

Heritage Citation



Hutton's Factory Workers Cottage

Key details

Addresses At 446 Zillmere Road, Zillmere, Queensland 4034

Type of place Cottage, House

Period Federation 1890-1914

Style Queenslander

Lot plan L54_RP26242

Key dates Local Heritage Place Since — 1 July 2003
Date of Citation — May 2011

Construction Roof: Corrugated iron;
Walls: Timber

People/associations J. C. Hutton (Occupant);
J.C. Hutton's Ham and Bacon factory (Association)

Criterion for listing (A) Historical; (B) Rarity; (H) Historical association

This cottage was likely built by J.C. Hutton's Ham and Bacon Factory as accommodation for staff. Hutton's built several houses for general staff in Zillmere Road as well as houses for its management personnel in nearby Weston Street. This house is thought to be one of only two remaining such houses in Zillmere road.

History

In 1880, James Caruthers Hutton, the proprietor of the Hutton's Bacon Curing Company of Victoria, purchased a pineapple farm at Zillmere Hill, situated between Zillmere Road and Cabbage Tree Creek in Zillmere. He began construction of a bacon and ham processing factory and operations began at the new factory on 3 June 1880. The company produced the well-known "Pineapple" brand of ham products.

This factory remained the largest single employer in the district until its closure in 1965. During the 1890s Depression and again during the Great Depression (1929-39), Huttons provided the only source of employment for many of the struggling farmers in the district. The factory also became a district store where the local residents were able to buy meat and milk. Because so many local residents worked at the factory, Huttons became an integral part of the Zillmere community, even organising such social events such as picnics, fancy dress parties and cricket matches. Huttons had a number of worker's cottages built for its general staff along Zillmere Road and near the Zillmere Station, while homes for managerial staff were constructed in Weston Street on a hill overlooking the factory.

Huttons was a major Queensland small goods company with an 85-year connection to the Zillmere District. Yet little remains of Hutton's links to Zillmere. At the former Hutton's Ham and Bacon Factory site, only a fig tree planted circa 1891 remains. Along Zillmere Road, all but two of the ten worker's cottages built for Hutton's general staff have been demolished.

The subdivision on which this house stands was purchased by Hutton's in 1893 and the house itself was presumably built soon afterwards. Hutton's sold the property in 1950.

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:

Historical

CRITERION A

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

as it is evidence of the profound effect the Hutton's factory had on the local community especially in earlier decades of Zillmere's development; this effect stretching to the addition of houses to local streets for some employees.

Rarity

CRITERION B

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

as one of only two surviving workers' cottages constructed on Zillmere Road for the general J.C. Hutton's Bacon and Ham Factory.

Historical association

CRITERION H

The place has a special association with the life or work of a particular person, group or organization of importance in the city's or local area's history

for its association with J.C. Hutton's Ham and Bacon Factory, which dominated the economy of the Zillmere district from 1880 to 1965.

References

1. Brisbane City Council, *Properties on the Web*, website, post-1946 building cards
2. Brisbane City Council, 1946 aerial photographs.
3. Brisbane City Council's Central Library, local history sheets
4. Department of Natural Resources, Queensland Certificates of title and other records.
5. John Oxley Library, Brisbane Suburbs – Estate Maps
6. *Queensland Post Office Directories*, 1868-1949

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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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