


Heritage Inventory Sheet

Item Name	Late Victorian / Federation Cottage		
Recommended Name	Late Victorian Cottage		
Site Image			
Address	15 Bayfield Road, Greystanes NSW 2145		
Lot/Section/DP	33	-	250266
Draft Cumberland LEP ID	I126		
Former LEP ID	I24 (Holroyd LEP)		
Heritage Conservation Area	Not included		
Date Updated	March 2020		
Significance Level	LOCAL		
Site Type	Level 1	Built	
	Level 2	Residential buildings (private)	

Curtilage Map



Statement of Significance

The item at 15 Bayfield Road, Greystanes is of local heritage significance for its historic and aesthetic values. The house has aesthetic significance as a fine and largely intact example of a Late Victorian suburban cottage with only minor external modifications. The building's aesthetic value is enhanced by the intact nature of its built architectural form and period detailing, despite the weatherboard cladding having been replaced by aluminium cladding. The item retains a prominent position within the residential character of the area and makes a striking contribution to the streetscape. It has historical significance as a representative example of the type of residence which was common within the outer suburban and rural areas of Holroyd during the latter decades of the 1800s. The item is a contributory element reflecting the growth and development of the district in the latter part of the nineteenth century.

Criteria Assessment

a) Historic	It has historic significance as a representative example of the type of residence which was common within the outer suburban and rural areas of Holroyd during the latter decades of the 1800s. The item is a contributory element reflecting the growth and development of the district in the latter part of the nineteenth century.
b) Associative	The item does not meet this criterion.
c) Aesthetic/Technical	The house has aesthetic significance as a fine and largely intact example of a Victorian suburban cottage with only minor external modifications. The building's aesthetic value is enhanced by the intact nature of its built architectural form and period detailing, despite the weatherboard cladding having been replaced by aluminium. The item

	retains a prominent position within the residential character of the area and makes a striking contribution to the streetscape.
d) Social	The item does not meet this criterion.
e) Scientific	The item does not meet this criterion.
f) Rarity	The item does not meet this criterion.
g) Representativeness	The item demonstrates representative qualities of a Late Victorian cottage built c.1897.

Physical Description

The item is a single storey cottage dating from the late Victorian period. It has a single steeply pitched hipped roof of corrugated iron, which continues on a shallower pitch over the encircling verandah, which has been infilled on three sides. The original chimney has been removed and a small metal flue to rear has been provided in its place. The façade is symmetrical around the central entrance doorway, with a timber window on either side of the door. The wall cladding has been replaced with a textured aluminium panelling resembling weatherboard. The front verandah is supported by a square timber and rendered masonry piers, with a decorative timber valance which appears to be non-original. The verandah has a battened fibro ceiling and timber decking, both non-original. The panelled timber front door is obscured by an aluminium security screen. There is a four-paned double-hung sash window on either side of the front door, with decorative timber architraves and sills.

A single garage at the rear is of battened fibro and corrugated iron. The opening to Hoad Place has been bricked in. Adjacent to the garage is timber pergola with corrugated fibreglass roofing and some lace detailing.

Located on a reasonable sized corner block, the original curtilage appears to have been reduced. The property is enclosed by a new timber picket fence to front and halfway around sides, with a high powder-coated fence to rear. There is a patterned concrete path around that wraps around the front verandah and to the side of the house. There are several large established trees in the front yard which add to the character of the site. There are two small palm trees and an inground pool in the rear yard.

The building appears to be in a good condition and well maintained.

Condition	Good	Fair	Poor
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Alterations and Additions

- New aluminium weatherboard-look façade cladding*
- Modern roof cladding
- Modern verandah elements
- Modern landscaping elements (footpaths, fencing)
- Inground pool to rear
- Modern garage and out-structures to rear

While the item has undergone some significant modifications and upgrades, particularly in terms of the replacement of original fabric, the original architectural form is still the dominant feature, as the modern elements are mostly complimentary and sympathetic to the original building.

