



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.

PRINCIPAL AUSTRALIAN HISTORIC THEME(S)

- 3.11.5 Establishing water supplies
- 3.21 Entertaining for profit
- 3.22 Lodging people
- 3.23 Catering for tourists
- 8.1.4 Enjoying the natural environment
- 8.3 Going on holiday

HERITAGE COUNCIL OF WESTERN AUSTRALIA THEME(S)

- 106 Workers
- 107 Settlements
- 206 Mail services
- 311 Hospitality industry and tourism
- 506 Tourism
- 605 Famous and infamous people

11.1 AESTHETIC VALUE*

Mundaring Weir Hotel is a good example of a hotel in the Federation Filigree style, featuring shady verandahs and lattice screens, with its decorative ground floor verandah valance, stop chamfered posts with the timber brackets, and pebble dash decoration to the gable on the south-east corner of the building. (Criterion 1.2)

The c.1906 addition presents as a balanced façade with interesting highlights provided by the roof elements which include ventilated hipped gables, a parapet wall with small pediment and intact chimney stacks with pots. (Criterion 1.3)

* For consistency, all references to architectural style are taken from Apperly, Richard; Irving, Robert and Reynolds, Peter *A Pictorial Guide to Identifying Australian Architecture: Styles and Terms from 1788 to the Present*, Angus & Robertson, North Ryde, 1989.

Mundaring Weir Hotel is an element of a small cultural precinct, together with 1903 workers' accommodation across the road, and the Mundaring Weir Hall. (Criterion 1.4)

11. 2. HISTORIC VALUE

Mundaring Weir Hotel is an historic reminder of the years when Mundaring Weir was a hive of activity during the construction of the dam wall. The large numbers of workers at the Weir provided the Jacoby brothers with a target group of consumers eager to purchase the only legal supply of liquor in the area. (Criterion 2.1)

Mundaring Weir Hotel is closely associated with the Goldfields Water Supply Scheme as it was built specifically to cater to the men who worked on the construction of the dam wall. The place is one of the earliest permanent structures built at Mundaring Weir. (Criterion 2.2)

Substantial additions made to *Mundaring Weir Hotel* in 1906, 1986 and 1996-99, demonstrate the growth of the tourist trade at Mundaring Weir over the course of the twentieth century. (Criterion 2.2)

Mundaring Weir Hotel has close associations with C.Y. O'Connor who was responsible for the construction of the Goldfields Water Supply Scheme, and who used the hotel as his office when visiting the Weir. (Criterion 2.3)

The place has associations with David Helfgott, an internationally recognised pianist, who plays there on a regular basis and the internationally acclaimed painter Frank Pash, who regularly visited the place and left three separate portraits on the hotel's walls. (Criterion 2.3)

11. 3. SCIENTIFIC VALUE

11. 4. SOCIAL VALUE

Since the early twentieth century, *Mundaring Weir Hotel* has played a major role in catering for tourists who come to view the natural environment around the Weir. In more recent years, due to the popularity of David Helfgott concerts held at the hotel, the place has become an important venue for recitals which attract large numbers of visitors from inside and outside the Shire of Mundaring. (Criterion 4.1)

Mundaring Weir Hotel plays an ongoing role in the Perth recreational activity of visiting the hills area to experience the natural bush environment and view the water level at Mundaring Weir. (Criterion 4.1)

Mundaring Weir Hotel is important in contributing to the small community of Mundaring Weir's sense of place. The building has endured since the earliest days of activity at the Weir and has served the community for over 100 years. The inclusion of the hotel on the local municipal inventory is an indicator of the value that the community places on this building. (Criterion 4.2)

12. DEGREE OF SIGNIFICANCE

12. 1. RARITY

12. 2 REPRESENTATIVENESS

Mundaring Weir Hotel is a good example of the Federation Filigree style. The two-storey corner 'pub', with shady verandahs and lattice screens came to epitomise this style. During the Federation period, the filigree effect, which during the Victorian era was achieved through the use of decorative iron work, came to be replaced with decorative timber elements. *Mundaring Weir Hotel* displays the use of mass produced timber in the stop chamfered verandah posts, brackets and scalloped valance around the ground floor verandah. (Criterion 6.1)

12. 3 CONDITION

Mundaring Weir Hotel is in fair to good condition and the hotel appears to be structurally sound. The use of sandblasting to remove the paint from the brickwork has pitted not only the bricks, but also the timber joinery on the ground and first floors, leaving them in poor condition. The corrugated iron sheeting across the whole of the roof is generally in poor condition as is the glass wall which encloses the verandah on the western side of the building. In general, the interior cladding and internal timber joinery is in good condition.

