

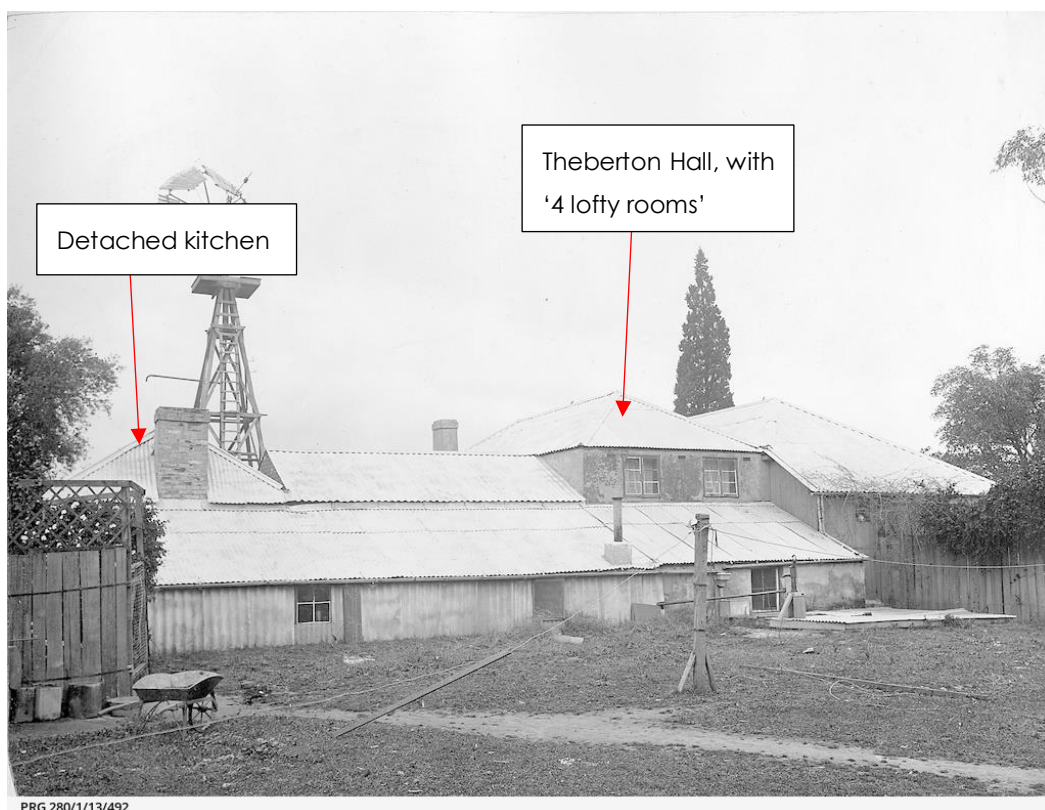
HERITAGE ASSESSMENT REPORT

NAME: Remains of 'Theberton Hall' Colonel William Light's House (including Underground Room, Underground Tank and Well)

PLACE: 26527

ADDRESS: Corner Walsh Street (formerly Cawthorne Street) and Winwood Street, Thebarton

This heritage assessment considers that the place meets criterion (c). Refer to Summary of State Heritage Place for final approved wording, including criteria statements.



Theberton Hall, c.1900, the home of William Light and Maria Gandy, showing the original structures and numerous later additions (all demolished). The buildings most likely to comprise the structure built by Light and Maria are indicated on the image, however, the structure to the right of the '4 lofty rooms' may also be a part of the original house.

Source: SLSA PRG 280/1/13/492

ASSESSMENT OF HERITAGE SIGNIFICANCE

Statement of Heritage Significance:

Theberton Hall was the bespoke home of Colonel William Light, the first surveyor general of South Australia and the founder of Adelaide, and his partner Maria Gandy. Through a ballot, Light was the first colonist in South Australia to choose a section and he picked Section 1 of the Hundred of Adelaide where he began building Theberton Hall in 1838. The home was still being constructed in January 1839 when William and Maria's temporary hut on North Terrace was destroyed by fire. The couple first moved into the dairy at Theberton Hall until the house with its 'four lofty rooms' was completed in February and lived there together until Light died from Tuberculosis 6 October 1839.

The watercolours and photographs of Theberton Hall, painted or taken in the late nineteenth and early twentieth centuries have proven insufficient to understand and interpret the bespoke home William Light and Maria Gandy built, and misrepresentations of his home and subsequently aspects of his life have abounded. While Theberton Hall was demolished in 1926, subsequent redevelopment of the site has been minimal and there is a reasonable likelihood that the place will yield archaeological evidence that contributes meaningfully to our understanding of the life of Colonel William Light, one of South Australia's most profoundly important figures.

Relevant South Australian Historical Themes

2. Peopling Places and Landscapes

2.2 Exploring, mapping and surveying South Australia (including government and private survey schemes)

4. Building Settlements, Towns and Cities

4.1 Planning the settlement of South Australia

4.2 Establishing Adelaide and Port Adelaide

(Draft themes as at June 2020).

Comparability / Rarity / Representation:

There are three State Heritage Places and one Local Heritage Place directly associated with Colonel William Light, the colony's first surveyor general and founder of Adelaide, namely:

- Colonel William Light's Grave and Monument, Light Square, Adelaide SHP 14139
- West Terrace Cemetery, West Terrace, Adelaide SHP 12722
- Light's Vision and Memorial to Colonel William Light, Montefiore Hill, North Adelaide, SHP 16232
- Plaque: Site of Colonel Light's Cottage, 107 Port Road, Thebarton, LHP (subject of a separate assessment being considered by the Council at this meeting)

Light's grave is believed to be the only marked grave outside of a cemetery in the metropolitan area. A substantial monument was constructed over the grave in 1844 but was replaced with the current structure in 1905 after the original decayed. The monument is also one of the colony's first memorials. The West Terrace Cemetery was an integral part of Light's plan for the City of Adelaide. Light's Vision is a look-out and monument to Light, commemorating his role as surveyor general in selecting the site for and designing the layout of the City of Adelaide.

The Adelaide Park Lands, also an integral element of Light's plan, has been recommended by the South Australian Heritage Council for listing as a State Heritage Area in 2018, and its establishment as such is currently under consideration by the Minister for Planning and Local Government.