Integrity	High	Moderate	Low
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* *element detracts from the overall cultural significance of the place*

Historical Notes

Construction years	c.1897
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Greystanes began as a rural suburb in the 1850s and remained so until the 1880s. The suburb was occupied mainly by large estates designed as rural retreats for gentlemen farmers, including Charles Whalan and Nelson Lawson. Greystanes is named after the home of Nelson Lawson, son of William Lawson who built 'Greystanes Estate' on the western side of Prospect Hill.

Grazing was a major area of land use in Greystanes, but some owners diversified into orchards and vineyards. It remained sparsely populated until the twentieth century and only few clusters of settlement developed around industrial sites, new railway stations and on the Western Road.

Greystanes was recognised as a suburb in 1922. Prior to World War I, there was a predominately British and Irish community in the area, however, after 1912 there was an increased European migrant community settling in the area. Gozo Road, Greystanes, named after the second largest Island in Malta, recognises the Maltese influence in the area, and as early as the 1930s, Greystanes was dubbed the 'Little Malta'. Greystanes has remained predominately residential suburb with its first shopping centre opening in September 1970 on a 6-acre site at the junction Merrylands and Braeside Roads.

The site formed part of Portion 198 of 700 acres granted to Charles Whalan in January 1818. In 1893, John Booth purchased over 300 acres of land including part of the Whalan "Macquarie Park" Estate. In 1897 the land was transferred, and by 1904 by virtue of foreclosure of the mortgage on the former Booth estate it was subdivided and sold.

Charles Ernest Byrnes, a prominent Parramatta citizen, purchased lots 7-27 in 1911. The property formed part of Lot 25. This was subsequently transferred to John Kelly in 1913 who also purchased Lot 26 at this time. In the following year Kelly sold Lot 26 retaining Lot 25 until 1923 when it was transferred to William Smith. Lot 25, over two acres in size with street frontage to Macquarie Parade, was not subdivided until 1965. It seems that Macquarie Parade changed to Bayfield Street sometime between 1965 and 1968 by which time the parcel of land had been subdivided into five allotments all with street frontage.

Lot 3, including the cottage, remained the largest allotment at over one acre in size and T-shaped. By 1975 Lot 3 had also been subdivided and a road and cul-de-sac created to access the rear allotments. The cottage allotment, Lot 3, remained at the corner of Bayfield Road and Hoad Place. In 1975 work was carried out to the cottage. In 1982 the property was transferred, and a pool and garage were added to the rear yard area in 1983 and 1984. The cottage remains in use as a private residence.

Recommendations

Heritage Management		Existing Built and Landscape Elements		Future Development and Planning	
1. Maintain this item's heritage listing on the LEP.	X	6. Original fabric is highly significant and should be maintained.	X	12. Alterations and additions should respond to the existing pattern of development, with careful consideration of the setting (form, scale, bulk, setback and height).	X
2. Maintain this item's listing as part of the Heritage Conservation Area.		7. Unsympathetic alterations that detract from the cultural significance of the item should be removed.	X	13. New alterations and additions should respect the historic aesthetic/character of the item and area (e.g. paint scheme, materiality, style, landscape elements).	X

3. Consider delisting as an individual item from the LEP.		8. Maintain heritage landscape elements and schemes.	X	14. Future uses for this item should be compatible with its historical functions/ associations.	
4. Consider additional research to nominate this item for the State Heritage Register.		9. Maintain the existing setting of the heritage item, informed by the historic pattern of neighbouring development (form, scale, bulk, setback and height).	X		
5. The heritage curtilage for this item should be revised/reduced.		10. Maintain the historic aesthetic/character of the item and area (e.g. paint scheme, materiality, style, landscape elements).	X		
		11. The condition of this item is poor. Condition and maintenance should be monitored.			

Other recommendations and/or comments:

- None.

