

# SA Heritage Register

Place Nomination form

## South Australian HERITAGE COUNCIL

A place is eligible for entry in the Heritage Register if it meets one or more of the criteria in Section 16(1) of the *Heritage Places Act 1993* (Act). Using the table below, please explain why you believe the place should or should not be entered into the Register, using the said criteria. The South Australian Heritage Council invites your submission regarding the entry of this place. For help in making a submission, please refer to the Guidelines for Interpreting State Heritage Criteria (**Attachment E**) and also available online: [Guidelines-for-Interpreting-State-Heritage-Criteria-2024.pdf](#)

### How to help your nomination be successful:

- Fill out this form with as much information as possible.
- Expand answer fields as required and append information to the form.
- Include images, maps, diagrams, plans and photos where possible.

### For assistance, contact:

- Your local historical society or heritage adviser.
- Heritage SA - Assessment Officer on **8372 7521**

### Please note:

- Places which have been previously nominated during the past three years will not be reconsidered by the South Australian Heritage Council, unless you can provide significant **new** information.

## A. Nominated Place

1. Name	
Name of place:	Former Roller Flour Mill (2 Sturt Street)
Former name/s:	<ul style="list-style-type: none"><li>• Mount Gambier Flour Mill / T.H. Williams Flour Mill</li><li>• SE Land</li><li>• Mitre 10</li></ul>
Is the place already on another heritage list?	Yes – Local Heritage Place (City of Mount Gambier), Heritage No. 13803 (extent includes external pink dolomite and limestone walls)

2. Location					
Street Address:	2 Sturt Street				
	Suburb / Town: Mount Gambier			Post Code: 5290	
LGA (Council Name):	City of Mount Gambier				
Land Description (if known):	Title Type:	Volume No:	Folio No:	Plan Type:	Plan No:
		5135	695		D37097

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	Certificate of title		Deposited Plan	
	Allotment Type: Allotment	Allotment No:10	Hundred Name: Unknown	
GPS Coordinates (if known):	Longitude / Easting / X 140.7799		Latitude / Northing / Y -37.8306	

### 3. Ownership

Name of Owner/s:	[REDACTED]
Contact person (explain relationship to property if not owner):	[REDACTED]
Postal Address:	[REDACTED]
	Suburb / Town: [REDACTED] Post Code: [REDACTED]
Phone Number:	[REDACTED]
Ownership History:	Unknown

### 4. Nominator (Your details)

Your Name/s:	[REDACTED]
Organisation / Position:	[REDACTED]
Phone No:	[REDACTED]
Postal Address:	[REDACTED]
	Suburb / Town: [REDACTED] Post Code: [REDACTED]
Email Address:	[REDACTED]

## B. Description

### 5. Description of nominated place

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Description of the nominated place and its current condition:	<p>The place comprises the remaining external structural fabric of the former 19th century Roller Flour Mill, prominently located at the corner of Sturt Street and Bay Road in Mount Gambier.</p> <p>The surviving elements include substantial external walls constructed from locally sourced <b>pink dolomite and Mount Gambier limestone</b>, representing a rare combination of regional building materials and industrial construction techniques.</p> <p>The structure is currently in a deteriorated condition but retains clear physical evidence of its original scale, industrial function, and material integrity. The surviving walls form the principal heritage fabric and are highly visible within the urban streetscape.</p>
Are you aware of any modifications or additions to the place and can you provide dates for these changes?	The internal structure has been largely removed or altered over time, with only the external wall fabric remaining as the key heritage element.
Do you believe there may be historical items under the ground, and do you think an archaeological investigation should be considered?	Yes — the site likely contains subsurface remains associated with 19th century milling operations, including foundations, machinery bases, and industrial artefacts.
Date you inspected the place:	15 February 2026
Have you had any contact with the Owner?	No, not direct. I made a submission to Plan SA on 20 Jan 2026 to oppose the demolition of the heritage fabric.
Current use of the place:	Vacant / redevelopment site (subject to approved development application)
Original or former use/s of the place:	<ul style="list-style-type: none"><li>• Industrial flour milling facility (late 19th century)</li><li>• SE Land and</li><li>• Mitre 10 Hardware Store</li></ul>
Are there any current or long-term threats to the nominated place?	The place is currently under <b>immediate threat of demolition</b> following a development approval, placing the remaining heritage fabric at risk of total loss. Demolition approval has been granted, making the loss of the place imminent.

