

Australian Capital Territory

Heritage (Decision about Registration of the Yarralumla Woolshed and Outbuildings, Weston Creek) Notice 2015

Notifiable Instrument NI2015—665

made under the

Heritage Act 2004, s40 Notice of decision about registration

1 Name of instrument

This instrument is the *Heritage (Decision about Registration of the Yarralumla Woolshed and Outbuildings, Weston Creek) Notice 2015*.

2 Registration details of the place

Registration details of the place are at [Attachment A](#): Register entry for the Yarralumla Woolshed and Outbuildings, Weston Creek.

3 Reason for decision

The ACT Heritage Council has decided that the Yarralumla Woolshed and Outbuildings, Weston Creek meets one or more of the heritage significance criteria at s 10 of the *Heritage Act 2004*.

4 Date of registration

19 November 2015

5 Revocation

The Heritage (Decision about Provisional Registration of Yarralumla Woolshed and Outbuildings, Weston Creek) Notice 2015 notifiable instrument NI2015—153 is revoked.

Fiona Moore
A/g Secretary (as delegate for)
ACT Heritage Council
19 November 2015



ACT Heritage Council

**AUSTRALIAN CAPITAL TERRITORY
HERITAGE REGISTER
(Registration)**

For the purposes of s. 40 of the *Heritage Act 2004*, an entry to the heritage register has been prepared by the ACT Heritage Council for the following place:

Yarralumla Woolshed and Outbuildings

Blocks 1144 and 1201, Weston Creek

DATE OF REGISTRATION

19 November 2015 Notifiable Instrument: 2015–665

Copies of the Register Entry are available for inspection at ACT Heritage. For further information please contact:

The Secretary
ACT Heritage Council
GPO Box 158
CANBERRA ACT 2601
Telephone 13 22 81

This statement refers to the location of the Yarralumla Woolshed and Outbuildings as required in s. 12 (b) of the *Heritage Act 2004*.

LOCATION OF THE PLACE

Yarralumla Woolshed and Outbuildings, Blocks 1144 (containing the outbuildings) and 1201 (containing the Woolshed and surrounding landscape), Weston Creek.

This section refers to the description of the place as required in s.12(c) of the *Heritage Act 2004*.

DESCRIPTION OF THE PLACE

The Yarralumla Woolshed and Outbuildings, comprising the following attributes:

The Woolshed consisting of:

- The original 1904 woolshed, including:
 - corrugated iron cladding;
 - large box wood timber stumps;
 - oregon timber frame; and
 - the evidence of past shearing activities including the remaining sub-floor ‘sweating’ pens, remaining ‘catching’ pens, the battened floor of the ‘board’, chutes from the stands to the former counting pens, separate areas of the shed for classing, pressing and for equipment;
 - the remnant wall lining along the internal east wall of the board (south wing) with evidence of past notices and counts;
- the blue stone paving of the yards north of the Woolshed; and
- the mixed stone paving along the west side of the south wing.

The outbuildings, consisting of:

- Shearers’ Quarters, including:
 - painted corrugated iron roof;
 - un-painted corrugated iron walls;
 - the brick ovens and chimneys;
 - the meatsafe;
 - the contractors room; and
 - two wings of accommodation areas attached to the kitchen and dining areas, although without direct access.
- Rouseabouts’ Kitchen, including:
 - painted corrugated iron roof;
 - un-painted corrugated iron walls; and
 - the brick oven and chimneys.
- Rouseabouts’ Quarters, including:
 - painted corrugated iron roof;
 - un-painted corrugated iron walls; and
 - the three entrances.
- The surrounding ‘borrowed’ landscape (Block 1201), including:
 - tree planting that conforms to the National Capital Development Commission’s Lake Plan and Open Space System landscaping;
 - a balance of open and treed landscaping reminiscent of a rural past; and
 - the contribution of, and the connection to, the existing creek.

NB – Block 1201 contains an equestrian cross country course. This course does not form part of the heritage significance of the place, nor do its activities impact the heritage significance of the place. Surrounding equestrian activities are considered complementary to the heritage significance of the Woolshed and its Outbuildings.

This statement refers to the heritage significance of the place as required in s.12(d) of the *Heritage Act 2004*.

STATEMENT OF HERITAGE SIGNIFICANCE

The Yarralumla Woolshed and Outbuildings has been serving the community since 1904, since its first official function raising money for the Queanbeyan hospital. It has been important in producing the region's wool clip until the end of the 1960s, but has continued its use as a function venue open to the community. It is a highly valued and accessible example of Australiana.