Early Dwellings

A number of early South Australian dwellings survive from the foundation years of the colony, including the following State Heritage Places:

- Government House, North Terrace, Adelaide built in stages from 1840, (SHP 10873)
- Kingston House (former Marino Homestead, former dwelling and Marino Inn), 48 Kingston Crescent, Kingston Park, 1840s (SHP 10617)
- The Grange, Jetty Street, Grange, home of Charles Sturt, 1840-1841 (SHP 10567)
- Ludlow House, Retreat Valley Road, Gumeracha, 1841 (SHP 10515)
- Cummins House, 23 Sheoak Avenue, Novar Gardens, built for John and Elizabeth Morphet in stages from 1842 (SHP 10552)
- Woodley House Former home of Osmond Gilles and Sir Stanton Hicks, 2A Playford Street, Glen Osmond, 1842 (SHP 10534)
- Lochend, Brentyn Court, Campbelltown, built for Charles Campbell c.1844 (SHP 12548)

Assessment against Criteria under Section 16 of the *Heritage Places Act 1993*. All Criteria have been assessed using the 2020 Guidelines.

(a) it demonstrates important aspects of the evolution or pattern of the State's history.

Criterion arguments have considered the *Guidelines for State Heritage Places*:

The place should be closely associated with events, developments or cultural phases which have played a significant part in South Australian history. Ideally it should demonstrate those associations in its fabric.

Places will not normally be considered under this criterion if they are of a class of things that are commonplace, or frequently replicated across the State, places associated with events of interest only to a small number of people, places associated with developments of little significance, or places only reputed to have been the scene of an event which has left no trace or which lacks substantial evidence.

The potential archaeological remains of Theberton Hall are associated with Colonel William Light and the foundation of the colony of South Australia.

Light was the first surveyor general of South Australia and was responsible for deciding the site of the main settlement that became the City of Adelaide, for devising the acclaimed layout of the city, and for leading the team of surveyors who by mid-1838 had surveyed over 150,000 acres into town acres and country sections on the Adelaide Plains and at Port Adelaide, Rapid Bay, Yankalilla, Onkaparinga River and Kangaroo Island. While undertaking that work, before he and most of the survey team resigned in mid-1838, Light resided in the hut adjacent to his office located off of North Terrace or in temporary camps in the field.

In late 1838, Light began construction of a more substantial home which was to be called Theberton Hall. He and his partner Maria moved into the property in January 1839 after their hut on North Terrace was destroyed by fire. Initially moving into the dairy while the residence was being completed, William and Maria were able to relocate to the house with its 'four lofty rooms' by the end of February 1839. Light then spent the remaining months of his life at Theberton Hall before dying from Tuberculosis on 6 October 1839. Maria continued to live in the house for a short while thereafter, before renting it out from 1841. The house was later sold in 1878 and then demolished in 1926.

If the original buildings at Theberton Hall still survived, then the place probably would have demonstrated aspects of the early settlement of South Australia in the same way that Government House (SHP 10873), Cummins House (SHP 10552), and The Grange (SHP 10567) do, indeed, it would have predated them. However, as the extent of the potential archaeological remains of Theberton Hall is currently unknown, it cannot be said to demonstrate a clear and direct association with important aspects of the State's history in the same way that surviving places do (see comparability, rarity and representation).

With regard to Colonel Light's significant contribution to the early foundation of Adelaide and survey of South Australia, there are places which better demonstrate that significance, including the Adelaide Park Lands (future SHA), West Terrace Cemetery (SHP 12722), Colonel William Light's Grave and Monument (SHP 14139), and Light's Vision and Memorial to Colonel William Light (SHP 16232). While it is acknowledged that the site of Theberton Hall has considerable archaeological potential, the extent, integrity and intactness of any remains are presently unknown, in contrast to the places mentioned above which are intact and have a high level of integrity.

It is recommended that the nominated place **does not fulfil** criterion (a).

(b) it has rare, uncommon or endangered qualities that are of cultural significance.

Criterion arguments have considered the *Guidelines for State Heritage Places*:

The place should demonstrate a way of life, social custom, industrial process or land use which is no longer practised, is in danger of being lost, or is of exceptional interest. This encompasses both places which were always rare, and places which have become scarce through subsequent loss or destruction.

Places will not normally be considered under this criterion if their rarity is merely local, or if they appear rare only because research has not been done elsewhere, or if their distinguishing characteristics have been degraded or compromised, or if they are at present common and simply believed to be in danger of becoming rare in the future.

Buildings from the first few years of the colony have become increasingly rare, with some in danger of being lost through neglect or a lack of understanding of their importance. There are some on the Register such as Lochend (SHP 12548), Ludlow House (SHP 10515), Cummins House (SHP 10552) and Woodley House (SHP 10534).

If more of Theberton Hall survived, it probably would have demonstrated important aspects of the foundation of South Australia and the manner in which the early colonists lived. However, Theberton Hall was demolished in 1926 and only the potential underground remains of the property may still exist to demonstrate those qualities. Given that there are still a number of surviving examples of early colonial structures that are better able to demonstrate aspects of the foundation of South Australia and the manner in which the early colonists lived, it is recommended that Theberton Hall does not meet criterion (b).

It is recommended that the nominated place **does not fulfil** criterion (b).

(c) it may yield information that will contribute to an understanding of the State's history, including its natural history.

Criterion arguments have considered the *Guidelines for State Heritage Places*:

The place should provide, or demonstrate a likelihood of providing, information that will contribute significantly to our knowledge of the past. The information should be inherent in the fabric of the place. The place may be a standing structure, an archaeological deposit or a geological site.

Places will not normally be considered under this criterion simply because they are believed to contain archaeological or palaeontological deposits. There must be good reasons to suppose the site is of value for research, and that useful information will emerge. A place that will yield the same information as many other places, or information that could be obtained as readily from documentary sources, may not be eligible.