12. 4 INTEGRITY

The original 1898 section of the hotel remains partially intact and is easily discernible from the exterior. The internal spaces have undergone some minor changes and the rear of the building has also been altered. However, the original intent of the design can still be seen. The c.1906 section has retained a high percentage of its original layout. *Mundaring Weir Hotel* continues to function as a hotel and the upstairs guest rooms are still used for accommodation, although the rooms along the southern side of the building are no longer used for overnight accommodation. The basement area has been completely altered. *Mundaring Weir Hotel* has a high degree of integrity.

12. 5 AUTHENTICITY

Although alterations and additions have been made to *Mundaring Weir Hotel*, the place has retained a high percentage of original fabric. The internal lining for the guest rooms along the southern side of the building remains insitu and the weatherboard cladding used on the 1898 hotel has largely been retained. Original mantle pieces are still in place to most of the fireplaces. Timber joinery remains intact, although some of the upstairs doors have been replaced with modern replicas. The ceilings of both the dining room and ballroom are not original. The public and private bars have

been replaced with modern fittings. *Mundaring Weir Hotel* has retained a moderate degree of authenticity.

13. SUPPORTING EVIDENCE

The documentary and physical evidence has been compiled by Fiona Bush, Heritage Consultant.

13.1 DOCUMENTARY EVIDENCE

Mundaring Weir Hotel is a two storey brick and iron building, with single storey weatherboard sections. The weatherboard sections were constructed in 1898 and the brick section in c.1906. The hotel was constructed for Mathieson and Frederick Jacoby.

The locality around present day Mundaring Weir¹ was first settled in 1882 by Walter Jecks who owned the Rose and Crown in Guildford.² Jecks established a vineyard and orchard on his land which lay to the north-east of the dam site in the area known today as Jacoby Park. Jecks was soon joined by both his brother Thomas and John Allpike who managed Padbury's Guildford stores.³ Jecks established an orchard and vineyard on the land and built a cottage. The cottage is no longer standing.⁴ In 1883, F.W. Byfield occupied Swan Loc. 1324 slightly to the east of the dam site.⁵ Byfield established a vineyard on the site. The vineyard was purchased by Frederick Jacoby in 1899 and he named the property 'Greystone'.⁶ The land was resumed by the government in 1913 as part of the Helena River Catchment Area.⁷

The discovery of gold around Coolgardie and Kalgoorlie in the 1890s, led to a large influx of people into what was a comparatively arid area. While the discovery of gold was welcomed by the government it had one serious side effect which was not of the government's choosing, the lack of water on the goldfields. In addition, the Eastern Railway, which was completed between Guildford and Chidlow's Well in 1884, was also a high water user. It soon became apparent that when the government extended the line out to the goldfields, additional water supplies would have to be found.⁸ The Public Works Department, which previously had had no need to provide water to Western Australians, suddenly found itself required to supply large

¹ It should be noted that the Shire of Mundaring does not at present formally recognise Mundaring Weir as a separate locality from Mundaring. However, the community which lived out at 'the Weir' was once referred to as 'Mundaring Weir' with its own post office stamp and school. For the purposes of this assessment the community which currently occupies the area around Mundaring Weir will be referred to as Mundaring Weir and any references to the water reservoir will be referred to as The Mundaring Weir.

² Elliot, I., *Mundaring, a history of the Shire*, Shire of Mundaring, Mundaring, 1983, p.135.

³ Elliot, p. 135.

⁴ Quicke, E., *Mundaring Weir among the Hills, history, scenic drives, views*. Mundaring & Hills Historical Society, Mundaring, 1996, p. 2.

⁵ Elliot, p. 135.

⁶ Elliot, p. 142.

⁷ Quicke, p. 4.

⁸ The Eastern Railway line reached Coolgardie in April 1896. Le Page, J. S. H., *Building a State, the story of the public works department of Western Australia 1829 – 1985.*, Water Authority of Western Australia, Leederville, 1986, p. 224.

quantities of water for a variety of purposes and across vast distances.⁹ Many of the early solutions used were expensive and produced only poor quality water.¹⁰ During 1895, C. Y. O'Connor (Chief Engineer in the Department of Public Works) had been investigating possible solutions to the water problem in the eastern goldfields.¹¹ Finally, through Premier Forrest's political acumen and O'Connor's technical expertise, the Coolgardie Goldfields Water Supply Scheme came into being in 1896 and a location on the Helena River, in the Darling Ranges was chosen as a dam site.¹² The site lay to the south-east of the Jecks' vineyard. Once the site was chosen, a spur line from the Eastern Railway line to the reservoir site was constructed. The branch line was completed in June 1898 and split off from the Eastern Railway line at what was to become Mundaring.¹³