The Yarralumla Woolshed and Outbuildings were designed by and built for Frederick Campbell in 1904 as one of the major improvements he made to the Yarralumla property after purchasing it 1881. The large, high quality shed accommodated the best technology and designs for shearing at the time and was utilised by Campbell and surrounding farmers. After the property was compulsory acquired by the Commonwealth in 1913 and Campbell left, the Woolshed continued to be used by the region's farmers until the end of the 1960s. [*Criterion (a)*]

The same features that made the Woolshed ideal for the surrounding farmers, i.e. centrally located and large facilities, also made it appealing for hosting social functions. When the Woolshed was not needed for shearing it was regularly used for hosting balls, dinners, charity events, or any other large community function. This use as a function venue continues to this day and provides a rustic rural facility on a scale not available elsewhere in the ACT. [*Criterion (a)*]

A large part of the community appreciation of the Woolshed is its rustic rural aesthetic that is evocative of Australia's pastoral heritage. This romanticised vision of the past is emphasized by the surrounding 'borrowed' landscape designed as a public equestrian park containing a cross-country course with tree plantings conforming to the National Capital Development Commissions Lake Plan and Open Space System. [*Criterion (e)*]

The Yarralumla Woolshed and Outbuildings have been a prominent feature in the region since 1904 and has been associated with many people significant to the ACT. [*Criterion (h)*]

CONSERVATION OBJECTIVE

The guiding conservation objective is that the Yarralumla Woolshed and Outbuildings shall be conserved and appropriately managed in a manner respecting its heritage significance.

Block 1201 contains an equestrian cross country course. This course does not form part of the heritage significance of the place, nor do its activities impact the heritage significance of the place. Surrounding equestrian activities are considered complementary to the heritage significance of the Woolshed and its Outbuildings.

The ACT Heritage Council may adopt heritage guidelines applicable to the place under s25 of the *Heritage Act 2004*.

For further information on guidelines applicable to the place, or for advice on proposed works or development, please contact ACT Heritage on 13 22 81.

REASON FOR REGISTRATION

Yarralumla Woolshed and Outbuildings has been assessed against the heritage significance criteria and been found to have heritage significance when assessed against three criteria [(a), (e) and (h)] under s.10 of the *Heritage Act 2004*.

ASSESSMENT AGAINST THE HERITAGE SIGNIFICANCE CRITERIA

The Council's assessment against the criteria specified in s.10 of the *Heritage Act 2004* is as follows.

In assessing the nomination for the Yarralumla Woolshed and Outbuildings, the Council considered:

- the original nomination and documentary evidence supplied by the nominator;
- information provided by a site inspection on 29 July 2011, 16 February 2015 and 23 February 2015 by ACT Heritage;
- information provided by a site inspection on 30 June 2015 by the ACT Heritage Council;
- the ACT Heritage Council's *Heritage Assessment Policy*, February 2015;
- information provided during the public consultation on the provisional registration of the Yarralumla Woolshed and Outbuildings, Weston Creek; and
- the report by ACT Heritage titled, *Background Information Yarralumla Woolshed and Outbuildings*, November 2015, containing photographs and information on history, description, condition and integrity.

Pursuant to s.10 of the *Heritage Act 2004*, a place or object has heritage significance if it satisfies one or more of the following criteria. Future research may alter the findings of this assessment.

(a) importance to the course or pattern of the ACT's cultural or natural history;

Yarralumla Woolshed and Outbuildings, Weston Creek, meets this criterion.

The Woolshed and Outbuildings erected on the pastoral property of Yarralumla in 1904 are important to the course of the ACT's cultural history for their role in the region's growing pastoral industry and in its social life from the early 20th Century to the present. They also provide an example of the successful integration of the ACT's rural past into the life of the national capital.

The Yarralumla property was established early in the European settlement of the region with its first land grant being established in 1828. The property expanded over the years, reaching its peak under Frederick Campbell, who consolidated several holdings into one large property and invested much time, effort and expense in improving the land and the infrastructure. Campbell cleared the land, including draining large tracts to become more productive pastoral land, and set up a series of fences as well as embarking on an ambitious rabbit eradication program. Under Campbell the property became one of the largest and most successful in the region. The buildings of the homestead, today Government House, were built to Campbell's demanding specifications and stand as a testament to his vision for the property as a grand estate. This also applies to the associated farm buildings, which were also built to the highest standard under Campbell's scrutiny. The Woolshed was built to a much higher standard than many other woolsheds of its time as it is built from new materials and was specifically designed to incorporate the latest technology of the time.