Theberton Hall was the bespoke home of Colonel William Light, the first surveyor general of South Australia and the founder of Adelaide. Light is one of the most well-known individuals associated with the history of the State. While Light initially lived in a hut on North Terrace, Theberton Hall was the property he and his partner Maria built as their home on the land Light purchased. The relocation of the couple from the hut to Theberton Hall was hastened when, in January 1839, the hut off North Terrace caught fire and was destroyed in a matter of minutes. The fire also destroyed much of

Light's belongings, including documents and diaries that recorded aspects of his life and work both before being appointed as surveyor general of South Australia and afterwards.

As past-State Historian John Tregenza has demonstrated, the watercolour and photographic evidence of Light's home did not prevent a distorted version of the house from being promoted and subsequently aspects of Light's life from being misrepresented. In particular, the idea that he left Maria destitute and that the home he built for himself and his partner was little more than an inconsequential 2-roomed hovel. Utilising the existing evidence, Tregenza has proposed what Theberton Hall might have been like in 1839 when Light and Maria lived there, suggesting it was a lofty four-roomed house, with detached kitchen, underground room under the main structure, underground tank and adjacent well.

While the house was demolished in 1926 and it is known that the bricks or some of them were recycled and used in road construction at that time, subsequent building across the site has been relatively minimal. This suggests that the underground room, underground tank, well and remains of the main structure and detached kitchen may still exist in an intact or relatively intact form. Other records suggest there was a dairy and cowshed and archaeological investigations may confirm the suite of outbuildings built in 1838-1839. The site is also likely to yield a multitude of artefacts that may reveal further information about Light and Maria, later tenants and the way in which they lived in the very early years of the colony.

The 1895 subdivision plan of Southwark denotes the approximate location of Theberton Hall and the corresponding area lies beneath the Colton, Palmer, Preston Ltd buildings, with possibly a portion being underneath a section of land that remained undeveloped until recently when a lightweight steel-framed, Colorbond®-clad shed was built over it. The scale and location of the Colton, Preston, Palmer Ltd premises, indicates that only one wall that of the most northerly building may have cut through Theberton Hall when the building was constructed.

Alternatively, if Theberton Hall was located slightly further south than suggested by the subdivision plan, then it is possible that only the foundations for the timber posts that support the roof of the Colton, Palmer, Preston Ltd buildings may have caused subterranean disturbance of the site. The original flooring of the premises is unclear, however, sand and fill were often used in foundries and this fill may have been removed before the new concrete slab was laid. Otherwise, it is likely that the current concrete slab replaces or covers an earlier concrete slab.

Colonel William Light is a profoundly important figure in South Australia's history and for whom many primary documents and records were lost when a fire destroyed his hut off North Terrace. The watercolours and photographs of Theberton Hall, painted or taken in the late nineteenth and early twentieth centuries have proven insufficient to understand and interpret the bespoke home he built for himself and Maria. The relatively minimal redevelopment of the site by Colton, Preston, Palmer Ltd and then later the South Australian Brewery suggests a reasonable likelihood that the place will

yield archaeological evidence that will contribute meaningfully to an understanding of the history of South Australia and in particular, the founder of Adelaide – Colonel William Light.

It is recommended that based on available information, the nominated place **fulfils** criterion (c). However, it is also recommended that an archaeological investigation is undertaken to provide evidence relating to the location and level of archaeological significance of this site. The results of that investigation will inform the extent to which this place does or does not meet this criterion. This heritage assessment will then be updated.

(d) it is an outstanding representative of a particular class of places of cultural significance.

Criterion arguments have considered the *Guidelines for State Heritage Places*:

The place should be capable of providing understanding of the category of places which it represents. It should be typical of a wider range of such places, and in a good state of integrity, that is, still faithfully presenting its historical message.

Places will not be considered simply because they are members of a class, they must be both notable examples and well-preserved. Places will be excluded if their characteristics do not clearly typify the class, or if they were very like many other places, or if their representative qualities had been degraded or lost. However, places will not be excluded from the Register merely because other similar places are included.

Theberton Hall was a dwelling built in the first years of the colony of South Australia. While early dwellings are places of cultural significance to South Australia, Theberton Hall was demolished in 1926 and can no longer be considered to be an example of the class of place, let alone an outstanding representative of it.

As Theberton Hall has failed the first threshold test, no further tests are considered under criterion (d).

It is recommended that the nominated place **does not fulfil** criterion (d).

(e) it demonstrates a high degree of creative, aesthetic or technical accomplishment or is an outstanding representative of particular construction techniques or design characteristics.

Criterion arguments have considered the *Guidelines for State Heritage Places*:

The place should show qualities of innovation or departure, beauty or formal design, or represent a new achievement of its times. Breakthroughs in technology or new developments in design would qualify, if the place clearly shows them. A high standard of design skill and originality is expected.

Places would not normally be considered under this criterion if their degree of achievement could not be demonstrated, or where their integrity was diminished so that the achievement,

while documented, was no longer apparent in the place, or simply because they were the work of a designer who demonstrated innovation elsewhere.

Theberton Hall, as far as can be determined, was a brick dwelling that comprised four lofty rooms, an underground room within the main structure, and a separate brick kitchen that was later connected to the main structure. It is also believed to have had an underground water tank and a well located in close proximity to the house.

However, as the above-ground structures at Theberton Hall were demolished in 1926, it cannot demonstrate its creative, aesthetic or technical accomplishment, nor can it be considered to be an outstanding representative of particular construction techniques or design characteristics. As the place fails to meet the first test no further tests are considered for criterion (e).

It is recommended that the nominated place **does not fulfil** criterion (e).

(f) it has strong cultural or spiritual association for the community or a group within it.

Criterion arguments have considered the *Guidelines for State Heritage Places*:

The place should be one which the community or a significant cultural group have held in high regard for an extended period. This must be much stronger than people's normal attachment to their surroundings. The association may in some instances be in folklore rather than in reality.

Places will not be considered if their associations are commonplace by nature, or of recent origin, or recognised by a small number of people, or not held very strongly, or held by a group not widely recognised, or cannot be demonstrated satisfactorily to others.

