

Heritage Item #

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| MI Reference: 55 HCWA No: 1866 | Place Name: Lands Office (fmr) | Other Name/s: Water Corporation Offices, Goldfields Water Supply Offices |
| | | Date of Review: September 2021 |



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| Address: 263 Fitzgerald Street East, Northam | Lot No: 129 & 130 Property Key: Plan Diagram: D82902 Vol Folio: 1968/453 Assess No: A11149 |
| Locality: Northam | GPS: |
| Current Use: Water Corporation Office | Original Use(s): |
| HERITAGE LISTINGS | |
| Listings: | |
| CONSTRUCTION | |
| Date of Construction: 1913 | |
| Architect / Builder: | |
| Architectural Style: Federation Free Style | |
| PHYSICAL EVIDENCE | |
| <p>Description:</p> <p>Lands Office, located at 263 Fitzgerald Street East, is a single storey face brick building with a corrugated steel hip and gable roof displaying characteristics of the Federation Free Style of architecture.</p> <p>The complex consists of three attached rectangular buildings extending to the rear of the site. The front building has a hip roof with louvred ridge gablets and steel roof cowls along the ridge. There is a small rendered parapet in the roof with a decorative arched pediment. The words 'LANDS OFFICE' are inscribed below the pediment. The eaves have timber brackets and timber battening.</p> <p>The building has a return verandah that sits below the eaves and extends along the front façade. The verandah has a corrugated steel roof supported by round timber columns with a Doric style construction and a concrete base. The verandah is raised up a set of concrete steps to approximately 800mm with a steel tubular railing.</p> <p>The walls are face brick with a rendered band at sill height. The front façade shows evidence of brick work (bond patterns) from different eras. The windows are a</p> | |

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| <p>combination of fixed and double hung with highlights. There are two double timber doors addressing the street with another entrance along the eastern façade. The central building has six timber-framed double hung windows with timber framed corrugated awnings above. A face brick chimney and steel cowls extend along the ridge. The third building to the rear is face brick and corrugated steel roof with contemporary alterations.</p> <p>There are brick planter boxes to the front and a parking lot to the east.</p> |
| Condition: Good |
| HISTORICAL |
| <p>Notes:</p> <p><i>The following information has largely been sourced from the heritage assessment of 23-325 & 16-334 Fitzgerald Street and 1-15 & 12-18 Peel Terrace, Northam, prepared by Greenward Consulting, June 2015.</i></p> <p>This building was opened as the new Northam Lands Office in 1913. The following extract is from the <i>Goomalling-Dowerin Mail</i> (28 October, 1913):</p> <p><i>Another very fine building has been added to those already in existence in Northam, and today the staff of the Lands and Surveys Department will move into their new premises, which have recently been completed next to the "Northern Advertiser" office. Hitherto the work of the Department has been carried on in separate offices, with the result that people having business to transact were put too much inconvenience. The new conditions will be convenient not only for the staff, but also for the general public, who will be able to move from the land selection room to the survey branch by opening a door. The new building contains in all four rooms. The front portion will be under the supervision of the clerk in charge, Mr Morrell, whilst the back portions will be set apart for the Survey Department ... The building, which cost close on £2000, does credit to the contractor, Mr. Jesse Millington.</i></p> <p>A change in the colour of the brickwork indicates that the main Fitzgerald Street façade was extended in a matching style. Intersecting wings were also added towards the rear of the site in one or more stages.</p> <p>The building has always been a focal point for the community as a result of the various government activities that have operated from the premises. It started in 1913 as the Northam Lands Office; it became the Offices for the Country Water Supply in 1957; and in 1985 it was taken over by the WA Water Authority, now the Water Corporation.</p> <p>As of September 2021, the building is still occupied by Water Corporation.</p> |
| Theme: Community Service and Utilities |
| Associations: |
| Heritage Assessment or Conservation Plan: Heritage Assessment of 23-325 & 16-334 Fitzgerald Street and 1-15 & 12-18 Peel Terrace, Northam. Prepared by Greenward Consulting, June 2015. |
| Public Access: Yes - Limited |
| SIGNIFICANCE |
| Level of Integrity: High |
| Level of Authenticity: Medium |
| Statement of Significance: |
| <p>Lands Office (fmr) is of cultural heritage significance for the following reasons:</p> <ul style="list-style-type: none"> • The place has historic and social significance as it has been the centre of a number of regional government offices since being built in 1913. • The place has aesthetic significance and positively contributes to the streetscape of the main street of Northam. |
| Level of Significance: Considerable |
| Heritage Category: 2 |

Additional Photographs



North Corner
Source: Municipal Heritage Inventory,
2012



Signage Pediment 'Lands Office'
Source: Stephen Carrick Architects
September 2021



North Corner
Source: Stephen Carrick Architects
September 2021



Railing to front verandah
Source: Stephen Carrick Architects
September 2021



East awnings to central building
Source: Stephen Carrick Architects
September 2021



Ventillation gablet
Source: Stephen Carrick Architects
September 2021