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Name of Builder:	Associated with T.H. Williams (builder/operator of multiple mills in Mount Gambier)  Proposed builder for new construction work - Mossop Construction
Any other information:	None

## C. History

6. Origins and history	
Years of Construction:	Start: 1882                      Finish: 1885
Name of Designer / Architect:	Unkown
History of the nominated place:	<p>The former Roller Flour Mill at 2 Sturt Street forms part of a broader network of milling enterprises established in Mount Gambier during the late 19th century by <b>T.H. Williams</b>, a key industrial figure in the region.</p> <p>Williams was responsible for multiple milling operations, including the <b>Commercial Mill (Percy Street)</b>—now State Heritage listed—and other associated industrial facilities.</p> <p>The Sturt Street mill represents a later phase in this industrial expansion and reflects the evolution of flour milling technology and regional agricultural processing.</p> <p>The mill played a significant role in supporting the surrounding agricultural economy, particularly grain production, by providing local processing capacity at a time when regional industrial infrastructure was critical to settlement and economic development.</p> <p>The use of locally sourced <b>pink dolomite</b>—a distinctive and uncommon building material—combined with Mount Gambier limestone, further reinforces the site's connection to regional geology and construction practices.</p>
Historical sources used to support your nomination (please attach copies of pages from publications or newspaper articles as appropriate):	<ul style="list-style-type: none"><li>• Border Watch archival material</li><li>• Local historical records (Les Hill Library)</li><li>• Previous heritage assessments</li><li>• Documentation relating to T.H. Williams</li><li>• Mt Gambier History Group</li></ul>

## D. Heritage Significance

### 7. Statement of State significance - Why is this place important to the State of South Australia?

This place is of State Heritage significance because it demonstrates the development of industrial-scale flour milling in regional South Australia during the late 19th century and its direct connection to agricultural expansion in the Limestone Coast.

It forms part of a broader network of milling enterprises established by T.H. Williams, linking it to an important industrial figure whose work contributed to the economic development of the region.

The surviving fabric, constructed from locally sourced pink dolomite and limestone, represents a rare and regionally distinctive example of industrial construction and retains the capacity to yield further information about historical milling practices and construction techniques.

The place is under immediate threat of demolition, making the timely recognition of its State-level heritage values critical to its conservation.

### 8. Significance criteria

The South Australian *Heritage Places Act 1993* lists seven criteria by which a place is assessed. Please tick the criteria you feel the place demonstrates and explain your reasons.

a  It demonstrates important aspects of the evolution or pattern of the State's history.

Criterion (a)

*Important aspects of the evolution or pattern of the State's history*

The former Roller Flour Mill at 2 Sturt Street demonstrates an important phase in the development of regional industrial processing in South Australia during the late nineteenth century. It reflects the expansion of flour milling infrastructure that supported agricultural production across the Limestone Coast, a key grain-producing region.

The place forms part of a broader pattern of decentralised industrialisation, where regional centres developed their own processing capabilities to service surrounding agricultural districts.

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	<p>This shift was fundamental to the economic development of South Australia beyond Adelaide.</p> <p>As one of several mills established by T.H. Williams in Mount Gambier, the place contributes to an identifiable network of industrial sites that collectively illustrate the evolution of flour milling and its role in the State's rural economy.</p>
<p>b <input type="checkbox"/> It has rare, uncommon or endangered qualities that are of cultural significance.</p>	<p>Criterion (b)</p> <p><i>Rare, uncommon or endangered qualities that are of cultural significance</i></p> <p>The place demonstrates rare and uncommon qualities through the survival of its external wall fabric constructed from locally sourced pink dolomite in combination with Mount Gambier limestone. The use of pink dolomite as a primary structural and visual material is highly distinctive within South Australia and is not widely represented in industrial buildings of this type.</p> <p>The survival of substantial portions of the external masonry walls, despite the loss of internal structures, represents an increasingly uncommon example of nineteenth-century industrial construction in a regional context.</p> <p>Given the widespread loss or alteration of similar industrial buildings, the remaining fabric at 2 Sturt Street is considered to possess endangered characteristics that are important in understanding regional construction practices and material use.</p> <p>The use of pink dolomite in this context is regionally distinctive to Mount Gambier and is not widely represented in comparable State heritage-listed industrial places.</p>
<p><input type="checkbox"/> It may yield information that will contribute to an understanding of the State's history, including its natural history.</p>	
<p><input type="checkbox"/> It is an outstanding representative of a particular class of places of cultural significance.</p>	

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<input type="checkbox"/>	It demonstrates a high degree of creative, aesthetic or technical accomplishment or is an outstanding representative of particular construction techniques or design characteristics.	
<input type="checkbox"/>	It has strong cultural or spiritual associations for the community or a group within it.	
g	It has a special association with the life or work of a person or organisation or an event of historical importance.	<p>Criterion (g)</p> <p><i>Special association with the life or work of a person of historical importance</i></p> <p>The place has a special association with T.H. Williams, a significant industrial figure in Mount Gambier who played a key role in the development of flour milling and associated agricultural processing in the region during the late nineteenth century.</p> <p>Williams was responsible for establishing multiple milling operations, including the Commercial Mill in Percy Street, which is already recognised as a State Heritage Place. The former Roller Flour Mill at 2 Sturt Street forms part of this broader body of work and contributes to understanding the scale and impact of his industrial enterprise.</p> <p>The place therefore provides important physical evidence of Williams' contribution to regional industry and the economic development of South Australia.</p> <p>The place gains additional significance when considered alongside the State-listed Commercial Mill, forming part of a demonstrable body of work attributable to T.H. Williams.</p>

## E. Additional Information

### 9. Images, maps, diagrams, plans and photos

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A full range of images, maps, diagrams, plans and photos will help your nomination.

