

## Heritage Citation



### 178 Vulture Street, South Brisbane

#### Key details

<b>Addresses</b>	At 178 Vulture Street, South Brisbane, Queensland 4101
<b>Type of place</b>	House
<b>Period</b>	Victorian 1860-1890
<b>Style</b>	Queenslander
<b>Lot plan</b>	L2_RP1406
<b>Key dates</b>	Local Heritage Place Since — 30 October 2000 Date of Citation — January 2011
<b>Construction</b>	Roof: Corrugated iron; Walls: Timber

**People/associations** Alfred Urry (Builder)

**Criterion for listing** (A) Historical; (A) Historical; (B) Rarity

This is one of two identical workers' cottages constructed adjacent to each other in 1889 as a speculative investment by South Brisbane builder Alfred Urry. They were built at a time when there was much interest in speculative property investment in South Brisbane, and both remained almost continually in use as rental accommodation since completion. They are significant as remnants of working class housing constructed in South Brisbane in the 1880s.

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## History

In 1885 Alfred Urry, a South Brisbane builder, purchased one rood, ten and a half perches on a ridge fronting Vulture Street. He subdivided the land and in 1889 built two identical timber workers cottages on the easternmost blocks.<sup>(1)</sup> In 1892 he built an attached house containing three separate dwelling units beside these and also a store on the eastern corner. Because Urry subdivided the land before the enactment of the Undue Subdivision of Land Prevention Bill of 1885, he was allowed to build on allotments smaller than 16 perches.

Urry was following a trend of speculative investment in South Brisbane that burgeoned in the boom years of the 1880s. He let out the row of dwellings to a variety of tenants, most of whom were transient, staying for no longer than twelve months before moving on. The residents were predominantly manual workers. Many were labourers, painters, carpenters and maritime workers, however there was also a minority of white collar workers, mainly salesmen and insurance agents.

At the time that these houses were constructed Urry lived close by in Tribune Street and it is likely that he built them himself. Urry died in June 1903 and the trustees of his property commissioned the Queen Street auctioneer G.H. Blocksidge to sell the estate. On Saturday 4 June 1904 the houses were opened for inspection and George Randall, a wealthy entrepreneur of South Brisbane purchased the four subdivisions containing the two detached houses, three attached dwellings and shop for £675. An estate map advertising the properties prior to their sale shows that each detached house contained seven rooms and the attached terrace house comprised two dwellings of three and one dwelling of four rooms.

The nature of residents after Randall bought the dwellings followed the same pattern as before. Randall retained his rental investment for 65 years until 1969 when the property was sold. No. 176 remains in use as a rental property, while 178 appears to be currently owner occupied.

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## Description

These timber and corrugated iron workers cottages front Vulture Street and feature verandahs and gable roofs

running parallel to the street. The verandahs have separate roofs.

At the rear the cottages have two storeys with the lower level being set below Vulture Street. The two houses mirror one another at the rear with a verandah set below the main roof at one side on the upper level and stairs to the ground and a lean-to shed also to one side on the lower level. A brick chimney rises to one side of each dwelling.

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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 the cottages reflect the trend of speculative interest in rental investment that burgeoned in South Brisbane in the 1880s.

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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 surviving working class dwellings constructed in South Brisbane in the late 1880s.

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#### Rarity

##### CRITERION B

The place demonstrates rare, uncommon or endangered aspects of the city's or local area's cultural heritage

as part of an uncommon group of timber buildings intended as rental accommodation comprising these two detached houses at 176 and 178 Vulture Street, the terrace house at 180 Vulture Street, and the Shop at 186

## References

1. Titles Office Records
  2. Post Office Directories.
  3. JOL Estate Map collection
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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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