Theberton Hall was the home of Colonel William Light, the first surveyor general of South Australia and founder of Adelaide. There was some community sentiment to save his house when, in the early 1920s, its dilapidated condition was reported in the newspapers. Greater concern emerged when it became apparent that Colton, Palmer, Preston Ltd was proposing to demolish the house in the mid-1920s to make way for its sheet metal and tinware factory/foundry. While it was suggested that the Premier or Mayors of Adelaide or Thebarton should intervene and purchase the property to save it, its preservation did not occur and the house was demolished. In 1927, the Thebarton Council unveiled a plaque (now a local heritage place) to mark the site of Theberton Hall and remember the place where the founder of Adelaide chose to build his home and live, albeit if only for a short while before he died.

Concerns over the demolition of the place in the 1920s, and the subsequent unveiling of the plaque, show that a proportion of the community did feel a strong cultural attachment to the place at that time. However, there is little evidence to suggest the broader community still holds the place in a similarly high regard. Further, the loss of the house and subsequent lack of public access to the plaque has diminished general knowledge of and regard for the site.

There are some members of the community who do still have knowledge about the site and hold it in high regard, however, they are individuals or small groups of people who collectively would not resonate with the broader community as a specific group who have strong or direct links with the site.

It is recommended that the nominated place **does not fulfil** criterion (f).

(g) it has a special association with the life or work of a person or organisation or an event of historical importance.

Criterion arguments have considered the *Guidelines for State Heritage Places*:

The place must have a close association with a person or group which played a significant part in past events, and that association should be demonstrated in the fabric of the place. The product of a creative person, or the workplace of a person whose contribution was in industry, would be more closely associated with the person's work than would his or her home. Most people are associated with many places in their lifetime, and it must be demonstrated why one place is more significant than others.

Places will not generally be considered under this criterion if they have only brief, incidental or distant association, or if they are associated with persons or groups of little significance, or if they are associated with an event which has left no trace, or if a similar association could be claimed for many places, or if the association cannot be demonstrated. Generally the home or the grave of a notable person will not be entered in the Register unless it has some distinctive attribute, or there is no other physical evidence of the person's life or career in existence.

Colonel William Light was the first surveyor general of South Australia, the founder of Adelaide, and is widely recognised as a person who has immense historical importance to South Australia. Light was responsible for selecting the location of the City of Adelaide and is widely acclaimed for its layout. He also led the surveyors who were responsible for surveying vast tracts of the countryside.

Light built his own home on Section 1 of the Hundred of Adelaide, adjacent to the Torrens River and moved to the property shortly before the house was completed after a fire destroyed the hut he and Maria were living in off North Terrace. Light only lived in the house for just over 6 months before he died of Tuberculosis. While Maria and her new husband Dr George Mayo lived there for a short time thereafter, it was rented to others before being sold in 1878, along with the remaining land comprising Section 1 to become a part of the Southwark subdivision.

If Theberton Hall were extant, then it might be considered to have a special association with the life of Colonel William Light, however, all that potentially remains are its foundations, an underground room, underground water tank, and well. Further, there are other State Heritage Places and in the near future a State Heritage Area that demonstrate a special association with the life and work of Light, namely, Colonel William Light's Grave and Monument (SHP 14139), West Terrace Cemetery (SHP 12722), Light's Vision and Memorial to Colonel William Light (SHP 16232) and the Adelaide Park

Lands (future SHA). The Plaque: Site of Colonel Light's Cottage is also listed as a Local Heritage Place. Given the limited physical fabric of the place and that there are other places that better demonstrate a special association with the life and work of Light, it is recommended that the place does not meet criterion (g) at this time.

It is recommended that the nominated place **does not fulfil** criterion (g).

PHYSICAL DESCRIPTION

The status of the remaining physical fabric of Theberton Hall, the home of Colonel William Light, is unknown. It is recommended that the place is listed so that it can be fully assessed for its archaeological potential. It is known that the house was demolished in late 1926 to enable Colton, Palmer, Preston Ltd to build a sheet metal and tinware factory/foundry. While it is possible that a wall from the foundry buildings may have passed through the house site, the buildings themselves encompass large open spaces with the roof supported on a combination of brick walls and timber posts. The original ground surface or 'floor' is unknown, however, it was commonplace for foundries to have sand or dirt floors, the fill being brought into the structure as a surface for casting to take place on. Alternatively, a concrete slab may have been laid - a concrete slab of newer appearance currently covers the ground.

The four main above-ground rooms and kitchen of Theberton Hall were constructed from bricks most likely handmade in South Australia. The South Australian Company established the colony's first known brickworks on the banks of the River Torrens in July 1837 and Light did not begin construction of his house until late 1838.

Archaeological investigations of the site may reveal the following elements of Theberton Hall:

- Foundations of the main structure, detached kitchen and later structure/s that linked the two original structures together (including handmade bricks dating from 1838)
- Outbuildings, possibly a dairy and cowshed that date from 1838-1839 and others
- Well
- Underground water tank
- Underground room
- A variety of artefacts

Elements of Significance:

Elements of heritage significance include (but are not necessarily limited to):

- Foundations of main structure (four-roomed house) and separate kitchen, well, underground tank and underground room of Theberton Hall and possible associated outbuildings including but not limited to a dairy and cowshed, all built 1838-1839.
- Artefacts associated with William Light, Maria Gandy, Dr George Mayo and their servants, and later tenants of Theberton Hall that will reveal information

about work and life during the foundation years of the colony of South Australia.

Elements not considered to contribute to significance of place include (but are not necessarily limited to):

- West End Brewery Buildings (formerly Colton, Palmer, Preston & Co foundry buildings).