Please provide:

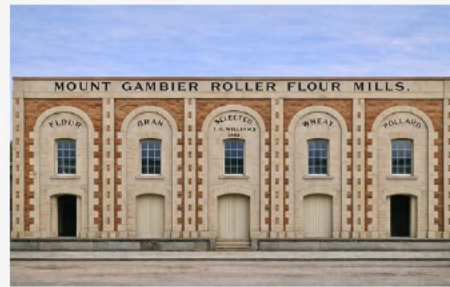
- a clear outline of the place being nominated within a map or plan
- high quality images of the place
- a list and description of the images being provided (including file name, subject, date created, author and copyright holder (if known))

Paste images here

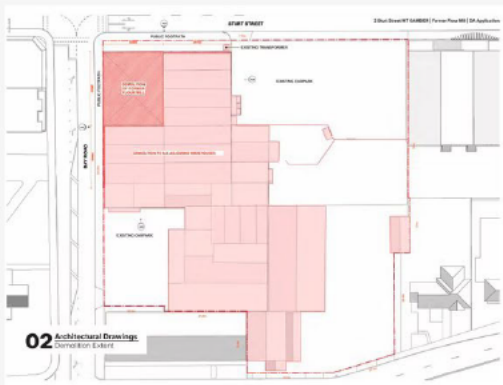
Artist impression of the original Bay Road facade  
generated by [REDACTED]



Artist impression of the original Sturt Street facade  
generated by [REDACTED]



Plan of Sturt Street 2 borrowed from Planning  
Report prepared by [REDACTED]



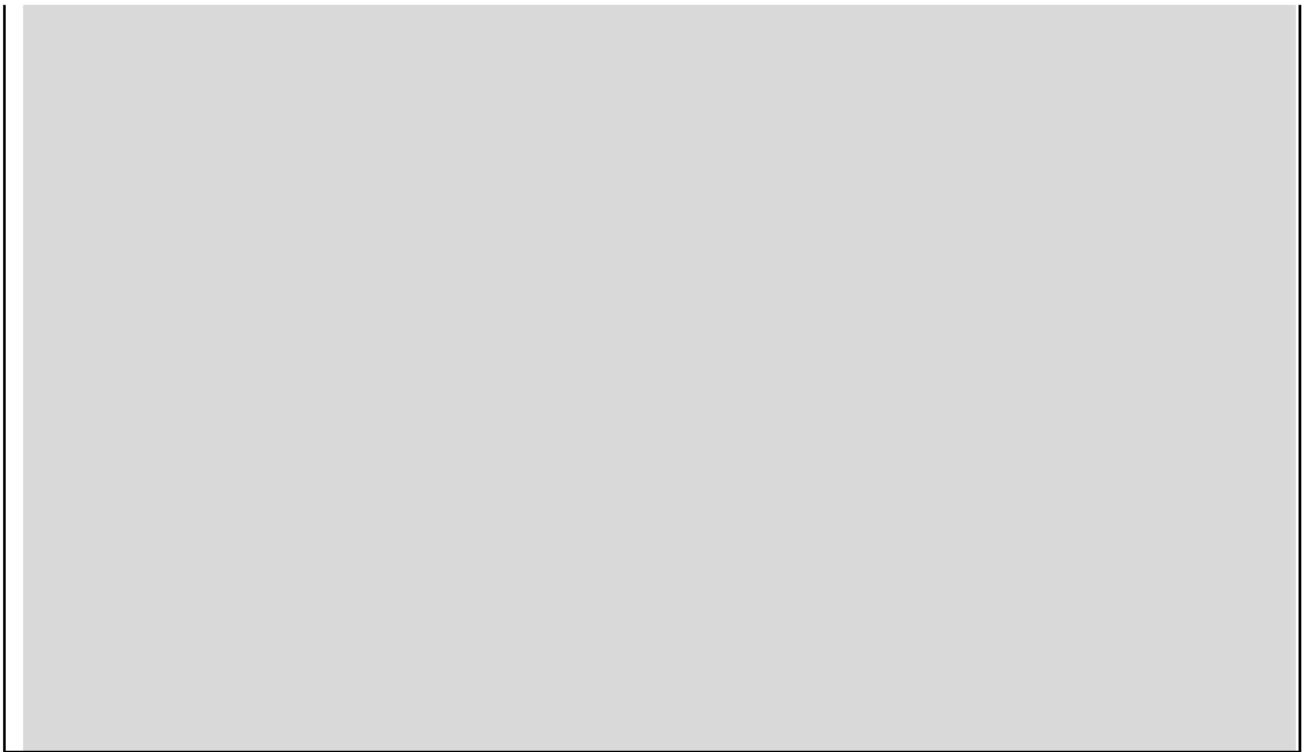
Current image of building image [REDACTED]  
[REDACTED] Jan 2026