Once the site on the Helena River had been chosen, an embargo on further crown land acquisition in the area was imposed.¹⁴ In 1896, the Jacoby brothers, Mathieson (an orchardist) and Frederick (a Perth hotelier) acquired both Jecks' and Allpike's properties. They named the amalgamated land 'Portagabra', and Richard Worthe managed the extensive orchards and vineyards that had been planted by Jecks and Allpike.¹⁵

Excavation work on the dam wall commenced in April 1898.¹⁶ A shanty town grew up below the site of the dam wall and to the south of the river during the construction of the Weir.¹⁷ Several stores were established to supply the workers and sly grog shops also became a feature of the area. The Jacoby brothers provided the legal solution to the problem when they constructed a hotel in the area in 1898. The single-storey building was called the Reservoir Hotel and remains today as the rear section of *Mundaring Weir Hotel*.¹⁸ The brothers had other business concerns to run, so they leased the hotel to Laurence Burke. Burke applied for a six month renewal of his license in December 1901; he was granted a twelve month extension.¹⁹

Laws governing the sale of liquor in Western Australia have been controlled by various Acts instigated over a number of years. Prior to the mid 1850s, liquor acts generally had two objectives: to raise revenue and to prevent public drunkenness. As the years progressed, the licensing laws were honed to more clearly define who was entitled to sell liquor and what requirements were necessary in the way of accommodation for those persons who were granted a publican's license. The prohibition of liquor

⁹ LePage, p. 263.

¹⁰ LePage, p. 264.

¹¹ LePage, pp 272 – 279.

¹² LePage, pp. 280 - 282.

¹³ Quicke, E., p. 2.

¹⁴ Elliot, p. 136.

¹⁵ Quicke, E., p. 2; Elliot, p. 136.

¹⁶ Quicke, E., p. 6.

¹⁷ Elliot, p. 137.

¹⁸ Quicke, p. 3. No primary sources have been located that give an exact date of construction.

¹⁹ Elliot, p. 139, *Swan Express* 7 December 1901, p. 3d. Wise's Postal Directories list Laurance Burke as the licensee of the Reservoir Hotel, however the *Swan Express* records that Michael Burke renewed his license at the Reservoir Hotel.

sales on Sundays, Good Friday and Christmas Day dates back to a liquor act of 1872.²⁰ The growth of the temperance movement at the end of the nineteenth century saw controls placed over the number of licenses which could be issued and publicans were required to provide private sitting rooms for guests.²¹

As the hotel was the only substantial building in the area, C.Y. O'Connor, who was often at the Weir supervising various aspects of the project, used a room in the Reservoir Hotel as his office. It is also reported that he would stay overnight at the hotel if he missed his train back to Perth.²²

A large number of the men working on the dam brought their families with them. Persistent agitation by concerned parents led to the establishment of a school in the locality in 1898. The land was donated by the Jacoby brothers and the small weatherboard building was constructed by Mathieson Jacoby. The school was opened in November 1898.²³ (In 2002, the building is used as a Youth Hostel.)

By December 1902, William Lamb had taken over the license for *Mundaring Weir Hotel*. Lamb applied to have the publican's license on the Reservoir Hotel reduced to a Wayside House License. His reason for this reduction was that as work at the Weir had nearly been completed, the number of men still working at the Weir was considerably reduced. He was granted the reduction.²⁴ Lamb continued to hold the lease until March 1905.²⁵

A photograph of the hotel taken in 1903, shows a single storey, gable ventilated, hipped roof structure. Verandahs appear to extend along the northern and eastern sides and a hipped wing extends to the south. A gable roofed wing projects beyond the line of the main roof on the eastern side of the building. A chimney is just visible on the southern side of this wing. The hipped wing on the south is no longer extant. It is not known when it was removed.²⁶

Lady Forrest officially started the pumps at the No. 1 Pumping Station on the 22 January 1903. The worker's camp which had grown up beneath the dam was abandoned.²⁷ Permanent quarters for the engineers and staff, who were required to operate the pumps at the No. 1 Pumping Station, were constructed north east of the dam wall across the road from the Reservoir Hotel. A second pumping station was established approximately 300m to

²⁰ Ball, J., Kelsall, D. & Pigeon, J., *Statewide Survey of Hotels, 1829 - 1939, Southern Region, Western Australia*, Unpublished report for the National Trust of Australia (WA), 1997, Vol. 1 Pt 1, p. 3.