The Woolshed proved to be an important feature in the pastoral landscape of the region as many farmers would bring their flocks there to be sheared each year. This cooperative business arrangement is not unique, but is an important part of sheep farming throughout Australia's history. As one of the largest sheds in the region, the Woolshed was a major centre for shearing. The 20 shearing stands would efficiently deal with Campbell's stock and then others would pay a fee to have their sheep sheared afterwards. This continued well into the 20th Century, after Campbell had left the region, with the local farmers utilising the shed under the Yarralumla Woolshed Committee and different lessees, such as the McInnes Bros., to produce the region's wool clip.

Historically, the importance of the Woolshed has always been linked to shearing, however, before the first sheep went through its doors it was being used for social functions. As woolsheds were generally only used for a few months each year and had the appropriate large floor areas they were often used for social functions such as dances, dinners and meetings. The Yarralumla Woolshed was particularly suited for this purpose, being centrally placed and one of the most commodious in the region. The Woolshed's first official use was for hosting the Queanbeyan Hospital Ball in July 1904. Throughout its existence the Woolshed has hosted events and since it was closed for shearing from 1970, its principle use to this day continues to be as a function venue.

As a function venue the Woolshed has been experienced by a wide section of the community. It has been used for dances, markets, reunions, weddings and corporate functions, to name but a few. In the majority of cases the place has been valued for providing a tangible link to Australia's pastoral heritage, with many events emphasising the history of the place and many users indicating that they value this link to the past, e.g. comments that you can still smell the wool in the wood.

The Woolshed and Outbuildings are located within a 'borrowed' landscape designed as an equestrian park's cross-country course containing tree plantings conforming to the National Capital Development Commission's Lake Plan and Open Space System landscaping. While it is not an accurate representation of the Woolshed's past landscape, it does help to minimise the impact of encroaching development and emphasises areas of undeveloped bushland and greenery. This creates an appealing landscape that is reminiscent and evocative of a rural past in a place that is surrounded by urban landscapes. The presence of the equestrian park cross-country course to the Woolshed is a complementary relationship of rural activities..

(b) has uncommon, rare or endangered aspects of the ACT's cultural or natural history;

Yarralumla Woolshed and Outbuildings, Weston Creek, does not meet this criterion.

While sheep farming is becoming less common in the region, it still exists and is not in any danger of being lost across wider Australia. Woolsheds conform to a rough type or form, and are largely based on shearing practice and technology which has not experienced many significant changes beyond updating of the equipment.

(c) potential to yield information that will contribute to an understanding of the ACT's cultural or natural history;

Yarralumla Woolshed and Outbuildings, Weston Creek, does not meet this criterion.

All places have the potential to yield some information that will contribute to an understanding of the ACT's cultural history, but to meet the threshold for this criterion the information must be of a potential to make a significant contribution to this understanding and not just be repeating information that is already known or of dubious importance. The Yarralumla Woolshed and Outbuildings are reasonably well documented and understood in its historical context. It is unlikely that it has the potential to yield any more information that is not already known that will lead to a greater understanding of the ACT's cultural history.

(d) importance in demonstrating the principal characteristics of a class of cultural or natural places or objects;

Yarralumla Woolshed and Outbuildings, Weston Creek, does not meet this criterion.

The Yarralumla Woolshed was a regionally important large-scale shed that was purpose-built for mechanical shearing that had appeared 16 years earlier; the most significant features of which have been removed and it is no longer clearly evident how the shed was built around the machinery. While it is still recognisable as a woolshed and retains many of the principal characteristics of the class, it is not considered to have a high enough level of intactness to meet this criterion.

Extant principal characteristics of the Woolshed include:

- the overall form of the building;
- corrugated iron cladding;
- bush pole stumps and some bush pole fencing in the under floor area;
- raised floor with the space underneath utilised for pens;
- lightweight sawn timber balloon frame;
- baton flooring in the pens;
- holding, sweating and counting pens;
- openings and vents to allow for ventilation;
- large interior spaces;
- clearly separated areas for pens, the board and classing/pressing;
- evidence of past regulations and counts on the wall near the board; and
- associated outbuildings – Shearers’ Quarters, Rouseabouts’ Quarters and Rouseabouts’ Kitchen.