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The South Australian Heritage Council is committed to transparency in relation to the listing process and wishes to enhance public confidence in the nomination, listing and decision-making process. The Council's policy is to make nominations for State heritage listing and submissions on provisional entries publicly available via webpage or to interested parties. The Council will adhere to the Privacy Principles and your name and personal details will not be released, unless authorised or required under the privacy principles.

**I do not** want my personal details to be released when this nomination / submission is published on the Department for Environment and Water's webpage, noting the above requirements.

I,  nominate the following place for listing on the South Australian Heritage Register.

The information I have provided is correct to my knowledge.

Signature:



Date: 27 March 2026

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## Nomination Form Checklist

### Please check that your nomination includes:

- X  a clear indication of the place's location and significant elements within it, by marking points and boundary lines on a map;
- x  a history of the place explaining important aspects relevant to the nomination (which help supports arguments of cultural significance);
- x  a clear description of the nominated place;
- x  a Statement of Heritage Significance, explaining why the associated State Heritage Place is important to the State of South Australia;
- x  photograph/s of the object;
- x  Have you discussed your nomination with a heritage assessment officer before submitting?

Please forward your nomination form to the

**Board and Policy Officer, South Australian Heritage Council**

Via email: [DEWHeritage@sa.gov.au](mailto:DEWHeritage@sa.gov.au)

Or via post: **GPO Box 1047, Adelaide SA 5001**

## ADDENDUM TO NOMINATION

The former Mount Gambier Flour Mill at 2 Sturt Street Mount Gambier is in imminent danger of demolition following a decision on 19th March 2026 by the Limestone Coast Southern Regional Assessment Panel.

Seeking protection of this site and for provisional entry as a State Heritage Place under Section 17 (2)(b).

The Case for State Heritage listing:

The mill at 2 Sturt Street was built in 1885 by Thomas Henry Williams. It is part of an important South Australian story of the South-East as a reliable and highly productive grain growing and processing region with Mount Gambier a centre of milling innovation.

Thomas Henry Williams was a highly successful and innovative industrialist. He owned and ran three mills in Mount Gambier. One of these, the Old Oat Mill formerly known as the Commercial Mill at 7 Percy Street, was built in 1867 and was State listed in 1983.

The Sturt Street mill which began operation in 1885 was built at the height of a boom in cropping and grain production. It introduced new techniques which were at the forefront of milling technology.

Thomas Henry Williams was an early adopter and installed rollers at this mill to replace the traditional grinding stones which had been used for millenia. These were in use at his Commercial Mill in Percy Street.

However, instead of the more commonly used steel, Williams' rollers were made of porcelain which prevented damage to grain gluten and gave flour a better colour. Porcelain rollers were first displayed at the Sydney International Exhibition in 1879. Just six years later, Williams introduced this Swiss invention to Mount Gambier.

The original lettering high on the wall of 2 Sturt Street celebrated the adoption of this modern technology in its name of **Mount Gambier Roller Flour Mill**.

The introduction of rollers radically improved milling output to 15 sacks an hour. Wheat production in South Australia had dramatically expanded in the 1870s and far exceeded demand, meaning thousands of tons could be exported over the borders.

The **Mount Gambier Roller Flour Mill** played a part in South Australia's cropping boom which followed the opening up of new country and improved agricultural techniques.

This mill also provided a powerful visual statement of confidence in the industry. It was a showy building with its pink stone walls and white limestone quoins and situated on a prominent corner site of the main road to the port and close to rail transport.

The mill was constructed of high quality volcanic pink dolomite and is one of very few industrial buildings in Mount Gambier using this stone which is only found at Tantanoola, 33

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kilometres from Mount Gambier. The two other State listed mills in Mount Gambier are predominantly built from limestone.

Thomas Henry Williams, born 1830, died 1912, was a prominent and significant Mount Gambier businessman. He served as Mayor, 1881-1882, and was the first person to own a car in Mount Gambier.

As a milling entrepreneur and innovator, Thomas Henry Williams deserves greater recognition.

His valuable milling legacy should be respected through State Heritage protection of both of the surviving mills built by him.