²¹ Ball, J., Kelsall, D. & Pigeon, J., p. 25.

²² It has not been possible to verify the veracity of this information. Neither of O'Connor's biographers refer specifically to his visits to the Weir. Given that the Reservoir Hotel would have been the only substantial building at the Weir at that time, it is highly likely that O'Connor may have used a room for his office and it is more than likely that he stayed there on occasion.

²³ Elliot, p. 139.

²⁴ *Swan Express* 6 December 1902, p. 3d.

²⁵ *Swan Express* 11 March 1905, p. 3e.

²⁶ *The Morning Herald*, 20 June 1903.

²⁷ Elliot, p. 137.

the east of the No. 1 Pumping Station. Housing was also provided at the site of the No. 2 Pumping Station for the men responsible for the operation of this facility.²⁸ The small community which continued to live at the Weir consisted mainly of employees (and their families) of the Water Supply Department.²⁹ In 1906, a small committee was formed by these residents to raise funds for the construction of a Mechanics' Institute building.³⁰ The building was officially opened on the 9 May 1908 by Mr Price, Minister for Works.³¹

Mundaring Weir over-flowed in September 1903 and the spectacle soon attracted public attention. Prior to the over-flow, William Lamb had already begun to take advantage of his scenic location. An article which appeared in *The Morning Herald* described the area as:

One of the most attractive places of resort, within close proximity to Perth is the Mundaring weir, the foundation so to speak of the great Coolgardie water scheme. And the Reservoir Hotel owned by Mr Lamb, is, as the picture suggests, beautifully situated in the picturesque country where the waters of the Helena River are impounded. Mr Lamb's hostelry enjoys a good reputation amongst visitors, and can be strongly recommended to those who wish to visit the great reservoir.....Mr Lamb's buggy meets the first train from Perth every morning at Mundaring on its arrival at 10 o'clock.³²

Although there was a rail link between Mundaring and the Weir, the line was owned by the Public Works Department and was considered unsuitable for passengers. It was used to transport freight, in particular coal, which powered the steam engines at the pumping stations. Hence the need for Mr Lamb to collect his guests from Mundaring. It was not until 1909 that the spur line was taken over by the Railway Department and a bi-weekly train was provided to convey goods and passengers. Special excursion trains ran on the weekends to cater for the growing number of tourists to the Weir.³³ The Weir was particularly popular in the spring when the wildflowers were blooming.³⁴

Once the tourist trade began to increase, Fred Jacoby took over the lease of the hotel in March 1905.³⁵ When he renewed his lease in December 1906, he had renamed the hotel the Goldfields Weir Hotel.³⁶ It is possible that during 1906, Jacoby added the two-storey extension to the front of the original hotel building, hence the change in name.³⁷ By the end of 1907, trade had increased to such an extent that Jacoby requested at the annual re-licensing for special permission to open the bar on Sundays. This was

28 Elliot, p. 141.

29 *Swan Express* 16 May 1908 p.4 e.

30 Elliot, p. 142.

31 *Swan Express* 16 May 1908 p.4 e.

32 *The Morning Herald*, 20 June 1903.

33 Quicke, p. 3.

34 Quicke, p. 9.

35 *Swan Express* 11 March 1905, p. 3e.

36 *Swan Express* 8 December 1906, p. 3d.

37 Several years of the *Swan Express* were explored in an attempt to find any reference to additions to the Reservoir or Goldfields Hotel.

to save patrons going through the private area of the hotel reserved for guests. His request was granted.³⁸

The 1920s were some of the busiest years at Mundaring Weir. Tourists flocked to the area in the spring when the Weir overflowed. Motorcars also made their appearance during this period, allowing even greater numbers to appreciate the natural beauty of the area.³⁹ During the 1920s, Fred Jacoby once again leased *Mundaring Weir Hotel*. As Jacoby had interests in other hotels in Perth, it is possible that he took over the publican's license for one of these hotels during this period.⁴⁰ G. Chiavi and W.H. Wallace were the licensees of the Goldfields Weir Hotel from 1920 - 1926.⁴¹ Taking advantage of the new form of transport, they placed a number of advertisements in the *Motorist and Wheelman* during December 1920 through to December 1921.⁴² In the advertisement, the hotel was described as being 'the largest most popular and best appointed Hills Resort in Western Australia'.⁴³ The effects of the Depression towards the end of the 1920s saw the collapse of the tourist trade at Mundaring Weir.⁴⁴