Listings

Heritage Listing	Listing Title	Listing Number
Heritage Act – State Heritage Register	N/A	-
Local Environmental Plan	Late Victorian / Federation Cottage	1126
Heritage Study	Late Victorian / Federation Cottage	1126
National Trust Australia Register	N/A	-

Previous Studies

Type	Author	Year	Title
Heritage Study	Extent Heritage Pty Ltd	2019	Cumberland LGA Heritage Study
Heritage Study	Graham Brooks and Associates Pty Ltd	1998	Holroyd Heritage Inventory Review
Heritage Study	Neustein & Associates	1992	Holroyd Heritage Study

Other References

- Broomham, R and T Kass. 1992. *Holroyd Heritage Study Thematic History*. Sydney: Holroyd City Council.
- Elias, J and Coppins, S 2013. *Pictorial History Holroyd*, Kingsclear Books, Alexandria.

Limitations

1. Access to all heritage items was limited to a visual inspection from the public domain. The interiors of buildings and inaccessible areas such as rear gardens were not assessed as part of this heritage study.
2. Condition and site modification assessment was limited to a visual inspection undertaken from the public domain.
3. Unless additional research was required, historical research for all heritage items was based on an assessment of previous LGA heritage studies, the Thematic History (prepared by Extent Heritage, 2019) and existing information in former heritage listing sheets.

Additional Images



Detail of verandah.



View of dwelling within the wider property.



View of dwelling within the wider landscaped property.



Front façade and fence detail.

Heritage Inventory Sheet

Item Name	Remnant Tree Stands		
Recommended Name	Gallard Reserve Woodland – Remnant Tree Stands		
Site Image			
Address	Damien Avenue, Greystanes, NSW 2145		
Lot/Section/DP	10	-	216141
	75	-	218384
	8	-	212933
	183	-	209054
Draft Cumberland LEP ID	I127		
Former LEP ID	I25 (Holroyd LEP)		
Heritage Conservation Area	Not included		
Date Updated	March 2020		
Significance Level	LOCAL		
Site Type	Level 1	Landscape	
	Level 2	Parks, Gardens and Trees	

Curtilage Map



Statement of Significance

The Gallard Reserve Woodland Park is locally significant for its scientific, rarity and representative values. The park retains valuable stands of native vegetation of the Cumberland Plain bushland that has been extensively cleared since European settlement. The park is an extant, tangible reminder of the former landscape. The Gallard Reserve is an important ecological resource that assists the conservation of threatened species and ecological communities crucial to maintaining the unique biodiversity of the Cumberland Plain. The park contains a number of species of flora typical of the Cumberland Shale-Plains Woodland, one of the six indigenous forest communities in Sydney, and provides food, shelter and nesting sites for local wildlife.

Criteria Assessment

a) Historic	The item does not meet this criterion.
b) Associative	The item does not meet this criterion.
c) Aesthetic/Technical	The item does not meet this criterion.
d) Social	The item does not meet this criterion.
e) Scientific	The item provides an important ecological resource for the community and for local wildlife.
f) Rarity	The item is a rare protected area of an identified endangered ecological community.
g) Representativeness	The item is representative of the Cumberland Shale-Plains Woodland ecology, which is typified by certain flora such as Forest Red Gum and Grey Box.

Physical Description

The Gallard Reserve Woodland is a small collection of plants and shrubs, mostly Forest Red Gum (*E. teraticornis*) and Grey Box (*E. Moluccana*). It has been preserved from regular mowing and urban development for its purpose as an ecological resource to the local wildlife, as well as to preserve a rare endangered ecological community.

The Woodland is located at the centre of a community park, otherwise known as Gallard Reserve, which is bordered on all sides by urban residential development. Apart from the central preservation area which contains the remnant Cumberland Plain Woodland, the reserve is a predominately grassed area with some other established Eucalypts located throughout and with a contemporary play equipment area. The local park is used as a community park and playground.

