

## Heritage Citation Report – HO311

<b>Name</b>	Residence ‘Caxton’
<b>Address</b>	481 Portland-Nelson Road, Cashmore
<b>Place Type</b>	Residence
<b>Citation Date</b>	20 June 2016
<b>Heritage listings</b>	None
<b>Recommended heritage protection</b>	Glenelg Shire Planning Scheme (PS), Heritage Overlay (HO)



**Figure 1 : ‘Caxton’, 481 Portland-Nelson Road, Cashmore**

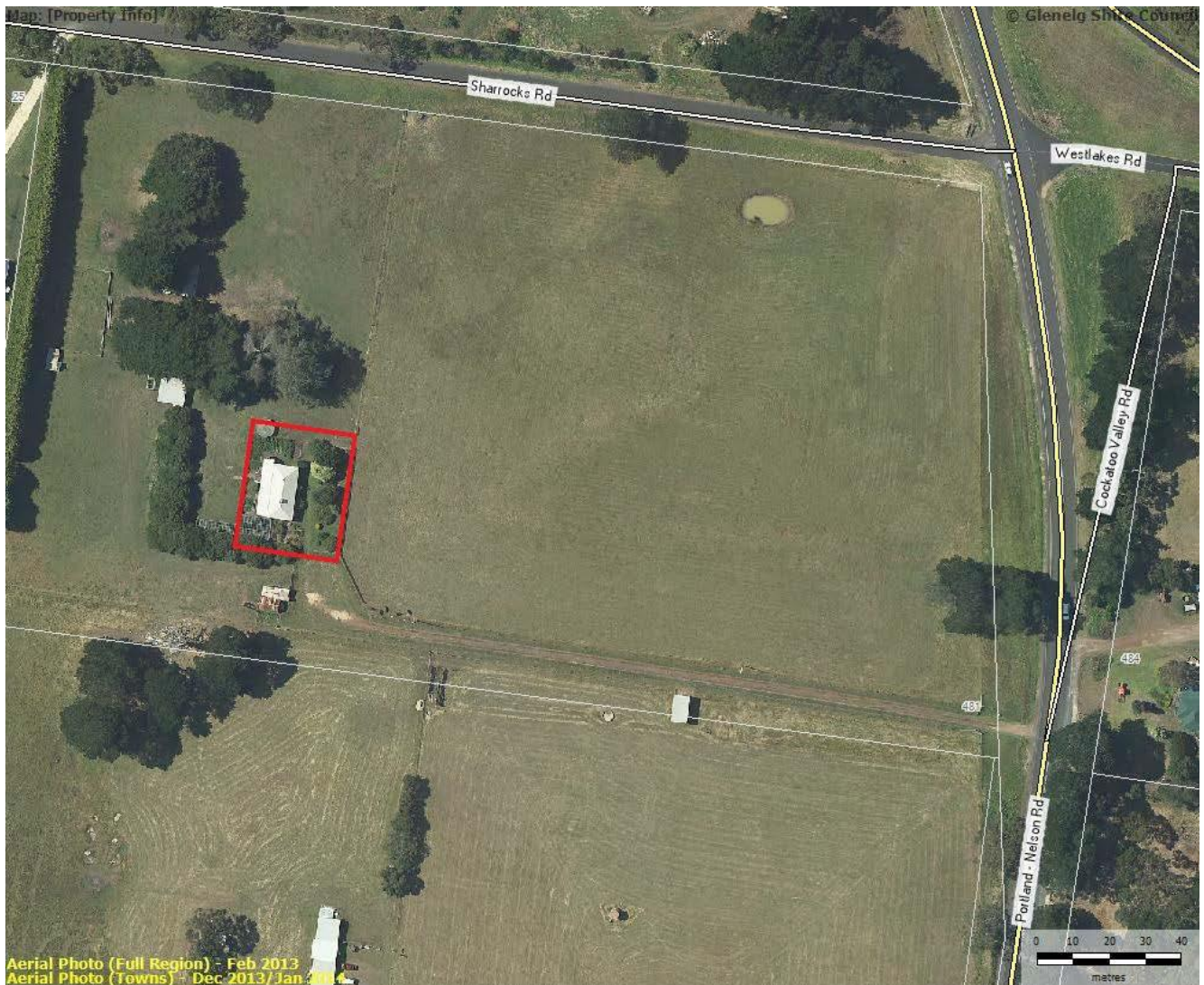


Figure 2 : Proposed HO extent

## History and historical context

‘Caxton’ or ‘Caxton Park’ was built circa 1850 (Stokes nd) and was owned by Mr EF Hughes at an early stage. Hughes founded the *Portland Chronicle* in 1855 and was the editor until 1870 (Portland Guardian 16 June 1930). His family were associated with the newspaper industry in the early years of the non-Aboriginal settlement of Victoria, with one of Hughes’ sons, also E F Hughes, being one of the first six directors of the Co-operative Country Press of Victoria. Additionally, Hughes (junior) was the owner of the *Casterton News* in Casterton Victoria (Whitcombe 1930).