In 1933, Fred Jacoby is again listed as the publican of *Mundaring Weir Hotel*. He continued to hold the license until 1946. During this period he is also listed as the Post Master. The postal stamp issued for the locality is currently held by the Mundaring and Hills Historical Society.⁴⁵ T. Scadden became the licensee in 1947.⁴⁶ In November 1953, Frederick Jacoby sold *Mundaring Weir Hotel* to Rose Wishart of St. George's Terrace. Frederick Jacoby died the following year on 23 June 1954.⁴⁷ During the 1950s, the population at Mundaring Weir declined when the steam engines at the No. 1 Pumping Station were replaced with electric engines and the No. 2 Pumping Station was decommissioned.⁴⁸

Robert Harvey and Gordon Bunning held the license for *Mundaring Weir Hotel* from 1957 - 1970. They changed the name of the hotel to 'The Weir Lodge Hotel'.⁴⁹ Harvey and Bunning purchased *Mundaring Weir Hotel* from Rose Wishart in June 1960.⁵⁰ New toilets were installed on the northern

38 *Swan Express* 7 December 1907, p. 4e.

39 Quicke, p. 9.

40 Information supplied by Maureen Tie 5 November 2002.

41 Wise, H. & Co. Ltd, *Western Australian Postal Directories*, Perth, 1921 - 1926.

42 *The Motorist and Wheelman*, 20 December 1920, p. 109; 20 January 1921, p. 104; 20 February 1921, p. 104; 20 March 1921, p. 101; 20 May 1921, p. 100; 20 October 1921, p. 98; 20 December 1921, p. 98.

43 *The Motorist and Wheelman*, 20 December 1920, p. 109.

44 Quicke, p. 10.

45 Mundaring and Hills Historical Society collection.

46 Wise's Postal Directories, 1933 - 1947.

47 Certificate of Title Vol. 1133 Fol. 594.

48 Kattamorda Heritage Trail, W.A. Heritage Trails Network, 1988, p. 7.

49 The Weir Lodge Hotel, *Weir News*, Bulletin No. 1 9 August 1958. Copies of Bulletins 1 - 49 are held by Battye Library in one bound volume. On the fly cover is the information that Harvey and Bunning were the owners and licensees of the Weir Hotel 1957 - 1966.

50 Certificate of Title, Vol. 1165 Fol. 576.

side of the hotel in July 1965. The builder was E.R. Maslen of Samas Standardised Structures.⁵¹

A group of six people purchased the hotel in March 1970. The group was composed of: Edward R. Maslen (accountant), William Hale (carpenter), Arthur Cutts (carpenter), William Richards (hotel licensee at The Weir Lodge Hotel) and Margaret Maslen.⁵² Various changes between these six persons occurred between 1971 and 1973 when Edward Maslen and Arthur Cutts died during 1971. By 1973, Margaret Maslen owned three of the sixth shares and Barbara Cutts (widow of Arthur) owned two. Hale sold his share to Bruce Hoad sometime during this period.⁵³

Bruce Hoad became the sole owner of *Mundaring Weir Hotel* in August 1977. From 1977 to 1980 the hotel was again known as the Goldfields Weir Hotel.⁵⁴ Title was then transferred into the name of Ninth Aquatrice Pty Ltd. This was a holding company of Bruce Hoad.⁵⁵ In May 1980, ownership of the hotel was transferred to E.B.G. Nominees and the hotel was renamed the Weir Hotel.⁵⁶ Jens and Marjorie Jorgensen became joint owners in October 1984.⁵⁷

Since the Jorgensens' ownership the hotel has been revived and become a tourist attraction in its own right. Jorgensen began by organising Sunday lunch recitals and one of the earliest entertainers was David Helfgott who gave a series of four concerts in 1985. These concerts became very popular and once the movie 'Shine', about David Helfgott, was released in 1995, his annual concerts at *Mundaring Weir Hotel* attracted very large audiences.

Jorgensen had started up-grading the facilities at the hotel in 1986 when he built a number of individual hotel units to the south west of the hotel. A pool was also installed and a new kitchen constructed in the south east corner of the southern verandah. Some of the Helfgott concerts were held outside and the audience sat on the grass bank at the rear of the hotel. Due to Helfgott's growing popularity, Jorgensen terraced this area in 1996 to create a small amphitheatre.⁵⁸

These initial concerts attracted additional artists and *Mundaring Weir Hotel* was included as a venue for various Festival of Perth concerts. Jorgensen has also attracted artists to the hotel as part of an 'artist in residency programme'. This grew out of visits to the hotel by Frank Pash, a local artist who had international recognition as a landscape and portrait painter. Many of his paintings were purchased by Alan Bond, a renowned Western Australian entrepreneur. Pash was responsible for the re-designing of the

51 Building License Application, Shire of Mundaring, 15/7/1965.

52 Certificate of Title, Vol. 1165 Fol. 576.

53 *ibid.*

54 White Pages Telephone Directories for these years.

55 Certificate of Title, Vol. 1478, Fol. 153.

56 White Pages Telephone Directory, 1981.

57 *ibid.*

58 Conversation held between Fiona Bush and Jens Jorgensen, 30 October 2002. The Shire of Mundaring holds no records of building applications to the place during the 1980s and 1990s.

