

August/ September 1982

# NEWS SHEET

# 123

PO BOX 57 BALMAIN 2041

the balmain association

FOUNDED 1965

NEXT MEETING: TUESDAY 5 OCTOBER 1982  
7 30 PM WATCH HOUSE

## OPERA HOUSE CONCERT

2690 BUMS NEEDED TO FIT 2690 OPERA HOUSE SEATS

THE BRIDGE ACTION GROUP WILL HOLD A FUND RAISING  
AND PROTEST CONCERT IN THE CONCERT HALL OF  
AUSTRALIA'S GREATEST BUILDING.

HELP SUPPORT OUR CAMPAIGN TO SAVE AUSTRALIA'S  
GREATEST HARBOUR FROM THE DESECRATION THAT THE  
SECOND CROSSING WILL CAUSE.

IF YOU HAVE BEEN APATHETIC, OR CONFUSED ABOUT  
WHAT TO DO TO HELP SAVE YOUR LIFE-STYLE, NOW  
IS YOUR CHANCE.

COME TO THE CONCERT AND YOUR TICKET PRICE AND  
YOUR BUM IN A SEAT WILL REGISTER JUST HOW HARD  
YOU ARE WILLING TO FIGHT THE COMING DESTRUCTION.

DATE: SUNDAY 7 NOVEMBER 1982

TIME: 8 00 PM TO 11 00 PM

PROGRAMME: TO BE ANNOUNCED

PLACE: SYDNEY OPERA HOUSE CONCERT HALL

IF YOU THINK THE SECOND CROSSING HAS GONE AWAY -  
DO NOT READ ON.

IF YOU HAVE HAD YOUR EAR TO THE GROUND YOU WILL  
KNOW THAT A MELBOURNE TUNNELLING CONSULTANT, MR ALAN  
CHAPPEL, HAS MOVED TO SYDNEY TO CARRY OUT STUDIES  
INTO THE FEASIBILITY OF A TUNNEL UNDER BALMAIN.

He has had lots of experience on the Melbourne  
Underground Rail Loop and is now here to work with  
the John Connell group of civil engineers.

You will also know that current DMR studies show  
that the Tunnel/Bridge/Tunnel scheme is very feasible  
at the very modest toll of 80 cents on all crossings.

You will also know that this scheme wipes out  
Long Nose Point, Birchgrove Oval, all houses and  
shops in the Rowntree/Cameron Street junction and  
all of the Rozelle area at White and Rozelle Bays.

You will also know that tunnels can't be built  
without huge access shafts and exhaust stacks -  
right next door to your house.

You will also know that the projected toll will  
not be 80 cents but FIVE TIMES THAT AT \$4.00.

SEE YOU AT THE OPERA HOUSE!

### MR WHELAN WRITES AGAIN

All that we have received from Mr Whelan in  
reply to ours of 8 March (see News Sheet 118) is:  
Ref SC 82/M.1029 R20007 9 June 1982

I refer again to the Association's letter concerning pro-  
posals for a second Harbour crossing, and in particular the  
Association's desire that a committee be established to en-  
quire into the social impact of such a crossing.

The major study team established within the Department of  
Main Roads is multi-disciplinary, and as such is competent to  
to investigate all aspects of public interest and concern in  
relation to a second Harbour crossing.

Within its terms of reference, the team will be making  
assessments and evaluations of the social and environmental  
impacts of the feasible alternatives. Public feeling, both  
generally and in particular areas, will be studied along with  
local social and economic impacts.

In the circumstances, I feel that the social impact of a  
second Harbour crossing will be adequately covered by the  
study team and, accordingly, the establishment of a committee  
along the lines suggested by the Association would not be  
necessary.

Yours sincerely Paul Whelan  
Minister for Roads

### AND WE REPLIED:

Hon P Whelan etc, 31 July 1982  
Thank you for your letter of 9 June  
in reply to ours of the 8 March 1982.

I feel that I must open up the question of your  
establishing a special committee to inquire into  
the social devastation that will occur from the im-  
pact of the Second Harbour Crossing on the people  
of Balmain, Birchgrove and Rozelle.

There has been much attention and criticism of  
the Second Crossing in the press and on television  
and I feel that you, as the Minister responsible  
for the proposals, must reply in more direct terms.

Statements, such as you make in your letter,  
that "the social impact...will be adequately covered  
by the study team" are not acceptable to my members.

I am directed to ask you, with all due respect,  
to name the members of this "study team" and for  
you to state their qualifications. The Association  
is particularly interested to learn the identity  
and standing of those responsible for the task of  
deciding the future life-styles of its members.