Condition	Good	Fair	Poor
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Alterations and Additions

- Removal of buildings evident in a c.1943 aerial, unknown date.
- Inclusion of play equipment to the southeast of the reserve, post 2000s.
- Remnant vegetation of the Cumberland Plain bushland.

The landscape of Gallard Reserve is regularly maintained. The central portion of the reserve, the preservation area, is restricted from mowing and other activities and is a highly intact portion of Cumberland Plain bushland.

Integrity	High	Moderate	Low
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* *element detracts from the overall cultural significance of the place*

Historical Notes

Construction years	Pre 1788
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The Cumberland Shale Plains Woodland is one of the six indigenous forest communities in Sydney, consisting mostly of dry sclerophyll woodlands and forests. Currently, less than 6% of the Woodlands remain in small parts distributed across the western suburbs of Sydney, totalling only around 6400 hectares. Specifically, the Cumberland Shale Plains Woodland features a soft topography, an open grassy woodland mainly containing Grey Boxes, forest Red Gums and Ironbarks. It also contains a thin to reasonable cover of shrubs and a high cover of grasses and forbs.

In 1877, Cumberland Plain Woodlands covered 107,000 hectares and filled around 30% of the Sydney Basin. At the time of European settlement, the Cumberland Plain contained 1,070 km² of woodlands and forests. The westward expansion of Sydney over the plain has placed enormous pressure on the woodlands and other local ecological communities.

Greystanes has been significantly altered since European colonisation, resulting in the loss of the large majority of this natural habitat. The Gallard Reserve Woodland is an extant, tangible reminder of the former landscape.

Recommendations					
Heritage Management		Existing Built and Landscape Elements		Future Development and Planning	
1. Maintain this item's heritage listing on the LEP.	X	6. Original fabric is highly significant and should be maintained.		12. Alterations and additions should respond to the existing pattern of development, with careful consideration of the setting (form, scale, bulk, setback and height).	
2. Maintain this item's listing as part of the Heritage Conservation Area.		7. Unsympathetic alterations that detract from the cultural significance of the item should be removed.		13. New alterations and additions should respect the historic aesthetic/character of the item and area (e.g. paint scheme, materiality, style, landscape elements).	
3. Consider delisting as an individual item from the LEP.		8. Maintain heritage landscape elements and schemes.	X	14. Future uses for this item should be compatible with its historical functions/associations.	
4. Consider additional research to nominate this item for the State Heritage Register.		9. Maintain the existing setting of the heritage item, informed by the historic pattern of neighbouring development (form, scale, bulk, setback and height).	X		
5. The heritage curtilage for this item should be revised/reduced.		10. Maintain the historic aesthetic/character of the item and area (e.g. paint scheme, materiality, style, landscape elements).			
		11. The condition of this item is poor. Condition and maintenance should be monitored.			

Other recommendations and/or comments:

- Consider physical delineation of preservation area from general reserve area with fencing, if there is an increased/greater risk of harm to the preservation and conservation of the remnant bushland.

Listings		
Heritage Listing	Listing Title	Listing Number
Heritage Act – State Heritage Register	N/A	-
Local Environmental Plan	Remnant Tree Stands	I127
Heritage Study	Remnant Tree Stands	I127
National Trust Australia Register	N/A	-

Previous Studies

Type	Author	Year	Title
Heritage Study	Extent Heritage Pty Ltd	2019	Cumberland LGA Heritage Study
Heritage Study	Graham Brooks and Associates Pty Ltd	1998	Holroyd Heritage Inventory Review
Heritage Study	Neustein & Associates	1992	Holroyd Heritage Study

Other References

None.

Limitations

1. Access to all heritage items was limited to a visual inspection from the public domain. The interiors of buildings and inaccessible areas such as rear gardens were not assessed as part of this heritage study.

2. Condition and site modification assessment was limited to a visual inspection undertaken from the public domain.

3. Unless additional research was required, historical research for all heritage items was based on an assessment of previous LGA heritage studies, the Thematic History (prepared by Extent Heritage, 2019) and existing information in former heritage listing sheets.