Western Australian Coat of Arms in 1969. A local resident, the artist often came out to *Mundaring Weir Hotel* to listen to the concerts. Pash executed three portraits on the hotel walls between 1988 and 1991. He died in September 1991.⁵⁹

In 1997, a sound shell was installed near the pool to improve the amphitheatre's facilities. A bandstand was installed on the northern side of the hotel in 1998.⁶⁰ During 1999, the rear balconies were re-furbished and new stairs constructed at the rear to permit access from the rear balconies to the basement coffee shop.⁶¹ The coffee shop and the roasting oven on the northern side of the 1960s toilets were added during the 1990s.⁶²

As the only hotel at Mundaring Weir, *Mundaring Weir Hotel* has served the local community at Mundaring Weir for over 100 hundred years. In April 1997, *Mundaring Weir Hotel* was placed on the Shire of Mundaring's Municipal Inventory. In October 2002, *Mundaring Weir Hotel* continues to function as a hotel and an entertainment venue.

13.2 PHYSICAL EVIDENCE

Mundaring Weir Hotel is composed of two distinct sections. The earliest component is a single storey weatherboard and iron structure built in 1898. The later section is a two storey brick and iron structure, with a double storey verandah, built in c.1906. The earlier section was built for Mathieson and Frederick Jacoby, while the later section was built for Frederick Jacoby.

A comparatively small community lives at Mundaring Weir, which lies to the south of Mundaring. The 'village' is mainly home to support personnel for Conservation and Land Management (CALM), who are responsible for the state forests surrounding the Mundaring Weir, and some private residents. *Mundaring Weir Hotel* is located on the corner of Weir Village Road (south eastern) and Hall Road. Several residences are located on the eastern side of Weir Village Road, while on the north western side of Hall Road is the Mundaring Weir Hall. Both *Mundaring Weir Hotel* and the Mundaring Weir Hall are located close to the entrance of the public park at Mundaring Weir.

The site slopes downwards on the southern and western sides. The land on the western side of *Mundaring Weir Hotel* has been retained behind a rendered brick wall which runs parallel with Weir Village Road. This area has several mature trees planted along it, including a row of coral trees. The land at the rear of *Mundaring Weir Hotel* (western side) has been terraced to form an amphitheatre. Immediately to the west of the terracing is a flat piece of land which contains a pool and a grassed area. To the west of this is another flat area of land, before the site slopes down steeply to Portagabra Creek at the western edge of the site.

⁵⁹ *Sunday Times*, 8 September 1991; evidence on the walls of the hotel.

⁶⁰ Building License Application, Shire of Mundaring, 14/11/1997.

⁶¹ Building License Application, Shire of Mundaring, 20/10/1999.

⁶² Information obtained from Jens Jorgensen, 30 October 2002.

The hotel building is set back approximately 50 metres from the road. The area immediately in front of the building is paved and is used as carpark. The paving extends to the walls of the hotel. On the northern side of the hotel is a paved outdoor eating area and a bandstand. To the west of the bandstand, terracing leads down to an additional outdoor eating area. At the rear of the hotel is the grassed, terraced amphitheatre which looks out on a flat paved area into which is set a pool. A sound shell lies immediately to the west of the pool. Four brick and iron hotel units lie along the southern boundary, at the rear of the hotel.

Mundaring Weir Hotel is a two storey brick and iron structure which has been added onto an earlier weatherboard structure. The two storey addition is in Federation Filigree style. This section features a two storey verandah at the front with stop chamfered posts and timber brackets. The ground floor portion of the verandah features a scalloped valance. A flat topped parapet wall rises above the line of the first floor verandah roof, following the line of the bayed walls of room 2. Centrally located on the parapet wall is a pediment decorated with a shield motif and bracketed with acanthus leaves. The pediment is flanked by decorative rendered brackets. On either side of these brackets are two decorative balls on a spike. The timber verandah elements are in fair condition.

