



REGISTER OF HERITAGE PLACES - ASSESSMENT DOCUMENTATION

11. ASSESSMENT OF CULTURAL HERITAGE SIGNIFICANCE

The criteria adopted by the Heritage Council in September, 1991 have been used to determine the cultural heritage significance of the place.

11.1 AESTHETIC VALUE

Fremantle Esplanade Hotel is significant as a good example of Federation Filigree remodelling of two simple Victorian buildings. The exterior detailing of the building, including the verandah, turret and mouldings, enhance the townscape of Fremantle. (Criterion 1.1 & 1.3)

11.2. HISTORIC VALUE

Fremantle Esplanade Hotel has historic value for its progressive uses, firstly as a convict establishment, and as a residence, merchant building and hotel, demonstrates a density and diversity of cultural features which have illustrated the human occupation and evolution of Fremantle since the introduction of convicts to the colony in 1850. (Criterion 2.1)

The place is important as the site of the first convict establishment in the state. (Criterion 2.2)

Fremantle Esplanade Hotel is important for its close association with the architect J. Herbert Eales, whose architecture has been significant within the history of Fremantle. *Fremantle Esplanade Hotel* is also important for its close association with Paddy Troy, former State Secretary of the Ship Painters and Dockers Union and communist activity. (Criterion 2.3)

11.3. SCIENTIFIC VALUE

The building and site contribute to the understanding of the development of Fremantle and the cultural history of Western Australia. (Criterion 3.1)

The place has the potential to yield archaeological evidence of earlier use, possibly dating back to the convict establishment on the site. (Criterion 3.2)

11.4. SOCIAL VALUE

Fremantle Esplanade Hotel is highly value by the community for its social and cultural associations as a hotel since 1895 and for its aesthetic associations as an attractive component of the Fremantle townscape. (Criterion 4.1)

Fremantle Esplanade Hotel has contributed to the Fremantle community sense of place as a centre for social and recreational activities since the 1890's and as a reminder of Fremantle's past. (Criterion 4.2)

12. DEGREE OF SIGNIFICANCE

12. 1. RARITY

Fremantle Esplanade Hotel demonstrates a distinctive design in the verandah structure as most gold-boom hotels had their verandahs removed in the 1950's and 1960's. (Criterion 5.1)

The exterior of *Fremantle Esplanade Hotel* demonstrates distinctive design techniques no longer practiced in the state. (Criterion 5.2)

12. 2 REPRESENTATIVENESS

Fremantle Esplanade Hotel is important for its demonstration of representative characteristics of a turn of the century hotel, including stylistic qualities of exterior detailing, scale and form. (Criterion 6.1)

12. 3 CONDITION

The condition of *Fremantle Esplanade Hotel* is good as the building was completely renovated during the 1985 resort development.

Detailed considerations of the condition of the building may be found in the Conservation Plan by Palassis Architects: 'Conservation Plan Esplanade Hotel, Marine Terrace, Fremantle' (prepared for Oldfield Knott Architects, February 1995.)

12. 4 INTEGRITY

Due to the continuous adaptation of the building and the major renovation and addition in 1985 to *Fremantle Esplanade Hotel* has greatly diminished the integrity of the place.

Detailed considerations of the integrity of the building may be found in the Conservation Plan by Palassis Architects: 'Conservation Plan Esplanade Hotel, Marine Terrace, Fremantle' (prepared for Oldfield Knott Architects, February 1995).

12. 5 AUTHENTICITY

Internally, *Fremantle Esplanade Hotel* has low authenticity with significant alterations having taken place as the building was adapted to the new uses.

For discussion of authenticity of the building, refer to the Conservation Plan by Palassis Architects: 'Conservation Plan Esplanade Hotel, Marine Terrace, Fremantle' (prepared for Oldfield Knott Architects, February 1995.)

13. SUPPORTING EVIDENCE

Attached are key sections of the supporting evidence prepared by Palassis Architects: 'Conservation Plan Esplanade Hotel, Marine Terrace, Fremantle' (prepared for Oldfield Knott Architects, February 1995.)

13.1 DOCUMENTARY EVIDENCE

For a detailed discussion of the documentary evidence, refer Palassis Architects: 'Conservation Plan Esplanade Hotel, Marine Terrace, Fremantle' (prepared for Oldfield Knott Architects, February 1995.)

13.2 PHYSICAL EVIDENCE

For detailed discussion of Physical evidence, Palassis Architects: 'Conservation Plan Esplanade Hotel, Marine Terrace, Fremantle' (prepared for Oldfield Knott Architects, February 1995.)

13.3 REFERENCES

Palassis Architects: 'Conservation Plan Esplanade Hotel, Marine Terrace, Fremantle' (prepared for Oldfield Knott Architects, February 1995.)