

## Heritage Citation



### 253 Boundary Street, West End

#### Key details

<b>Addresses</b>	At 253 Boundary Street, West End, Queensland 4101
<b>Type of place</b>	House
<b>Period</b>	Federation 1890-1914
<b>Style</b>	Bungalow
<b>Lot plan</b>	L198_RP11166; L199_RP11166
<b>Key dates</b>	Local Heritage Place Since — 1 July 2002 Date of Citation — December 2000
<b>Construction</b>	Roof: Corrugated iron; Walls: Timber

This Bungalow style residence is a fine example of a large, middle class house constructed in an area that was predominantly made up of smaller workers' dwellings, a residential pattern distinctive of the Highgate Hill area. It was constructed circa 1893 for Robert Congelton, a book seller, stationer and confectioner, and there is evidence to suggest he may at one time have operated his confectionery business from the premises. Congelton remained at the property until his death in 1929.

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## History

Surrounded by a sea of tiny workers' dwellings, some on allotments as small as 10 perches, this residence is distinctive for its relative size. This property was included in the five acre original Deed of Grant issued to John Davidson in 1856. Much of the land was later subdivided by William J Costin during the mid-1860s. Thomas Paige acquired subdivisions 189 to 200 in June 1876, passing it on to labourer Owen Gormley in 1879. Gormley transferred it to his wife Susan and title was issued in her maiden name of McEweety, though that was later amended. Subdivision 200 was sold to Enos Hinchcliffe in 1880, and subdivision 199 to Charles Reilly in 1884.

Upon Reilly's death in 1887 the Curator of Intestate Estates managed subdivision 199, selling it to local resident Peter Stenson in 1889. Stenson on-sold the property in 1891 and it was sold in 1892 to Robert Congleton.

Congleton was a bookseller, stationer and confectioner in Melbourne Street, South Brisbane. Congleton arranged the purchase of the adjacent corner allotment, subdivision 198 from Susan Gormley in 1893.

It is likely this house was built almost immediately, as Congleton is listed at the Boundary Street address in 1893. It appears at the time of the move, Congleton shed himself of the book selling and stationery business, as he is afterwards only recorded as a confectioner. In this period of time confectionery could apply to small pastries as well as lollies. There is some indication that the confectionery business may have been conducted from the Boundary Street address. The erection of such a large property during a period of severe economic depression is likely indication of Congleton's business acumen.

Congleton remained at 253 Boundary Street until his death in 1929. It then passed to the Snell family and subsequently changed hands a number of times until purchased by The Ethnic Communities Council of Queensland Limited in 1991.

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## Description

This 1890s residence on Boundary Street has a very large hipped corrugated iron roof that encompasses both the single skin walls and the surrounding verandah. A steeply pitched gable roof is located above the Boundary Street entry. This has a small rounded finial located a short way back along the ridge and carved barge boards which change to a lesser angle at their base. A tall brick chimney rises from a point half way up the roof to the left of the entry, to a level near ridge height. The verandah has single regularly spaced posts except at the entry,

which incorporates a second set of posts topped with carved brackets. An extensive dowel supported timber-railling runs between the posts around the perimeter of the house. The single skin wall has exposed framing and is punctuated by many full height openings. Full height timber battening to match the falling ground level is located between the stumps. A wide timber stair rises to the verandah in front of the entry. The picket fence facing Boundary Street is a replacement probably dating to the 1920s. Originally a picket fence faced Granville Street.

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## Statement of significance

### Relevant assessment criteria

This is a place of local heritage significance and meets one or more of the local heritage criteria under the Heritage planning scheme policy of the *Brisbane City Plan 2014*. It is significant because:

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#### Historical

##### CRITERION A

The place is important in demonstrating the evolution or pattern of the city's or local area's history

as a late nineteenth century middle class residence in an area dominated by worker's dwellings, a feature of the residential pattern that developed in Highgate Hill.

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#### Representative

##### CRITERION D

The place is important in demonstrating the principal characteristics of a particular class or classes of cultural places

As a good example of a large, nineteenth century middle class Bungalow style dwelling: low-set and incorporating a steeply pitched hipped roof extending over the verandah.

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**Note:** This citation has been prepared on the basis of evidence available at the time including an external examination of the building. The statement of significance is a summary of the most culturally important aspects of the property based on the available evidence, and may be re-assessed if further information becomes available. The purpose of this citation is to provide an informed evaluation for heritage registration and information. This does not negate the necessity for a thorough conservation study by a qualified practitioner, before any action is taken which may affect its heritage significance.

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