Non-extant principal characteristics of the Woolshed include:

- shearing machinery – drive shaft, power source/engine;
- wool-press;
- classing tables;
- dips;
- external yards;
- several internal control gates;
- context – the landscape no longer accurately represents past use, however it does aid in interpretation; and
- clear indication of process – the flow of sheep through the shearing process is difficult to interpret due to the loss of the above characteristics.

Built under the Shearers’ Accommodation Act 1901 and then modified under the Rural Workers’ Accommodation Act 1938, the Outbuildings show how the legislation has been applied and how the people who worked in the sheds lived their nomadic lives and the power of the first trade unions in improving their living standards. However, there are several examples of other shearers’ accommodation in the region that also follow the same rules and, as such, are not considered to be important in demonstrating the principal characteristics of shearers’ accommodation.

Other examples of woolsheds and outbuildings in the ACT on the Register include Callum Brae, Well Station and Horse Park. There are also several other examples in the ACT that are not on the Register such as Kowen Woolshed or Belconnen farm.

(e) importance in exhibiting particular aesthetic characteristics valued by the ACT community or a cultural group in the ACT;

Yarralumla Woolshed and Outbuildings, Weston Creek, meets this criterion.

The Woolshed is instantly recognisable as an old woolshed. It has been the subject of many photographers and artists and its aesthetic appeal has been noted as a factor in people choosing it as a venue for hire. It has a rustic rural appeal that is evocative of Australia's pastoral history, providing an important link to a significant period in Australia's history and cultural identity within a planned city. The 'borrowed' landscape of the equestrian park's cross-country course has helped to reinforce this romanticised image by creating an imagined rural landscape, which, while far removed from the open bare landscaping that usually characterises woolsheds, creates an appealing landscape that emphasises a rural setting even when located in the centre of Canberra.

(f) importance in demonstrating a high degree of creative or technical achievement for a particular period;

Yarralumla Woolshed and Outbuildings, Weston Creek, does not meet this criterion.

While the Woolshed is an impressive building that incorporated the best technology when it was built, it is not considered important in demonstrating a high degree of creative or technical achievement as it used established building methods and materials and incorporated well-established mechanical shearing technology. The Outbuildings are also considered standard for their time.

The 'borrowed' landscape of the equestrian park's cross-country course adds to the rural aesthetic of the place by creating walls of green that direct views to natural or planted landscapes. However, there is no evidence that this landscaping, while a successful 3-star elite international level equestrian facility, is important in demonstrating a high degree of creative or technical achievement. While it is of a very high quality, it has not been demonstrated that it has attained a level of creative or technical achievement significantly greater than other high-level facilities of its type.

(g) has a strong or special association with the ACT community, or a cultural group in the ACT for social, cultural or spiritual reasons;

Yarralumla Woolshed and Outbuildings, Weston Creek, does not meet this criterion.

As a popular function venue, including for marriages and reunions, the Woolshed is likely to have strong and special associations for many people, however, it is not demonstrated how this translates to the wider ACT community.

The Outbuildings and surrounding 'borrowed' landscape have been in continual use by several Equestrian Clubs, including the Canberra Lakes Pony Club, the ACT Equestrian Association and the National Capital Horse Trials Association, since 1970 and are likely to have strong or special associations with club members. However, as noted in the Council's *Heritage Assessment Policy February 2015*, clubs and professional associations are not considered to be a cultural group for the purposes of the *Heritage Act 2004* and, as such the threshold for this criterion has not been met.

(h) has a special association with the life or work of a person, or people, important to the history of the ACT.

Yarralumla Woolshed and Outbuildings, Weston Creek, meets this criterion.