I am also directed to put the following questions  
to you:

- 1 To what extent will the owners of property de-  
molished by the Second Crossing be compensated?
- 2 To what extent will those seriously affected be  
compensated?
- 3 What is your definition of seriously affected?
- 4 The NSW Valuer General has just announced a  
massive (i e, 2 to 3 times above the previous)  
revaluation of the above areas. To what extent  
are you prepared to support moves to reduce this  
valuation in the light of the planning blight  
that your proposals will cause?
- 5 What funds will be drawn upon to finance the  
Second Crossing?
- 6 How will this money be re-couped?

I hope that you will give these matters your  
personal attention.

Yours sincerely Peter Reynolds  
PRESIDENT

## MEETING PROTESTS AGAINST NEW VALUATIONS

The Association called a Public Meeting in the Meeting Room at Balmain Town Hall on 18 August at 7 30 pm.

Alderman Peter Crawford addressed the meeting and made the following points:

- 1 The Valuer General's Department is an independent authority which does not have to answer to Council for what it does.
- 2 The large increases in valuation do not necessarily mean a like increase in rates.
- 3 Rates almost certainly will rise above the general variation, in certain parts of the Municipality.
- 4 There is very little Council is able to do to prevent this happening. The inflexibility of the rating legislation stops Council from taking action to reduce the impact of dis-proportionate valuation increases.
- 5 Council derives no benefit from the valuation increases and levies rates only in accordance with revenue needs.
- 6 The Valuer General uses property sales statistics to decide the valuation. Market forces dictate valuations, therefore. The more appealing Balmain property becomes, the higher the valuations go.
- 7 Council cannot really do anything to alter or control market forces.
- 8 You can appeal and should exercise that right. The closing date appears on your valuation notice.

Finally, Alderman Crawford said that Council is ever mindful of residents' capacity to pay and will endeavour to strike a rate in 1983 which serves the dual objectives of meeting expenditure goals and minimising, as far as possible, the effect of the latest valuation.

Alderman Nick O'Neill sent his apologies and the Council was further represented by Alderman Geoff Stephens who helped keep the meeting to the point for which it was called.

After general discussion three motions were put:

- 1 That the meeting urges Leichhardt Council to review those situations where owners who pay no rates transfer their property to others with a view to levying rates for 5 years retrospectively from the date of transfer or sale.  
Carried.
- 2 Notwithstanding the present difficulties, this meeting urges Leichhardt Council to consider levying a total rate revenue which increases by less than the percentage permitted by the State Government.  
Carried.
- 3 That this meeting protests against the method used by the Valuer General in assessing the value of property in this area by making the valuation on multi-sales of the same property.  
Carried.

The meeting closed at 9 00 pm.

The Associations wishes to thank those who attended and in particular Aldermen Crawford and Stephens.

## EWENTON

WE WROTE TO LEICHHARDT COUNCIL TO STATE OUR POSITION REGARDING THE NEW DEVELOPMENT FOR THE DICKSON PRIMER SITE AS FOLLOWS:

The Town Clerk etc, 16 August 1982  
The Balmain Association takes this opportunity to congratulate the Waltons Bond organization for submitting an imaginative development for the above site.

We welcome the proposal to restore Ewenton to its former grandeur and its re-sale as a fine house with its own grounds.

The Association also welcomes the news that one-third of the site has been dedicated as public waterfront open space. Public access to Balmain's waterfront is a just and very necessary aspect of developmental control.

Although the benefits stated above are worthy aspects of the Waltons Bond scheme, the Association opposes the development application, as a whole, on the following grounds:

- 1 The application is within the density of 175 persons per hectare but is higher than the 150 persons per hectare desired and recommended by your Council.
- 2 Nine of the 81 dwellings are 3-storey apartments. These are one-storey higher than Council's desired height of dwellings.

Resolution of these objections would gain the Balmain Associations's support for the project.

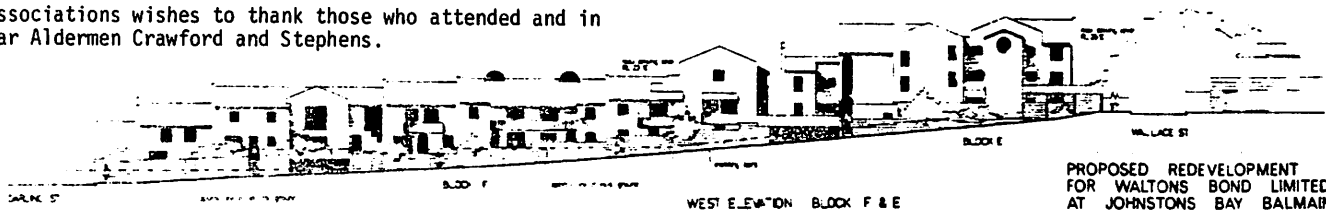
Although outside the scope of this development, we feel that the Council should make positive steps toward convincing the Maritime Services Board that its vehicular road on the north of the Dickson Primer site must provide access to the new waterfront park.