HISTORY

William Light was born on 27 April 1786 in Kuala Kedah, Malaya to Martinha Rozells and Captain Francis Light. At the age of six, William was sent to England to live with his father's friend, Charles Doughty of Theberton, Suffolk.¹

In 1799, William joined the British Navy and two years later left as a midshipman. In the early years of the nineteenth century he was in India, visiting his sister before returning to Europe in 1806. In May 1808, at the age of 22, he purchased a cornetcy in the 4th Dragoons and was promoted to lieutenant in the following April, going on to serve with distinction in the Peninsular War. Noted for his linguistics skills, Light often acted as an intermediary between the Army and Spanish guerrilla groups.²

In November 1812, Light was appointed to Wellington's headquarters as a junior officer where he was engaged in mapping, reconnaissance and liaison duties. Two years later he bought a captaincy in the infantry, just missing the battle of Waterloo. The end of the Napoleonic War resulted in Light being reduced to half pay for the next four years, however, his return to active service in the Channel Islands, Scotland and Ireland resulted in a return to full pay. Light achieved the rank of brevet major before resigning his commission in 1821. On 21 May that year he married E Perois in Londonderry. Very little is known about this relationship.³

Light returned to the continent and in 1823, was the aide-de-camp to Sir Robert Wilson who led an international force that assisted the Spanish 'Liberales' in their campaign against King Ferdinand. At that time, Light served in the Spanish revolutionary army with the rank of lieutenant colonel. The French came to the assistance of King Ferdinand, defeating the Liberales.⁴

In 1824, Light married Mary Bennet the natural daughter of the Duke of Richmond. Mary's fortune enabled Light to buy a yacht and for the couple to travel around the Mediterranean. Mary and Light would ultimately separate in 1832 after Mary had formed a relationship with Hugh Bowen. Mary retained her fortune and later had three children with Bowen. Later, when Light met Maria Gandy and they became a couple,

¹ David F. Elder, 'Light, William (1786–1839)', Australian Dictionary of Biography, National Centre of Biography, Australian National University, <https://adb.anu.edu.au/biography/light-william-2359/text3089>. Here after Elder, 'Light' ADB Entry.

² Elder, 'Light' ADB Entry

³ Elder, 'Light' ADB Entry

⁴Elder, 'Light' ADB Entry

their unwed status resulted in Maria being excluded from a number of households in the new colony of South Australia.⁵

In 1830, Light formed a friendship with Mohammed Ali, Pasha of Egypt and Sudan. Light returned to England to recruit officers for the Egyptian navy, and later in 1834, he had command of the paddle steamer *Nile* and voyaged from England to Egypt where John Hindmarsh assumed command of the vessel. In 1835, Light wrote a letter of introduction for Hindmarsh to present to Sir Charles Napier who had recently resigned from the position of governor of the newly proposed colony of South Australia.⁶

The colony was to be founded on the principles of systematic colonisation devised by Edward Gibbon Wakefield and aimed to balance land, capital and labour. Light had hoped to be appointed governor of the new colony in Napier's place, however, even though Napier recommended Light for the role, circumstances led to Hindmarsh's appointment.⁷

Instead, shortly after his return to London in January 1836, Light was appointed surveyor general of South Australia. At that time most of the survey staff had already been chosen by his deputy George Strickland Kingston, although Light increased the number by two stating that 'he considered his staff sufficiently strong'. A statement that would, once they reached South Australia, prove to be highly inaccurate given the amount of work required of the survey team. Within two months of arrival, Light and his team were expected to examine over 2400km of coastline, select 'the best situation' for the settlement, survey it, find and propose sites for secondary towns and survey the first country sections covering about 388km².⁸

Light left for South Australia in command of the *Rapid* on 1 May 1836, with some of the survey staff, Kingston and most of the staff having left five weeks earlier on the *Cygnets*. *Rapid* arrived close to Kangaroo Island in August 1836 and finding that Kingston had yet to arrive, sailed to Encounter Bay to ascertain the suitability of the area for a settlement. Finding the harbour to be unsafe, Light rejected it and returning to Kangaroo Island discovered the South Australia Company had already established a settlement at Reeves Point, their ship the *Duke of York* having arrived on 27 July.⁹

Light then set off to investigate the coastline of the mainland, initially around Rapid Bay, which he named after his ship, before moving north where at the end of September Pullen found the Port River while sailing in the ship's hatch-boat. Light and his team followed two days later. Disappointed by the lack of fresh water near the Port River, the party were impressed by the nearby plain. Light continued to explore

⁵ Elder, 'Light' ADB Entry

⁶ Elder, 'Light' ADB Entry

⁷ Elder, 'Light' ADB Entry

⁸ David Elder, (1984), 'Introduction and Notes' in *William Light's Brief Journal and Australian Diaries*, (Wakefield: Adelaide), pp.24-33.

⁹ Elder, pp.21-33.

the coastline finding safe anchorage for the *Rapid* during a gale at a place Light named Holdfast Bay.¹⁰

Further investigations took place during October until on 10 October, a boat arrived bringing news that the *Cygnets* carrying Kingston and the rest of the survey team had arrived at Kangaroo Island nearly a month before. Light and his party stayed onshore at Rapid Bay, while the *Rapid* was dispatched to collect the remaining members of the survey team. Light then divided the full survey team into two parties, one under the leadership of Kingston who were tasked with exploring the Holdfast Bay area and the other under BT Finnis whose team explored around the Rapid Bay area.¹¹

Light's instructions also required that he investigate Port Lincoln as a potential site for the main settlement of the colony. While preparing for the trip, the *Africaine* arrived on 6 November. On board were the colonial secretary, Robert Gouger and about seventy colonists. Light recommended they establish a camp at Holdfast Bay. The *Rapid* and *Cygnets* travelled north with the *Africaine* to Holdfast Bay from where he sent dispatches to London with the *Africaine* when it went to Hobart to reprovision.¹²

At that time, Light believed that the plains east of Holdfast Bay would likely become the site of the main settlement, a belief that was further strengthened when he found the harbourage within the Port River. However, he was still obligated to examine the Port Lincoln area. Ultimately, Light also dismissed Port Lincoln as the site of the main settlement.¹³

Returning from Port Lincoln, Light joined Kingston's camp and Kingston was able to appraise Light of the outcomes of his exploration of the plains including showing him the site that would ultimately become the City of Adelaide. On 28 December 1836, the *Buffalo* carrying Governor Hindmarsh and James Hurtle Fisher, the first resident commissioner arrived in Holdfast Bay. It seems that ill-will between the men was readily apparent and Hindmarsh was not pleased to be reminded by Fisher that the selection of the site for the settlement was Light's decision alone. Further complicating matters was Hindmarsh's belief that the settlement should be at Port Lincoln, a site Light had already dismissed due to its unsuitability.¹⁴

On 30 December 1836, Light showed Hindmarsh the site he had determined for the main settlement. Hindmarsh was displeased at the distance between the city and the harbour and Light agreed to move the city further down the River Torrens by about 1.5km. However, upon closer inspection of the new site it showed signs of flooding and on 31 December Light returned the site for the city to his preferred location.¹⁵

¹⁰ Elder, pp.21-33.