EF Hughes (senior) was also a writer. He composed the hymn *How kind is the Saviour*, which appeared in a number of denominations’ hymn books, including Methodist and Presbyterian, between around 1865 and 1910 (Hymnary.org nd). Hughes (senior) was also the author of *The Millennium*, which he printed himself from a press installed at ‘Caxton’. *The Millennium* has been described as ‘probably the first epic poem attempted in Australia’ (Portland Guardian 10 June 1908).

‘Caxton’ was sold to Mr James Devlin in 1908. At the time it was a well-known farm, described as being in the forest. Like much of the Cashmore region, the swampy farmland surrounding ‘Caxton’ was considered likely to

benefit from the government drainage works that were being completed nearby (Portland Guardian 10 June 1908).

James Devlin was born in Bridgewater Lakes in 1858, then worked in Broken Hill, NSW before trying his hand at mining. Initially he was a prospector at Broken Hill, but he later moved to Kalgoorlie in WA, where he was the manager for several ventures. His mining career lasted for over 30 years. He married Kate Duffy in 1891 (Western District Families 2016) and they had two children; Alice Veronica Devlin (1899-1977) and James Macafie Devlin (1905-1959). In 1908 he retired from mining to Portland, where he was a respected citizen. Mr Devlin died in 1942 and was buried in the South Portland Cemetery (Portland Guardian 10 September 1942). Devlin’s children remained in the Portland area until their deaths.

The house remains as a privately owned residence.

### **Relevant Historical Australian Themes**

4 Building settlements, towns and cities

4.5 Making settlements to serve rural Australia

8 Developing Australia’s cultural life

8.12 Living in and around Australian homes

8.14 Living in the country and rural settlements

## **Description**

### **Physical description**

‘Caxton’ is an early Victorian era bluestone cottage, which is currently surrounded by modern farm structures, including a water tank and corrugated iron shed. The cottage has a square hipped roof of grey corrugated iron, which appears to be new. There is a lean-to kitchen, on the western façade of the cottage, with a large bluestone chimney on the northern wall. There is another bluestone chimney, in the centre of the building. The interior of the building was not inspected.

### **Physical condition**

Good condition.

### **Usage/Former usage**

Residence

### **Recommended management**

Maintain generally as existing.

## **Comparative analysis**

### **HO169 Gardeners Cottage, within the Portland Botanic Gardens, Corner Glenelg and Cliff Streets, Portland, Glenelg Shire**

The Gardeners Cottage is a rectangular, bluestone cottage with a high pitched slate gable roof, casement windows, rusticated stone quoins and massive chimneys. It was constructed in 1858. The cottage is significant for the association with Mr Elliot, the designer of the Botanic Gardens in Portland, and the first curator, Mr William Allitt, who was the first resident of the cottage. The picturesque style of the Gardeners Cottage is unusual for older buildings in Portland, which are usually of the classical style.

### **HO93 Residence, 74A Findlay Street, Portland, Glenelg Shire**

The building is a double fronted stone cottage dating to approximately 1850. The building has a simple design, with twelve-pane sliding sash windows, front door and decorative timber verandah displaying the principal characteristics of a domestic building from the 1850s.

### **VHR H245 / HO27 Residence, 70 Julia Street, Portland, Glenelg Shire**

The building is an axed ashlar basalt building constructed in the Early Victorian style. It has a modest string course and elongated pilasters supporting a restrained cornice and parapet. The twelve-pane double hung sash windows have simple surrounds and there is a bracketed cornice over the door opening. The hipped, corrugated iron roof was originally clad in slate. The residence is associated with Dr Charles Grier, one of Portland’s first doctors and an important figure in the social history of the town. It is also associated with John Barrow, a local engineer and architect who designed the building. The architectural features contribute to the aesthetic significance and the technical and creative significance of the building. The giant order pilaster and cornice are unusual features on an otherwise typical Victorian Georgian style building. The house still retained its original cedar staircase and marble fireplaces.

### **Summary**

The comparative analysis indicates that due to their early construction dates, stone houses within the Glenelg Shire are often significant for their associations with the owner, builder or designer of the building. The buildings are also aesthetically significant, and can present styles that are rare or unusual and display principal characteristics of an architectural style. There is also potential for the buildings to have creative or technical significance.

## **Statement of significance**

### **What is significant?**

The significant elements of ‘Caxton’ include external features of the house including the bluestone façade, the square hipped roof, the verandah and the two bluestone chimneys.

### **How is it significant?**

‘Caxton’ demonstrates the principal characteristics of an early Victorian residential building (HERCON criterion D).

### **Why is it significant?**

‘Caxton’ demonstrates the principal characteristics of an early Victorian era residential building in Portland. The early Victorian era local features include the use of local materials, simplicity of the design, the hipped roof and the lean-to kitchen on the western side of the building. 201145

### **Recommended Controls (2016)**

External Paint Controls	Yes
Internal Alteration Controls	No
Tree Controls	No
Fences & Outbuildings	No
Prohibited Uses May Be Permitted	Yes
Incorporated Plan	No