By the Board's moving its present gates on Darling Street back to the actual entry point of the depot, a worthwhile opening up of what is now weed-infested land would occur.

By minor changes of levels, this already surfaced roadway would not only give the public greater enjoyment of the new park but would also alleviate confluence of traffic associated with the Waltons Bond village, the bowling club, existing local traffic as well as cars coming to the park.

I trust that this letter will be put before Council at its meeting on 17 August 1982.

Yours sincerely  
*Pete Reynolds*  
PRESIDENT



## ANNUAL GENERAL MEETING

Members of the Association met at the Meeting Room in Balmain Town Hall at 9 00 pm on 18 August 1982.

A new Management Committee was elected consisting of P Reynolds (President and News Sheet Editor), R Norman (Vice-president), S Lynch (Secretary), L McDermott (Treasurer) and Committee Members, T Begbie, R Linklater, F Heathfield and P Ryan.

## THREE APPEALS FOR VOLUNTEERS

- 1 We have some good stone slabs to pave the area in front of the Watch House. The garden is coming along nicely and some paving would go well there. Strong, hearty bodies needed, 827 3560.
- 2 Who takes shorthand and types as well? We need help with correspondence, minutes etc - can you help? 827 3560.
- 3 We get many offers of oral history that we are not always able to fulfil. You need a tape-recorder, good memory and pleasant manner to help get a permanent record of the lives of old Balmainiacs. 827 3560.

THE BALMAIN ASSOCIATION IS FOR PEOPLE IN BALMAIN BIRCHGROVE ROZELLE

W

# Leichhardt Historical Journal

No 10  
1981

JOHN FRASER GRAY AND WATERVIEW HOUSE, BALMAIN  
 THE ANNANDALE POST OFFICE  
 BOOK REVIEWS



THE FIRST HOUSE IN BALMAIN  
WATERVIEW HOUSE

Annandale
Balmain
Glebe
Leichhardt
Lilyfield
Rozelle

The Leichhardt Historical Journal was founded in 1971 by Alan Roberts to bring the local history of the Leichhardt municipality to the people.  
Now published by the Annandale

Association, the Balmain Association, the Glebe Society and the Leichhardt Association, the Journal is edited by Peter Reynolds, Alan Roberts and Max Solling.

Some back issues are still available but Nos 1,2,3,4 and 8 are out of print. The Mitchell Library has all issues on file.

LHJ No 9 has articles on Leichhardt Public School; Kentville and the Annandale Bowling Club; Rev George Grimm (St Paul's Rozelle); William Bardsley (Forest Lodge Public School); Goat and Cockatoo, Two Islands off Balmain; and Book Reviews.

The 1981 issue, LHJ No 10, which is just off the press, has the definitive history of the first house in Balmain, Waterview House, as the lead article.

Peter Reynolds has interwoven the life and fortunes of the Gray family, the Stenhouse family and others who occupied the house into an interesting story which begins with the first development of Balmain itself.

The article is required reading, too, for anyone living in the area bounded by Cooper St, Darling St, Curtis Rd, Campbell Street and Mort Bay. Development maps and the history of some of the other Waterview houses are also included.

LHJ No 11 is now being prepared for publication. It will carry an article detailing the development of the Peacock Pt area from Darling St Wharf, Johnston St, Johnstons Bay and Darling Harbour.

The origins of the shape of the present-day blocks of land, street pattern and the waterfront park form the basis of the story. Many of the traditional waterfront industries have long gone and the article traces how they began and why they ceased to operate.

The dates of the houses are discussed and names and occupations of the people who built them are given - so if you live in that part of Balmain, watch out for this interesting history coming up soon.

This article on how the land progressed from the rocky scrub, found by the first owners, to the built environment of the present day is the first in a series of articles, each of which will take a known area of Balmain East, put it under the historian's microscope and dissect its secrets.

The Leichhardt Historical Journal is on sale now at the Watch House, 179 Darling Street, Balmain - \$3.50 per copy - on Sundays between 2 and 4 pm.

## PRESIDENT'S REPORT: 1981-1982

The year just passed has been the year of the "Second Crossing" and the Management Committee now retiring have taken the fight to the forces attacking our peace of mind.