¹¹ Elder, pp.21-33.

¹² Elder, pp.21-33.

¹³ Elder, pp.21-33.

¹⁴ Elder, pp.33-44.

¹⁵ Elder, pp.33-44.

The ensuing debate and discord surrounding the chosen site for the main settlement that took place in the following months and complaints about the seemingly slow pace of the survey is well known. Amidst the furore, Light stood firm stating:

The reasons that led me to fix Adelaide where it is I do not expect to be generally understood or calmly judged at the present. My enemies, however, have done me the good service of fixing the whole responsibility upon me. I am perfectly willing to bear it, and I leave it to prosperity and not to them to decide whether I am entitled to praise or blame.¹⁶

On 3 January 1837, Light set up camp on his chosen site near the corner of what became North and West Terraces. The survey began on 11 January and by 7 February Light had completed a plan of the site and its surrounds with the survey of the city completed on 10 March. This was achieved amidst calls for the Port to be surveyed and the main settlement site relocated. It also effectively began the immediate dispossession of the Kurna people who had camped for tens of thousands of years by Karrawirra Pari (Torrens River) on the area that was later called Botanic Park and at many other locations across the Adelaide Plains, where they moved to and from different campsites with the seasons. Very quickly, the Kurna people became 'fringe dwellers in their own country'.¹⁷

With the 1042 city acre lots surveyed, Light and his team moved onto surveying the country sections located around the city. In the meantime, Kingston was sent to London to request additional assistance to speed up the process. While the city acres could be chosen and moved onto immediately, it was mid-May 1838 before the first country sections could be selected. At that time, 150,000 acres had been surveyed and mapped including around Adelaide, Rapid Bay, Yankalilla, Onkaparinga River and Kangaroo Island. The order of selection was determined by ballot, and while some have suggested strings were pulled and others that it was purely good luck, Light was the first to make a selection.¹⁸

Light, with his first choice picked Section 1, which was located adjacent to the River Torrens and the road to the Port, and was also close to Hindley Street which was at that time the 'busiest part of Adelaide'.¹⁹ Tregenza suggests that Light did not take delivery of his section until 28 August 1838. He must have begun construction of Theberton Hall soon after.²⁰

¹⁶ Raymond Bunker (2007), 'The Early Years', in Alan Hutchings ed., *With Conscious Purpose*, (Planning Institute Australia: SA Division Adelaide), p.13.

¹⁷ [https://adelaide.history.sa.gov.au/subjects/kurna-people#:~:text=Karrawirra%20Pari%20\(red%20gum%20forest,River%20Torrens%20by%20the%200colonists.](https://adelaide.history.sa.gov.au/subjects/kurna-people#:~:text=Karrawirra%20Pari%20(red%20gum%20forest,River%20Torrens%20by%20the%200colonists.)

¹⁸ Elder, pp.33-44.

¹⁹ John Tregenza (1989), 'Colonel Light's 'Theberton Cottage' and His Legacy to Maria Gandy: A Re-Consideration of the Evidence, *Journal of the Historical Society of South Australia*, vol.17, p.6.

²⁰ Tregenza, p.6.

Kingston who had been sent to London to secure additional assistance, returned in June 1838. With him he brought instructions that caused considerable angst as Light was to undertake the faster running surveys rather than the slower and highly accurate cadastral surveys he had been doing. If he refused, he was to be replaced by Kingston and reassigned to coastal surveying.²¹

In response, Light resigned his post and all but two of the survey team resigned with him. Light and Finnis then established Light, Finnis & Co a private surveying firm. Elder suggests that while Light was recognised as the principal and did undertake some work, in reality his health was so poor that others did the majority of the work.²²

Prior to moving to Theberton Hall, Light and his partner Maria Gandy had been living in a thatched, timber-slab hut attached to the Survey Office located between North Terrace and the River Torrens. They had anticipated staying there until their new home was completed, however that wasn't to be. Located immediately adjacent to Light's hut was the Land Office with its attached hut and the home of James Hurtle Fisher the first resident commissioner. On 22 January 1839, a fire started in Fisher's hut and fanned by strong winds, quickly spread to Light's hut – destroying both buildings in a matter of minutes. Maria and most likely their housekeeper spent the night at Dr Woodforde's home, while Light stayed at the Bank of South Australia.²³

The following day, after salvaging what they could from the hut, they walked to their section where Theberton Hall was still under construction and slept in the dairy until the house was habitable. Light noted in his brief diary that he spent his first night sleeping in the 'new cottage' on 25 February 1839, while Maria waited until 27 February to sleep in the 'new house'.²⁴

In March, Light reported to Dr Wyatt, the Protector of Aborigines (sic), that he was having difficulties with the local Kurna people after they had continued to practice either traditional land management or hunting methods by burning the grass on Section 1. He also noted that the Kurna people had 'stolen his vegetables' and 'destroyed his trees',²⁵ not understanding that to the Kurna, the food crops he grew were not the possession of a single individual but a shared resource.

Light died of tuberculosis on 6 October 1839 after another period of ill-health. He left everything to Maria, including a debt that she would ultimately repay with the rents and other proceeds available to her as a property and land owner.²⁶

Light's funeral was held on 10 October. The service was conducted by the Reverend Howard at Trinity Church and the funeral procession included many hundreds of people. *The Register* suggested the official procession numbered '450 gentlemen in

²¹ Elder, pp.33-44.

²² Elder, pp.43-44.

²³ Elder, pp.47-48.

²⁴ Elder, p.147.

²⁵ Elder, p.49.

²⁶ Elder, p.51. Tregenza, pp.9-13

deepest mourning'²⁷ including Light's household staff, while *The Southern Australian* suggested that as the procession proceeded from the Native Location to the church, that the number increased to 1,000 and then grew further once the procession moved onto Light Square where he is buried.²⁸ Inside the coffin with him is an inscribed plaque 'The Founder of Adelaide'.²⁹ Later, a monument designed by Kingston was built over his grave in Light Square and was completed in 1844. In 1905, the original monument had become so dilapidated that it was replaced with the current memorial.

