

Municipal Inventory Information

LOCATION

LGA Reference Number	78/4
Name of Place	Brewery House
Other Names (1)	Cummins House
Other Name (2)	Brewery Site
Location/Address	
Street Number	12
Street Name	Pollock Avenue
Suburb/Town	Merredin Townsite
Other Locational descriptor (text)	Opposite the end of Throssell Road, on the east side of the street.
Local Government Authority	Merredin
Map References	
Map Name	Merredin Townsite
Map Scale	1:2,000
Northing	6515505 m N
Easting	622250 m E

OWNERSHIP & LAND DESCRIPTION

<i>Owner</i>	<i>Address</i>	<i>Phone/fax</i>	<i>Status</i>	<i>Item No.</i>
Brian & Barbara Read	P.O Box 373 Merredin			
Land Description (use fields below):				
<i>Reserve No.</i>	<i>Lot/Location No.</i>	<i>Plan/Diagram</i>	<i>Vol/Folio</i>	<i>Item No.</i>
25080	1353			

DESCRIPTION

Construction Date (1)	1928
Site Type	House
Use(s) of Place (use fields below):	
<i>Original</i>	House
<i>Present</i>	House
Associated Persons (1)	Original Owner James Cummins
Construction Materials	
<i>Walls</i>	Brick, painted
<i>Roof</i>	Corrugated iron, hipped, with gable extensions
<i>Other</i>	Windows timber double hung
Modifications	Although interior not inspected, there appears to be very few alterations
Condition	Good
Integrity	
The original fabric is intact giving the house and out-buildings a high integrity.	
Description	
<p>The house and two out-buildings occur in a part of the town which is now sparsely developed but once contained a brewery. (The brewery produced Kalgoorlie Bitter and Oatmeal Stout as well as its own Merredin Bitter and Westland Lager). The house is approximately square in plan, with a verandah all around. The verandah has a rendered brick wall, with coping, about one metre in height. The verandah has a battened plaster ceiling. The hipped roof has gable extensions over doorways at different heights - two to the front (north facing) and one to the street (west facing). Gable pediments are faced with patterned pressed metal. The brick work of the house is painted but remains unpainted on the two outbuildings - a store and garage. The garage is located on the Pollock Avenue street alignment and has a gable roof and pressed metal pediment to match the house.</p>	

SIGNIFICANCE

Historic theme (s)	People - Cummins
Statement of Significance	
The building group is of historical significance, with a construction date in the later 1920s, a boom period in development of the town.	
Recommendation/Conservation Strategy	Recognise and protect through Town Planning Scheme. Photographically document prior to any modifications.

OTHER

Listing and Assessment:	
<i>Assessor (s) Name</i>	<i>Assessor (s) Address/Phone</i>
Max Hipkins	WHELANS, 133 Scarborough Beach Rd, Mt Hawthorn, WA, 6016 Tel: (09) 443 1511
Film/Neg. No., date	2/0-5 18/12/1995
State Register of Heritage Place	No
Classified by the National Trust	Yes, 02/03/1982
Register of the National Estate	No
Local Town Planning Scheme	Yes, 16/09/1983