway from the dining room leads to the kitchen, which is a room of much simpler detailing with no cornice or other features. There is an L-shaped bench top with

cupboards. The recess of the former fireplace still remains and there is also a pantry. A second door to the room leads out onto the central corridor.

The corridor provides access to further bedrooms, sleep outs and the ablution block extension to the rear. At the end of the corridor there is a single timber door that leads out to the rear yard. There are no features of note to these areas with the use of modern skirting and ceiling trims. In the corridor however there is evidence of a change in joinery detailing with an interface between original and modern skirtings, which would suggest alterations at some stage in the building's history. The ablution block to the rear accommodates toilets, showers and laundry facilities and is of solid floor construction with vinyl covering.

Ceilings throughout are painted plaster with cornice mouldings to the original rooms and typically have modern strip light fittings and ceiling fans. High level wall vents are painted cast iron and picked out with their rich ornate detailing. Original door joinery is of four panel doors with top glazing panel at eye level. Typically they incorporate a fanlight, plinth blocks and architraves. Windows frames are painted timber with moulded architraves and sills. Original skirting boards remain extant and it is clear where new skirtings have been introduced when later walls have been built. The floor is of suspended timber construction with a mixture of oiled jarrah timber boards, carpet and vinyl finishes.

### **13.3 COMPARATIVE INFORMATION**

#### **Principal Australian Historic Theme(s)**

- 3.10.1 Assisting Indigenous people into the cash economy
- 3.22 Lodging people
- 4.3 Developing urban institutions
- 7.6.6 Providing services and welfare
- 7.6.8 Administering Indigenous Affairs

#### **Heritage Council of Western Australia Theme(s)**

- 106 Workers (including Aboriginal, convict)
- 108 Government Policy
- 404 Community services and utilities
- 408 Institutions
- 601 Aboriginal people

#### **Comparative Analysis**

##### Education and Employment Hostels

From 1950 until 1972, Aboriginal Education and Employment Hostels were established and operated by the Western Australian Department of Native Welfare, to provide accommodation for young Aboriginal people studying, training or working in the metropolitan area or large regional towns.

The Historic Heritage database does not include a specific search function for institutional housing for Aboriginal people in the metropolitan area. There are two

Hostels associated with the care of Aboriginal youth on the State Register, and five places located in the Metropolitan area that are in the Assessment Program:

- P15731 *Walcott Centre*, Mount Lawley (RHP) - provided a residential welfare service for boys and girls from 1921 until 1984, as a government reception home for both Aboriginal and non-Aboriginal children who were in need of protection, care and accommodation.
- P17150 *Tudor Lodge* (RHP) – established in 1952 as the first Department of Child Welfare hostel that provided accommodation for Wards and, in its early years, migrant boys (14-18 years) in employment in the city. During its later years of operation it provided accommodation for Aboriginal students.
- P05687 *Alvan House* (Operated 1950-c1982) – The first property to be purchased by the State for Hostel accommodation in the Perth area in line with policy of assimilation into the mainstream educational system during the 1950s. The place provided accommodation for Aboriginal youths while they attended secondary school or searched for employment.
- P09959 *McDonald House* – Established in 1955 in West Perth. Relocated to Mt Lawley 1963 – 1984. Associated with *Alvan House*, the place played an important role in the government's assimilation policy of placing Aboriginal youths into mainstream education systems or the workforce.
- P18576 *Pallottine Mission Centre*, Rossmoyne (Operated 1955-1980). A residence for Aboriginal youths from the Missionary School at P01673 *Pallottine Monastery* (RHP) while they attended secondary school or took part in vocational training.
- P05025 *Bay View* (Fairhaven) - Run by the Churches of Christ Federal Aborigines Mission Board as a mission hostel for 'native girls' from the Western Desert and Norseman who were attending secondary school or undertaking domestic work.
- P18575 *Ardross House*– An education and employment hostel established by the Government associated with *Mogumber*.

#### Inter-war Californian Bungalow style

The Californian Bungalow is the most commonly applied Inter-War architectural style in the Perth metropolitan area, present in all Inter-War residential development areas. The style was applied to buildings in a variety of sizes and materials.

The Historic Heritage database includes 726 places described as being in the Inter-War Californian Bungalow style. Notable examples of individual places in this style on the Register include:

- P17150 *Tudor Lodge*, Mount Lawley (1922; 1939) – a fine and early example of the Inter-War California Bungalow style, in an expansive garden.
- P8895 *Model Timber Home* (1934) - a significant example of the work of architect Reginald Summerhayes, and a rare example of a home which has remained substantially unchanged with original fittings, furnishings and garden layout.

- P7935 *John Curtin's House* (1923) – a single storey brick and tile residence including original furnishings and fittings that was the family home of John Curtin, the first Western Australian to be Prime Minister of Australia from 1941 to his death in 1945.

### Conclusion

*Cooinda House, Mount Lawley* is a good representative example of an Educational/Employment Hostel associated with the care of Aboriginal youth and was the first employment hostel established by the State in the Perth metropolitan area. The building is a good example of a modest Inter-War California Bungalow style residence that contributes to the streetscape of Queens Crescent.

## **13. 4 KEY REFERENCES**

Department of Child Welfare Submission to the Committee of Enquiry into Residential Child Care, July 1976) in Signposts, A guide for children and young people in care from 1920, (FINAL) Department for Community Development.

## **13. 5 FURTHER RESEARCH**

Further research could indicate why the name *Cooinda* was chosen for the place and which meaning was intended to be associated with the name.