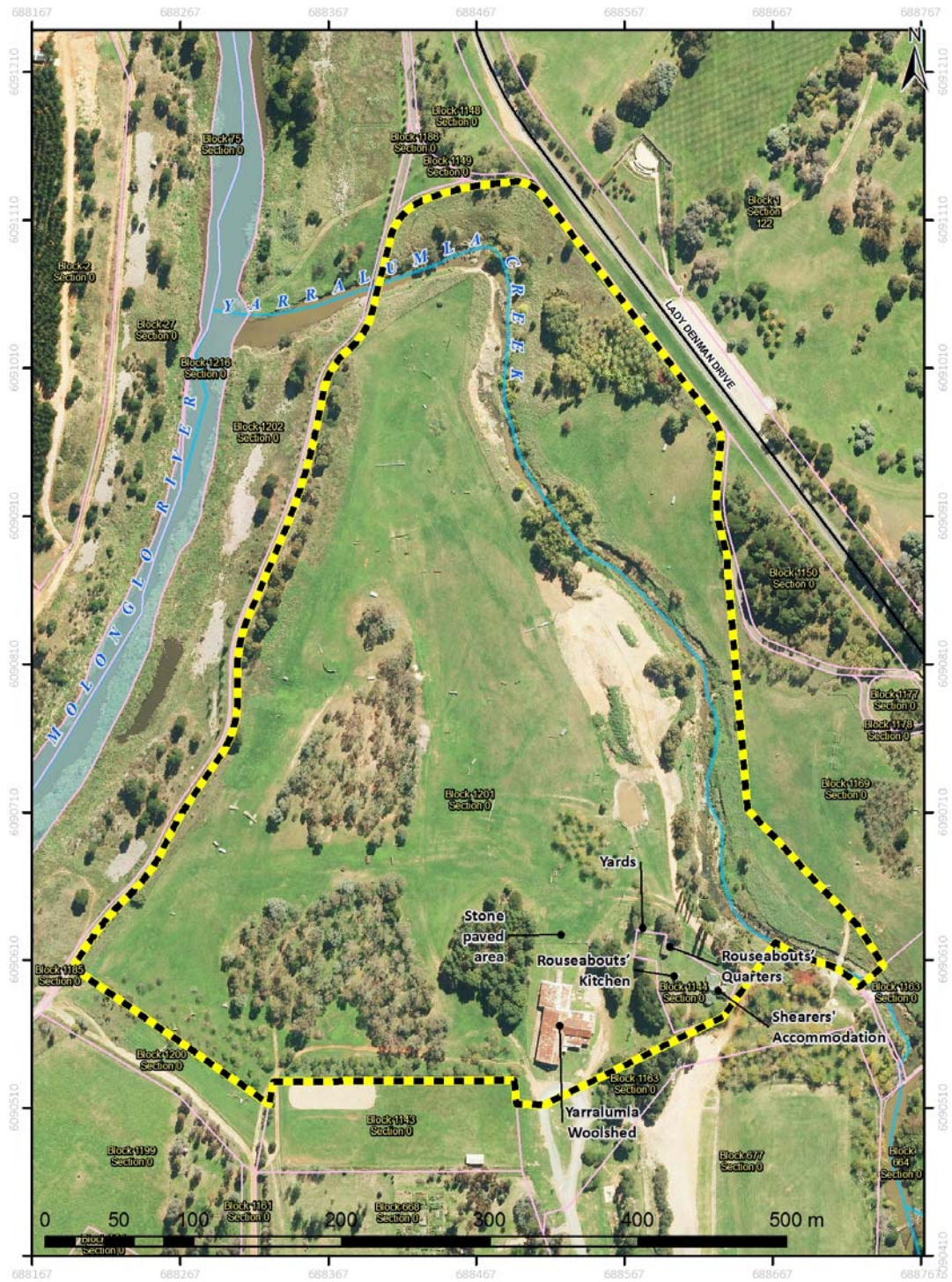
The Woolshed has been a significant part of the Canberra landscape since 1904 and has had associations with many people over that time. The strongest special association with a person important to the history of the ACT is Frederick Campbell.

Frederick Arthur Campbell was the grandson Robert Campbell who established the Duntroon estate. Frederick accepted his uncle George's (who inherited Duntroon after his father, Robert Campbell's death) offer to manage Duntroon in 1875 and instigated an unpopular regime of fencing the property to better control it – a practice that soon became the norm. Frederick left by 1882 when the death of George led to the ownership of Duntroon being awarded to Colonel John E. R. (Jack) Campbell, whom Frederick did not get along with.

He moved into his recently purchased Yarralumla property and instigated a consolidation, improvements and building regime similar to what he had been doing at Duntroon. One of the last major buildings he constructed was the Woolshed and Outbuildings, which he designed himself. Frederick Campbell was heavily involved in the early Canberra community and his success and farming practices had a major influence on the development of early Canberra. His special association with the Woolshed and outbuildings lies in his designing the buildings and close scrutiny of all aspects of his estate, with the Woolshed arguably being the most important.

Several other associations were identified, however they were not considered to meet the threshold. These are detailed in the associated background document.

SITE PLAN



Coordinate System: MGA94 Zone 55
 Projection: Transverse Mercator
 Datum: GDA 94

Yarralumla Woolshed and Outbuildings


 Yarralumla Woolshed and Outbuildings Boundary

Figure 1 Yarralumla Woolshed and Outbuildings registration boundary.