The corrugated galvanised iron roof features ventilated hipped gables, with a prominent pebble dash gable on the south west side of the roof. There are two brick chimney stacks which feature a pebble dash section at the top. Both stacks have retained their terracotta chimney pots. The roofing tin is in poor condition.

The masonry walls are of English Bond brickwork which was originally tuck-pointed, then later painted. The paint has been removed with sandblasting techniques, leaving the brickwork pitted and eroding the mortar joints.

The northern side of this section features a wing which projects beyond the line of the first floor wall, to lie adjacent to the line of the verandah. A skillion roofed verandah runs in front of the northern, ground floor verandah, while a gable entry porch is located to the west of this, above the door which gives access to the lounge area. These last two features are not original.

The southern side of the c.1906 section is connected to the 1898 section by a weatherboard wing which lies in line with the verandah perimeter. Directly to the south of this weatherboard wing is a set of timber stairs which lead up to the first floor verandah.

The western side (rear) features an asbestos cement clad wing which was once used as a bathroom. This wing has a hipped roof. The pitch of the roof then rises up steeply to join the main hipped roof of the c.1906 section. The internal stairs leading up to the first floor rooms are located within this roofed section.

The earlier 1898 hotel lies at the rear and on the southern side of the brick two storey section. This section is timber framed and clad with weatherboards. Due to the sloping site, this area of the hotel sits at a lower level to the later addition. The original dining room is located on the

southern side of the brick section. The wing features a bay window with leaded glass windows and is covered with a gable roof. The wing is visible in the 1903 photograph of the hotel. A plain brick chimney stack is located about two thirds of the way along this wing. Physical evidence indicates that it has been extended, probably in c.1906 when the two storey addition was constructed.

To the south of this room are a line of rooms which lie beneath a ventilated hipped gable roof which slopes down to a verandah. A large section of the verandah has been enclosed. The eastern end the verandah has been enclosed with cavity brick walls. This brick section accommodates a new kitchen. West of the brick walls is an open area beneath the verandah roof. A door in the southern wall leads into a passage which gives access to rooms which run east west. The western end of the elevation is enclosed with asbestos cement sheeting.

The western elevation has a gable roofed, weatherboard wing at the southern end. Running across the length of the western elevation is an open balcony. Beyond the balcony is a glass wall which encloses what was once the rear verandah. The rear walls of the 1898 section remain beyond the glass wall. The majority of the wall is clad with weatherboards, although a small section is clad with asbestos cement sheeting.

The northern elevation has been obscured by a timber framed, asbestos cement clad wing which contains toilets. The original side verandah remains on the southern side of this new wing, as does the original weatherboard north wall. On the northern side of the toilets is a small, brick rendered oven with rendered chimney stack which is used for spit roasts. The oven is sheltered with a skillion roofed verandah.

The internal plan form is somewhat complex, reflecting the addition of a later wing onto an existing building, which was also built at a higher level. The main entrance leads into the public bar which has a modern bar and a fireplace which was remodelled during the 1950s. The plaster ceiling is not original. The entrance to the private bar is through a door on the northern side which has leaded side lights and stained glass fanlight. The fanlight was executed by Jens Jorgensen. This area, which is composed of two rooms with the common wall partially removed, contains a modern bar and a small dining area. The two corner fireplaces remain and are fitted with simple timber mantle pieces. The southern of the two rooms is naturally lit by two sash windows which face a light well on the western side of the room. None of the fittings are original.

An entry hall (room 6) is located on the southern side of room 3. This hall is accessed by a short passage behind the bar. The hall has a lathe and plaster ceiling. In the south east corner of the ceiling the plaster keys have failed causing the plaster to fall off and expose the lathes. A door with side and fanlights leads out onto the front verandah area. The short passage also provides access to an office in the south east corner of the building (room 2). Room 2 features a lathe and plaster ceiling with metal ceiling rose and a fireplace with a timber mantle piece.

The entry hall (room 6) has stairs leading down to the light well which is a gable roofed area between the original 1898 section and the c.1906 section. This area can also be accessed through an opening at the northern end of room 3. Stairs lead down from room 3 into the light well (room 7) or to a staircase which leads to the rooms upstairs.

The light well (room 7) has a tiled floor. Room 7 gives access to the dining room (room 8), the ballroom (room 9) and a lobby (room 10) on the northern side of room 9. This lobby leads out onto the rear enclosed verandah and the toilets on the northern side (rooms 11 and 12). A portrait of three women has been sketched on the wall in the south east corner. The portrait is dated 1988 and is by Frank Pash. The doors which lead into rooms 8, 9 and the rear verandah area have side and fanlights which are fitted with coloured leaded glass. The coloured panes are square.