Additional Images



Playground equipment within parkland.



Remnant trees stands.



Remnant trees stands.



Remnant trees stands.



Remnant trees stands.



Interpretation signage about the reserve.

Heritage Inventory Sheet

Item Name	Former Farm, Hyland Road Inn and former post office (also House and Farm buildings)		
Recommended Name	Former Hyland Road Inn, Farm and Post Office		
Site Image			
Address	2 Hyland Road, Greystanes NSW 2145		
Lot/Section/DP	10	-	817980
Draft Cumberland LEP ID	I128		
Former LEP ID	I27 (Holroyd LEP)		
Heritage Conservation Area	Not included		
Date Updated	March 2020		
Significance Level	LOCAL		
Site Type	Level 1	Built	
	Level 2	Farming and Grazing	

Curtilage Map



Statement of Significance

The site at 2 Hyland Road, Greystanes is locally significant for its historic, social and rarity values. The item is significant as an early, intact farm group which appears on a plan dated 1897, and is rare as the only current farm group surveyed in the area. The item also demonstrates the former dairying industry in the area. The item is socially significant for its former functions within the local community, as a post office and inn. It also has social significance as an intact farm group demonstrating dairying, an important industry of the local area.

Criteria Assessment

a) Historic	The item has historic significance for its former uses as the local post office and inn. The development onsite demonstrates the layering of functions that was common in rural areas where community facilities were limited. The item also demonstrates the former dairying industry in the area.
b) Associative	The item does not meet this criterion.
c) Aesthetic/Technical	The item does not meet this criterion.
d) Social	The item is socially significant for its former functions within the local community, as a post office and inn. It also has social significance as an intact farm group demonstrating dairying, an important industry of the local area.
e) Scientific	The item does not meet this criterion.
f) Rarity	The item is rare as the only intact farm group in the area.
g) Representativeness	The item does not meet this criterion.

Physical Description

The subject site is a large agricultural property, which is uncommon for the highly suburbanised area. The site contains a weatherboard residence fronting Hyland Road. The house has a modern replacement corrugated steel roof and has been fully reclad in new weatherboard. There is a wrap-around verandah on all sides of the house with a corrugated steel sheet roof at the same pitch as the main roof, and timber deck which also appears to be replacement material. The verandah is supported by simple timber posts. The southern corner of the house is raised on an enclosed masonry base. There are a number of modern accretions evident on the façade including security screens, a modern balustrade fixed to the verandah timber posts, electrical boxes, lighting, etc. The house has a detached demountable building to rear east corner connected via the verandah.

To the south is a brick gabled outbuilding with an attached gable-roofed extension, possibly a dairy with milking shed. Additional farm equipment can also be found to the south of shed. There is a tennis court in the rear southeast corner of the site.

There is a sign at the front corner of the site, identifying it as 'West Cumberland Mens Shed'.

Former elements such as a timber water tank stand have since been removed.

The condition of the built elements on site is fair overall.

Condition	Good	Fair	Poor
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Alterations and Additions

- Detached demountable building to rear corner of building*
- Various modern accretions to the façade
- Tennis court*
- Chicken wire boundary fence*

Much of the original fabric of the residence appears to have been upgraded/replaced, however the main architectural form of the building is intact.

Integrity	High	Moderate	Low
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* *element detracts from the overall cultural significance of the place*

Historical Notes

Construction years	Pre 1897
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Greystanes began as a rural suburb in the 1850s and remained so until the 1880s. The suburb was occupied mainly by large estates designed as rural retreats for gentlemen farmers, including Charles Whalan and Nelson Lawson. Greystanes is named after the home of Nelson Lawson, son of William Lawson who built 'Greystanes Estate' on the western side of Prospect Hill.

Grazing was a major area of land use in Greystanes, but some owners diversified into orchards and vineyards. It remained sparsely populated until the twentieth century and only few clusters of settlement developed around industrial sites, new railway stations and on the Western Road.

