

Heritage Citation

Mayford

Key details

Addresses	At 56 Jutland Street, Oxley, Queensland 4076
Type of place	House
Period	Federation 1890-1914
Style	Queenslander
Lot plan	L1_RP85009
Key dates	Local Heritage Place Since — 17 May 2013 Date of Citation — November 2012
Criterion for listing	(A) Historical; (B) Rarity; (E) Aesthetic

'Mayford' was built in 1899 for William Freeman, son of Oxley pioneer George Freeman. The parcel of land was given to William Freeman by his father as a wedding gift. The timber house is a rare surviving nineteenth-century residence in the Oxley area, the large allotment on which the house stands is a reflection of the rural nature of Oxley in this period. The Freeman family owned and resided in the house until 1982.

History

The area from Chelmer to Oxley was known as "Boyland's Pocket" in the 1850s, Captain Boyland having leased the area in 1851. In 1860 the new Queensland Government opened up the district for selection, at a price of 1 pound per acre, resulting in the establishment of a number of farms ranging anywhere between 25 and 70 acres in size. Attempts were made by pioneer selectors during the 1860s and 1870s to produce maize, potatoes, bananas, cotton, sugar cane, and arrowroot.

By the late nineteenth century Oxley had two main areas of development. The first was along Ipswich Road where the hotel had been established. Businesses such as a store, a butcher and a blacksmith shop were

established as the population slowly increased and the need for services arose. In 1864 a non-denominational church was built near the corner of Bannerman and Ipswich Roads and the first Oxley school was built in 1873 with 32 enrolments when opened. This area became known as Oxley Central. The second area of development in Oxley was beside the railway station.

In 1865 George Freeman, an English immigrant from Cambridgeshire, purchased a nine acre and two rood parcel of land in Oxley on which he established a dairy farm and raised four children with his wife Sarah.

In September 1899 George's son, William Freeman, married Tryphena May Ford. A three acre parcel of land was subdivided from the original Freeman farm and transferred to William Freeman at this time. According to local historian, Lona Grantham, this was given to William Freeman as a wedding present from George Freeman. The house was built by Sherwood building contractors Dunlop and Hedges at a cost of £365/13/6. In 1900 William was first listed in the *Post Office Directories* as residing at Oxley, this corresponds with the 1899 and 1900 *Electoral Rolls* that first record William residing in a separate dwelling from the original Freeman home at this time.

Unlike his father, William Freeman did not carry on dairy farming. Instead he worked as a clerk for the Railway Commissioner's Office. The name of the house seems to have been derived from William's wife's middle name, 'May' and her maiden name 'Ford'. In 1911 William died and his property passed onto his wife Tryphena. In 1956, after Tryphena's death, the house was transferred to the two daughters Elfrida Alice May Freeman and Edna Rose Freeman who resided in the house together. Edna died in 1978 and Elfrida Alice May, known as May, in 1982, each daughter remaining in the house until their passing.

Jutland Street was called "Freeman's Lane" until 1954. Although some of the land on which 'Mayford' was built was subdivided and sold in the 1950s, the area of land on which the residence currently sits is large in terms of suburban blocks. This is important as it contributes to the setting of the residence and assists in the understanding of the local area's history. 'Mayford' is important in Oxley as a rare intact timber nineteenth-century residence.

An additional old cottage was added to the rear of the original cottage in the early twenty-first century. Although complementary, this building is not part of the original fabric and not of heritage significance.

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 a nineteenth-century timber residence built for William Freeman, early Oxley resident, 'Mayford' is important in

demonstrating the predominant rural nature of the area in this period.

Rarity

CRITERION B

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

Mayford' is a rare nineteenth-century timber residence built for early Oxley resident, William Freeman, situated on a large parcel of land that contributes to the historic understanding of the area.

Aesthetic

CRITERION E

The place is important because of its aesthetic significance

as a rare nineteenth-century timber residence in Oxley that has retained its large allotment size and original front drive it is important in the Oxley area as it contributes to the historic landscape.

References

1. Fones, Ralph, *Oxley! A Mind of its Own*, Oxley-Chelmer History Group, 2006
2. Grantham, Lona, *Heritage Tour: An Historical Tour of Oxley*, Oxley-Chelmer Historical Group, 2003
3. Judy Gale Rechner, *Brisbane House Styles 1880 to 1940: a guide to the affordable house*, Brisbane: Brisbane History Group Studies No. 2, 1998
4. Historic Titles, Department of Environment and Resource Management
5. Hertz, Michael Submission re Proposed inclusion of Residence 'Mayford' 56 Jutland Street ... in City Plan Heritage Register. 15 Feb 2012
6. Queensland Post Office Directories
7. *UBD Refidex Street Directory* 1924, 1944-45, 1990
8. *Metropolitan Water and Sewerage Survey Maps*
9. Queensland Electoral Rolls

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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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