The Association, as an executive member of the Combined Bridge Action Group, helped arrange the Long Nose Point Picnic, the Wentworth Dinner and the other many parts of the campaign.

Management Committee meetings were held monthly, with the exception of January, and business and correspondence has been attended to.

The News Sheet has made a regular appearance on your doorstep, with the exception of August - the AGM month.

One other printing job was important in the past year. A leaflet, "Pictures at the Watch House", explains the content of the framed prints, etc., at the Watch House. Many people have enjoyed coming to the Watch House to browse along the walls with the leaflet to tell them what they are looking at.

The Watch House is kept open by a sturdy bunch of volunteers who man their positions every Sunday between 2 and 4 pm. There is no charge for entry but visitors are asked for a 30 cents donation for which they receive a "Pictures at the Watch House" leaflet in return.

The guide map "Balmain Walks 1" came out last September and is a good seller at 50 cents. It includes 3 historic walks in Balmain East and Mort Bay.

We played hosts to two groups who visited Balmain - the Bushwalkers Club and the Sutherland Shire Historical Society. Both these and others that I have addressed express their dismay when shown the proposed destruction that the Second Crossing will cause.

If you think that it can't happen to you, remember, when you see the surveyors outside your door, that you read it here first.

There has been some work done on the Watch House - a new panel of fence will make the next Village Fair easier to flow out onto our corner park.

The Village Fair held last December was voted a resounding success by all connected with it - roll on the next one!

This coming year is the third for which I have nominated for President. Our constitution excludes me from standing for a fourth year. Indeed, I am applying for a year's leave in advance to allow me to get on with my real work - the microscopic analysis of the history of Balmain.

I must take this opportunity to thank the outgoing Management Committee for the many hours of work that they have put into keeping the Association running. I have a special thank you to all connected with the delivery of the News Sheet for without them, our lines of communication thin and the enemy strikes.

I also wish all members and friends every success in the coming year.

*Peter Reynolds* PRESIDENT

## Visit the Watch House

Admission to the Watch House on Sunday afternoons now costs 30 cents. This sum includes a printed 4-fold leaflet PICTURES AT THE WATCH HOUSE which describes the framed photographs and objects on display.

The Watch House is open to visitors on Sundays between 2 00 - 4 00 pm. All welcome.

## OBITUARY

The Association expresses its deepest sympathy to the family of Miss Doreen Wane who died last month.

Miss Wane, for many years, had been the Hon Secretary of the Ku-ring-gai Historical Society and a valued member of our Association.

Miss Wane was a descendant of Patrick Killeen, one of Balmain's originals. Killeen Street is named after him. The Wane family lived in Broadside Street (off Killeen Street) and a little of their history appeared in News Sheet 120.

On 18 August an old Balmain Association member, Gillian Loudon, died in Adelaide. Gillian and her family formerly lived in Wharf Road before moving to Adelaide.

The Balmain Association expresses its sincere sympathy to Gillian's husband and two small children and members of her family.

## MANAGEMENT COMMITTEE MEETING

2 AUGUST

T Begbie, G Chanter, F Heathfield, R Linklater, S Lynch, L McDermott, R Norman, P Ryan and P Reynolds met at the Watch House at 7 30 pm. Apologies received from M Dobson, E May and A Nield.

- 1 Letter from E M Deloitte re sub and family history.
- 2 B Feakes-Smith re thesis.
- 3 L J Constable re Balmain waterfront history.
- 4 R Kirby re purchase of Half a Thousand Acres.
- 5 Strathfield Dist Hist Soc inviting speaker.
- 6 K Hancock re sub paid by cheque
- 7 J P Davis and J J Edwards ditto.
- 8-14 Letters sent in answer to 1-7 above.
- 15 To Min for Roads in reply to his of 9 June.
- 16 Newcastle & Hunter Dist Hist Soc agreeing on visit 6 Nov.
- 17 Mrs D E Sim asking her to contact Nicholson St Public School if she can contribute to centenary (1983).
- 18 Sutherland Shire Hist Soc with thanks for donation.
- 19 P Young with apology for omitting name from sub list.
- 20 Leichhardt Council encl cheque for Meeting Room for AGM.
- 21 P Reynolds reported on CBAG activities.
- 22 Reported on visit on 17 July by Sutherland Shire Hist Soc.
- 23 Discussed new valuation increases on local property.
- 24 Resolved to call public meeting on valuation increase on night of AGM - 18 August.
- 25 Nominations received for next Management Committee.