Greystanes was recognised as a suburb in 1922. Prior to World War I, there was a predominately British and Irish community in the area, however, after 1912 there was an increased European migrant community settling in the area. Gozo Road, Greystanes, named after the second largest Island in Malta, recognises the Maltese influence in the area, and as early as the 1930s, Greystanes was dubbed the 'Little Malta'. Greystanes has remained predominately residential suburb with its first shopping centre opening in September 1970 on a 6-acre site at the junction Merrylands and Braeside Roads.

The site was formerly known as Hylands Inn, in the 1880s. The Inn which was run by Luke Hyland, later became the family home and dairy farm. It was one of the five inns built to cater to the workers of the Prospect Reservoir. The Inn later came to be known as 'Prospect Inn', kept by Mrs Smith, following the death of Mr Hyland.

While the subject site is identified on an 1897 NSW Waterboard map, labelled as "Prospect Hotel". Another plan calls it a Post Office. The building is shown in the present location in the 1950s Robinsons Map of Holroyd. After falling into disrepair, was building was acquired by the then Holroyd City Council, who restored the building in 1995. The building was used as a youth centre. Currently the building is used by a community groups such as the 'Men's Shed'.

Recommendations					
Heritage Management		Existing Built and Landscape Elements		Future Development and Planning	
1. Maintain this item's heritage listing on the LEP.	X	6. Original fabric is highly significant and should be maintained.	X	12. Alterations and additions should respond to the existing pattern of development, with careful consideration of the setting (form, scale, bulk, setback and height).	
2. Maintain this item's listing as part of the Heritage Conservation Area.		7. Unsympathetic alterations that detract from the cultural significance of the item should be removed.	X	13. New alterations and additions should respect the historic aesthetic/character of the item and area (e.g. paint scheme, materiality, style, landscape elements).	X
3. Consider delisting as an individual item from the LEP.		8. Maintain heritage landscape elements and schemes.		14. Future uses for this item should be compatible with its historical functions/associations.	X
4. Consider additional research to nominate this item for the State Heritage Register.		9. Maintain the existing setting of the heritage item, informed by the historic pattern of neighbouring development (form, scale, bulk, setback and height).	X		
5. The heritage curtilage for this item should be revised/reduced.		10. Maintain the historic aesthetic/character of the item and area (e.g. paint scheme, materiality, style, landscape elements).	X		
		11. The condition of this item is poor. Condition and maintenance should be monitored.			

Other recommendations and/or comments:

- None.

Listings

Heritage Listing	Listing Title	Listing Number
Heritage Act – State Heritage Register	N/A	-
Local Environmental Plan	Former Farm, Hyland Road Inn and former post office (also House and Farm buildings)	1128
Heritage Study	Former Farm, Hyland Road Inn and former post office (also House and Farm buildings)	1128
National Trust Australia Register	N/A	-

Previous Studies

Type	Author	Year	Title
Heritage Study	Extent Heritage Pty Ltd	2019	Cumberland LGA Heritage Study
Heritage Study	Graham Brooks and Associates Pty Ltd	1998	Holroyd Heritage Inventory Review
Heritage Study	Neustein & Associates	1992	Holroyd Heritage Study

Other References

- Broomham, R and T Kass. 1992. *Holroyd Heritage Study Thematic History*. Sydney: Holroyd City Council.
- Elias, J and Coppins, S 2013. *Pictorial History Holroyd*, Kingsclear Books, Alexandria.

Limitations

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2. Condition and site modification assessment was limited to a visual inspection undertaken from the public domain.

3. Unless additional research was required, historical research for all heritage items was based on an assessment of previous LGA heritage studies, the Thematic History (prepared by Extent Heritage, 2019) and existing information in former heritage listing sheets.

Additional Images



Overview of dwelling.



Front façade.




Fence and ancillary structures.



Fence and ancillary structures.