Maria married Dr George Mayo on 7 July 1840 and he moved into Theberton Hall with her, placing a notice in *The Register* stating that he had 'removed from his late residence to Light Cottage, Thebarton, and continues to follow his profession as Surgeon, Accoucheur, etc'.³⁰

However, by 1841 the Mayo's had relocated to Carrington Street in the city and Theberton Hall was advertised for rent, the to let notice providing one of the earliest descriptions of the property.

'On the banks of the Torrens, at Thebarton, formerly the residence of the late Colonel Light, a substantial brick-built house, containing four large and lofty rooms, one underground and a back kitchen-commands a fine view of the bay-a garden in a high state of cultivation-a stable, with saddle room-and a well of capital water. Apply to Dr Mayo, Carrington Street, or to Mr Gandy, on the premises.'³¹

Mr Gandy was one of Maria's two brothers who had come to South Australia with her and Light.

George and Maria had three children, Jane, Kate and George Gibbes, before Maria died of tuberculosis on 15 December 1847. Her will made just prior to her death, indicates that the remaining 100 acres of section 1 and four town acres she inherited from Light remained intact. In 1878, George Gibbes Mayo and his brother-in-law Alexander Stewart Paterson, Kates' husband, sold section 1 to the National Building Society, who subdivided the 100 acres into the estate/suburb of Southwark. While most of the allotments were 50 x 150 ft, a later subdivision plan for the site dated 1895, clearly shows the approximate position of Light's house then on a large allotment on the corner of Winwood and Cawthorne Streets. The house had been purchased by the Hone family.³²

²⁷ Elder, p.50.

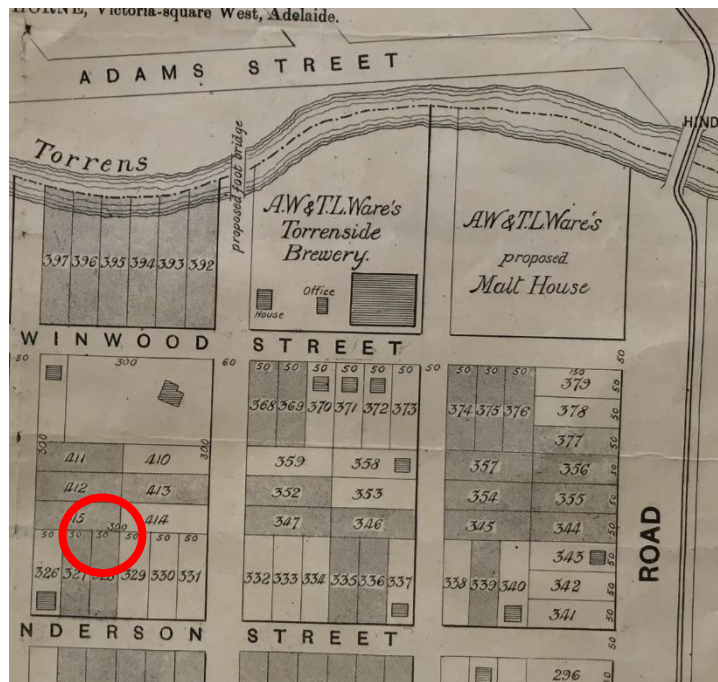
²⁸ 'Colonel Light', *The Southern Australian* 16 October 1839, p.3.

²⁹ Elder, p.50.

³⁰ Tregenza, p.9.

³¹ *South Australian Register* 9 January 1841, p.9.

³² Tregenza, pp.13-22.



Portion of the 1895 subdivision plan for Southwark, Theberton Hall is circled in red.

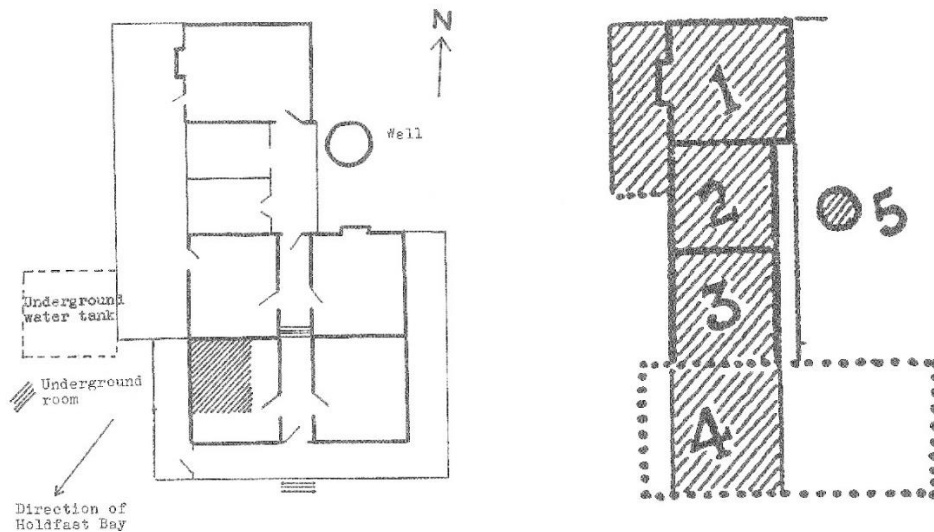
Source: SLSA C773

There has been considerable debate about the appearance of the house, which rooms were original, and which were added later. A situation apparently made all the more confusing by an incomplete reproduction made by Jeanne Young in 1916 and an article prepared by Dr Fenner in 1927 that contains a number of errors and assumptions. In 1989, State Historian John Tregenza, using historic photographs of the house taken in the early twentieth century and the recollections of Mrs Marjory Boden who had lived in the house shortly before its demolition, proposed the following floor plan.



Image of the model prepared under Jeanne Young's direction, 1916.

Source: Tregenza, p.16.



Floorplans of Theberton Hall showing Tregenza's reconsidered floorplan (1989) (left) and Fenner's proposed floorplan (1927) (right). The bold outline indicates what Tregenza considered to be the four original rooms, while the dotted lines in Fenner's plan indicate what he thought was a later addition to the four original rooms, 1 being the detached kitchen that was later linked to the main structure as shown in Tregenza's plan. Given the position of the windows as shown in c. 1900 images, the first two rooms identified by Tregenza may also be a later addition as the structure behind was large enough to be divided into four rooms and has the 'lofty' proportions the dwelling was described as having. If this is the case then the underground room would be further north than shown in Tregenza's plan as it was located under the main structure.