## ANNUAL GENERAL MEETING

18 AUGUST

Members of the Balmain Association shown in the Attendance Register met in the Meeting Room at Balmain Town Hall at 9 00. Apologies received from T Begbie, E May, M Patterson, P Ryan.

- 1 Minutes of last AGM read and passed by meeting.
- 2 President's Report by P Reynolds as shown elsewhere in this News Sheet.
- 3 Treasurer's Report given by R Norman and will be printed in a future News Sheet.
- 4 Nominations for new Management Committee read and outgoing Committee stepped down.
- 5 K Campbell took the chair and declared those nominated elected. New Committee as noted elsewhere in News Sheet.
- 6 General discussion of increased property valuations; a member supplied figures of recent land sales.
- 7 P Reynolds reported on CBAG activities and that fund-raising/protest concert will be held in the Opera House, 7 Nov.

## MANAGEMENT COMMITTEE MEETING

6 SEPTEMBER

T Begbie, G Chanter, F Heathfield, D & R Linklater, S Lynch, L McDermott, P Ryan and P Reynolds met at 7 30 pm. Apologies received from M Dobson, E May, A Nield and R Norman.

- 1 Letter from E May apologising for missing last meeting and Annual General Meeting.
- 2 Lane Cove Council Library asking to be put on mailing list.
- 3 Central Mapping authority re Map Week - 26 Sept to 3 Oct.
- 4 Newcastle and Hunter Dist Hist Soc re visit 6 Nov.
- 5 Garden Club of Aust re Open Day in Paddington 11 Sept.
- 6 National Trust re Heritage Week 10-17 April 1983.
- 7 Dr P D Lark re Lemm family history.
- 8 Local and Community Publishing re LMC 1982 Year Book.
- 9 G Etherington re John Cavill's family history.
- 10 L R Bradshaw re history of T Taylor, New Unity Hall Hotel.
- 11 S Balmain Griffin, Texas, ordering US\$130 worth of our publications.
- 12 S Meats re re-development of Storey and Keers in Louisa Rd.
- 13 Strathfield Dist Hist Soc in reply to ours of 31 July.
- 14 P Ryan apologising for missing AGM.
- 15 Min for Roads acknowledging ours of 31 July.
- 16 To Leichhardt Council objecting to Waltons Bond development.
- 17 General business: New sepia print of Waterview Bay acquired.
- 18 Blow-up of Peacock Point as seen from Observatory in c1870 on temporary loan.
- 19 Information received from Miss E Deloitte and donation of "Opening of Birchgrove Tennis Club": 1904 news clipping.
- 20 P Reynolds reported on Soc of Aust Genealogists Golden Jubilee celebrated at Richmond Villa on 29 August. Also that pre-1900 Births, Deaths and Marriages records are now on open access.



## WATCH THESE DATES

123



### 1982 MEETINGS DIARY \*\*\*\*\*

To simplify arrangements for Management Meetings, General Meetings and History Meetings one meeting combining all these functions will be held on the first Monday of each month - public holidays excluded.



Tuesday 5 October  
Monday 1 November  
Monday 6 December

Remember, first Monday in each month at the Watch House at 7 30 pm - ALL WELCOME.

## OPERA HOUSE CONCERT HALL OPERA HOUSE CONCERT HALL

SUNDAY 7 NOVEMBER 8 00 PM TO 11 00 PM

HELP RAISE FUNDS FOR BRIDGE ACTION GROUP

## NEW MEMBERS

We welcome T Begbie, B Dyke, L McDonald, J Pagan and J and M Roper as new members of the Association.

## JOIN the balmain association

meaning RALMAIN BIRCHGROVE ROZELLE

OUR AIMS ARE TO:

- \* improve the living working and recreational amenity of our area
- \* maintain all features having natural architectural and/or historical value
- \* compile and record the history of the area/keep a permanent collection of items of historical interest
- \* seek the co-operation of everyone concerned in the realization of the above

For further information please contact:

PETER REYNOLDS

827 3560



the balmain association

## AMENDED SUBSCRIPTION RATES

MEMBERSHIP FORM

(OPEN/RENEW)

PO BOX 57 BALMAIN 2041

NAME: .....

ADDRESS: .....

TELEPHONE: ..... (HOME) ..... (WORK)

ANNUAL SUBSCRIPTION (including News Sheet delivery in Balmain Birchgrove Rozelle)

|                      |         |
|----------------------|---------|
| Single               | \$ 4.00 |
| Family or Household  | \$ 6.00 |
| Pensioner or Student | \$ 1.00 |
| Organization         | \$12.00 |

Add \$3.00 to above rates to have News Sheet posted. Cheques made payable to "The Balmain Association" 18-9-82