Heritage Inventory Sheet

Item Name	Ringrose Primary School		
Recommended Name	Ringrose Primary School		
Site Image			
Address	18-36 Ringrose Avenue, Greystanes, NSW 2145		
Lot/Section/DP	11	-	832083
Draft Cumberland LEP ID	I129		
Former LEP ID	I28 (Holroyd LEP)		
Heritage Conservation Area	Not included		
Date Updated	March 2020		
Significance Level	LOCAL		
Site Type	Level 1	Built	
	Level 2	Education	

Curtilage Map



Statement of Significance

Ringrose Primary School is of local heritage significance for its historic, associative and social values. The item is historically significant as the first public school for the Greystanes area at the time of its construction in 1962, servicing residents around the newly developing suburb of Greystanes and neighbouring areas in South Wentworthville and Prospect. On its opening, it had the first appointed female Principal of a co-educational school in the Parramatta district, Miss Linda Sheridan. The item is socially significant as the first school in the Greystanes area.

Criteria Assessment

a) Historic	The item is significant as the first public school for the Greystanes area at the time of its construction in 1962, servicing residents around the newly developing suburb of Greystanes and neighbouring areas in South Wentworthville and Prospect.
b) Associative	The item is associated with first appointed female Principal of a co-educational school in the Parramatta district, Miss Linda Sheridan.
c) Aesthetic/Technical	The item does not meet this criterion.
d) Social	The item is socially significant as the first school in the Greystanes area.
e) Scientific	The item does not meet this criterion.
f) Rarity	The item does not meet this criterion.
g) Representativeness	The item does not meet this criterion.

Physical Description

The school contains a number of typical 1960s brick veneer school buildings, with simple, long rectangular footprints with gable ends and long aluminium windows. They are laid out around the edges of the property facing inwards to a central playground. In amongst the brick buildings are a number of more recent school buildings.

The school has a steel powder-coated palisade fence along its perimeter. The school buildings are localised to the northwest portion of the school lot. The south, east and northeast portion of the lot consists of a large grassed playground with established gum trees throughout. There are many established trees located along Damien Avenue and Ringrose Avenue that contribute to the formerly rural character of the area.

In general, the school appears to be in good condition.

Condition	Good	Fair	Poor
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Alterations and Additions

- Buildings extended in 1964, 1974 and c.2016.

In general, the school building appears to retain a high level of integrity and is quite intact, as viewed from the streetscape. However, it is likely that due to the continued use of the building, the interiors have a lower integrity grading, owing to the likely upgrade of amenities for operational needs.

Integrity	High	Moderate	Low
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* *element detracts from the overall cultural significance of the place*

Historical Notes

Construction years	1962
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Greystanes

Greystanes began as a rural suburb in the 1850s and remained so until the 1880s. The suburb was occupied mainly by large estates designed as rural retreats for gentlemen farmers, including Charles Whalan and Nelson Lawson. Greystanes is named after the home of Nelson Lawson, son of William Lawson who built 'Greystanes Estate' on the western side of Prospect Hill.

Grazing was a major area of land use in Greystanes, but some owners diversified into orchards and vineyards. It remained sparsely populated until the twentieth century and only few clusters of settlement developed around industrial sites, new railway stations and on the Western Road.

Greystanes was recognised as a suburb in 1922. Prior to World War I, there was a predominately British and Irish community in the area, however, after 1912 there was an increased European migrant community settling in the area. Gozo Road, Greystanes, named after the second largest Island in Malta, recognises the Maltese influence in the area, and as early as the 1930s, Greystanes was dubbed the 'Little Malta'. Greystanes has remained predominately residential suburb with its first shopping centre opening in September 1970 on a 6-acre site at the junction Merrylands and Braeside Roads.