Room 8 is a long room running east west and extends the length of the 1898 section. A folding timber door divides the room into two parts. The room features a plaster board ceiling with battens, plaster board walls with a tongued and grooved dado, a timber dado rail, pressed metal cornice and square, pressed metal ceiling roses, fireplaces with timber mantle pieces and modern light fittings. A door on the southern side leads into a servery (room 13), which then leads into a modern kitchen (room 14). At the western end of the room is a door with side and fanlights which leads out onto the rear enclosed verandah. A corner fireplace is located at the western end of this room. Above the timber mantle piece is a colour, pastel portrait of David and Gillian Helfgott dated 1991. On the opposite wall is an ink sketch of three composers: Bach, Mozart and Vivaldi dated 1988. Both sketches were drawn by Frank Pash. The plaster ceiling and walls are not original. The timber mantle piece in the north west corner is a replacement. The plaster ceiling has started to sag.

The dividing wall between rooms 8 and 9 has been partially removed and replaced with a modern folding door. This room contains similar features to that of room 8, although it has new plaster ceiling roses. A door with leaded glass side and fanlights leads out onto the verandah area.

It is not clear when the leaded coloured glass was inserted into the doors, side and fan lights in this area of the hotel. The work appears to post date the 1940s as a photograph held by Jens Jorgensen shows a picture of room 8 looking west towards the door onto the verandah and the glass is not leaded. The glass was replaced sometime after the photograph was taken and before Jorgensen purchased the hotel in 1985.

The kitchen has a door at the western end which leads out into an 'L' shaped passage which gives access to the side verandah area and three rooms (rooms 17 - 19). The passage walls and ceiling are lined with ripple iron. Room 18 now houses an air conditioning unit, while room 19 has been altered to take a new set of timber stairs leading down to the lower coffee lounge. Room 17 is used for storage.

The lower ground floor has been recently re-furbished to accommodate a coffee lounge. The floor has stone flagstones and modern fixtures and fittings. None of the features in this area are original.

Access to the first floor area of the c.1906 section is via the exterior timber steps on the southern side of the building or via the internal staircase located at the northern end of the building. The staircase has a timber handrail with a turned timber balustrade. A stained glass window designed and executed by Jens Jorgensen is located in the north wall of the staircase. On the mid landing is a bathroom which was constructed c. 1950s. It is no longer used. The stairs lead up to the first floor passage which has five rooms opening off it. Three of the doors are not original. The rooms have lathe and plaster ceilings with pressed metal ceiling roses, except room 3 which has a new plasterboard ceiling. The two front rooms (rooms 1 and 2) have original timber mantle pieces. Both these rooms and room 3 have doors with fan and sidelights opening onto the verandah. Rooms 1,2 and 5 have modern ensuite bathrooms. This area of the hotel has retained a high degree of integrity and authenticity and is in fair to good condition.

13.3 COMPARATIVE INFORMATION

Hotels have been constructed in Western Australia since the establishment of the colony. The various licensing laws that have been enacted since the 1850s controlled not only what could be sold, but also to a certain extent the facilities provided by the licensee. Chief among these facilities was the compulsory provision of accommodation for travellers. Hotels constructed prior to the 1960s all display evidence of accommodation units.

The stylistic appearance of hotels was dependant on the fashion of the day. During the goldrush period when large numbers of hotels were constructed, many were designed in the ornamental Victorian filigree style and the later Federation Filigree style. The Federation Filigree style saw the move away from decorative cast iron elements which had been used nearly to exclusion in the Victorian Filigree style, to mass produced decorative timber elements. Many of the hotels were situated on corner sites. Numerous examples of this style can be found throughout the state: the Windsor Hotel in South Perth, Prince of Wales in Bunbury, Club Hotel in Northam, Castle Hotel in York, State Hotel in Bruce Rock, Palace Hotel in Ravensthorpe and Victoria Hotel in Toodyay. Some of these hotels display the highly elaborate features that typified the filigree style, while others are a simpler version. *Mundaring Weir Hotel* is an example of the slightly less elaborate form of the Federation filigree style.⁶³

13.4 KEY REFERENCES

No key references.

13.5 FURTHER RESEARCH

The Shire of Mundaring does not hold a full record of the 'modern' alterations made to the hotel. Consequently it is not known when the bathroom on the western elevation was added.

⁶³ Information obtained from: Apperly,; Irving, and Reynolds; Traces of the Past, National Trust and Ball, Kelsall and Pigeon.