Ringrose Primary School

Provisions for a new public school was gazetted on 10 July 1961, at Ringrose Avenue, Merrylands West. A grant of £80,000 was allocated for the construction of the new school, which was to consist of six classrooms, toilets, office, staffrooms and clinic. It was opened in May 1962 even though construction was not yet complete. At the time, it was the first school in the local area of Greystanes which was still a developing suburb. As such, it was receiving students from neighbouring areas including Wentworthville South and Prospect. The school was extended again in 1964 with the inclusion five new brick veneer classrooms. The school had the first appointed female Principal of a

co-educational public school in the Parramatta District, Miss Linda Sheridan, who was formerly the headmistress at Fairfield Girls School. Close to completion, it is claimed to have had fourteen classrooms and accepted Infants children from kindergarten to grade six.

In 1974, a contract for \$275,000 was awarded for the construction of a two-storey block containing five classrooms as well as additions to the library and administration block. The works were awarded to C.H Webb Brothers Pty Ltd of Parramatta.

Recommendations					
Heritage Management		Existing Built and Landscape Elements		Future Development and Planning	
1. Maintain this item's heritage listing on the LEP.	X	6. Original fabric is highly significant and should be maintained.	X	12. Alterations and additions should respond to the existing pattern of development, with careful consideration of the setting (form, scale, bulk, setback and height).	
2. Maintain this item's listing as part of the Heritage Conservation Area.		7. Unsympathetic alterations that detract from the cultural significance of the item should be removed.	X	13. New alterations and additions should respect the historic aesthetic/character of the item and area (e.g. paint scheme, materiality, style, landscape elements).	
3. Consider delisting as an individual item from the LEP.		8. Maintain heritage landscape elements and schemes.		14. Future uses for this item should be compatible with its historical functions/associations.	X
4. Consider additional research to nominate this item for the State Heritage Register.		9. Maintain the existing setting of the heritage item, informed by the historic pattern of neighbouring development (form, scale, bulk, setback and height).			
5. The heritage curtilage for this item should be revised/reduced.		10. Maintain the historic aesthetic/character of the item and area (e.g. paint scheme, materiality, style, landscape elements).	X		
		11. The condition of this item is poor. Condition and maintenance should be monitored.			

Other recommendations and/or comments:

- Should new development be proposed for the site, the Development Application should be accompanied by a detailed heritage assessment and fabric analysis to understand which buildings are significant and how to manage change.

Listings

Heritage Listing	Listing Title	Listing Number
Heritage Act – State Heritage Register	N/A	-
Local Environmental Plan	Ringrose Primary School	I129
Heritage Study	Ringrose Primary School	I129
National Trust Australia Register	N/A	-

Previous Studies

Type	Author	Year	Title
Heritage Study	Extent Heritage Pty Ltd	2019	Cumberland LGA Heritage Study
Heritage Study	Graham Brooks and Associates Pty Ltd	1998	Holroyd Heritage Inventory Review
Heritage Study	Neustein & Associates	1990	Holroyd Heritage Study

Other References

- “Merrylands’ New School”, Cumberland Argus, 13 December 1961, p2.
- “Ringrose has school”, Cumberland Argus, 30 May 1962, p2.
- “New School”, The Biz (Fairfield), 23 May 1962, p6.
- Broomham, R and T Kass. 1992. *Holroyd Heritage Study Thematic History*. Sydney: Holroyd City Council.
- Elias, J and Coppins, S 2013. *Pictorial History Holroyd*, Kingsclear Books, Alexandria.

Limitations

1. Access to all heritage items was limited to a visual inspection from the public domain. The interiors of buildings and inaccessible areas such as rear gardens were not assessed as part of this heritage study.
2. Condition and site modification assessment was limited to a visual inspection undertaken from the public domain.
3. Unless additional research was required, historical research for all heritage items was based on an assessment of previous LGA heritage studies, the Thematic History (prepared by Extent Heritage, 2019) and existing information in former heritage listing sheets.

Additional Images



View of school from Ringrose Avenue.



View of school from Ringrose Avenue.



View of school from Ringrose Avenue.



View of school from Ringrose Avenue.