Source: Tregenza, JHSSA No 17, p.10.

In 1922, Ernest Harndes wrote in *The Advertiser* about the loss of places associated with the early history of the state, noting 'it is regrettable to see Colonel Light's home not only in a state of demolition, but partly occupied as a carrier's stable'. While acknowledging the monument to Light over his grave in Light Square, Mr Harndes suggested that repairing his home might be a 'greater memorial'.³³

In 1926, when Colton, Palmer, Preston Ltd announced plans to demolish Light's house to enable them to build a sheet metal and tinware foundry/factory (recorded as a steel foundry in the SA Directories) at Southwark, there was a public outcry and requests were made to the Premier, Lionel Hill and both the Mayors of Thebarton and Adelaide to see what could be done to save the property as a 'historic landmark'.³⁴

However the dilapidated property was not able to be saved and was demolished soon afterwards, with some of the bricks being used in road making. A plaque (LHP and subject of a separate assessment to be considered in August) was installed on the Colton, Palmer, Preston Ltd premises on the corner of Winwood and Cawthorne

³³ 'Colonel Light's Home', *The Advertiser* 27 June 1922, p.9.

³⁴ 'Colonel Light's Residence', *The Advertiser* 1 December 1926, p.14. 'Colonel Light's Homestead', *The Register* 29 November 1926, p.8.

Streets in 1927 by the Thebarton Council (now a part of the City of West Torrens) and is now a local heritage place.

Colton, Palmer, Preston, Ltd

Colton, Palmer, Preston Ltd began as a saddlery business founded in 1841 by John Colton (later Sir). In 1855, John Colton and William Longbottom went into partnership combining Colton's saddlery with Longbottom's ironmongery and in 1860 they moved to premises in Currie Street. In 1880, John Colton's sons JW Colton and AC Colton were brought into the partnership, Longbottom retired, and J Colton & Co amalgamated with Harrold Bros. Harrold Bros ran a hardware and general merchant and shipping business located on Hindley Street and while AL Harrold retained the shipping portion of the business on his own account, EE Harrold brought the hardware portion of the business with him to form Harrold, Colton & Co.³⁵

In 1907, a fire destroyed the Currie Street ironmongery premises (south side) resulting in the construction of new premises. In 1911, the company merged with Palmer and Preston, then located at Port Adelaide, to become Colton, Palmer, Preston Ltd. Directors included WB Rounsevell (chair), WA Clutterbuck, WE Longbottom, Arthur Waterhouse, CR Rischbieth, and managing directors RT Palmer and AH Preston. At that time the company had extensive premises on Currie Street (south side) that extended to Waymouth Street along Topham Street (west side); premises on the north side of Currie Street that housed the saddlery and leather warehouse and factory; galvanised iron and tinware manufacturing on Light Square; bulk store and stables on North Terrace; and, premises in Port Adelaide that had been recently remodelled.³⁶

The acquisition of the land on the corner of Winwood and Cawthorne Streets Southwark was to build a sheet-metal and tinware factory/foundry. By 1936, the company had 700 employees and noted its sound financial position which it was attempting to improve after the impact of the depression. Premises at that time were a large block of buildings extending from Currie to Waymouth Street, and stables and store on North Terrace in the city; general bulk store on Lipson Street, and bulk iron and steel store on Quebec Street in Port Adelaide; and, the metal factory/foundry at Southwark.³⁷

Colton, Palmer, Preston Ltd appear to have relinquished their Southwark premises in the mid-1950s, the Sands & McDougall SA Directories noting that the only business on Cawthorne Street between Anderson and Winwood Streets from 1956-1973 was Mason Cox Ltd's steel foundry. Mason Cox Ltd had established an electric-powered furnace adjacent to Colton, Palmer, Preston's premises in the 1920s. However, *The Advertiser* notes that the Southwark premises of Colton, Palmer, Preston Ltd were

³⁵ S. R. Parr, 'Colton, Sir John (1823–1902)', Australian Dictionary of Biography, National Centre of Biography, Australian National University, <https://adb.anu.edu.au/biography/colton-sir-john-3247/text4909>, published first in hardcopy 1969.

³⁶ Colton, Palmer Preston, 'Papers Relating to Company History', BRG 67/24

³⁷ Colton, Palmer Preston, 'Papers Relating to Company History', BRG 67/24

purchased by FH Faulding and Co Ltd in 1954. The Faulding manufacturing laboratories were on the opposite side of Holland Street.³⁸

In the early 1960s Colton, Palmer, Preston Ltd then underwent a period of consolidation 'streamlining' their range to specialise in hardware merchandise. As a part of the consolidation and streamlining process they built new premises at Allenby Gardens (since demolished) and at Gepps Cross (heavily modified). Colton, Palmer, Preston's Currie Street premises have also since been demolished.³⁹

Aerial images of the Southwark site indicate that other than the initial construction of the foundry buildings for Colton, Preston, Palmer Ltd and Mason Cox Ltd in the 1920s that little change has occurred to the building footprint. Interior images of the Mason Cox Ltd premises taken in c.1941 indicate that the "floor" was surfaced in dirt or sand. Sand was often brought in to create the surface metal casting took place on.⁴⁰



BRG 213/207/5/434 Reproduction rights: State Library of South Australia

Inside the Mason Cox Foundry Southwark, c.1941, adjacent to the Colton, Palmer, Preston Ltd premises, note the casting taking place directly on the sand/dirt floor.

Source: SLSA BRG 213/207/5/434

The site was later consolidated into the West End Brewery and Cawthorne Street closed and renamed Clarke Street. During the years that the Colton, Palmer, Preston Ltd buildings have been owned and used by the SA Brewing Company (amidst other names), the space has been used for storage of products brewed on-site or of props

³⁸ Sands & McDougal Directories. 'Faulding's Buy Colton Property', *The Advertiser* 24 April 1954, p.6.

³⁹ Colton, Palmer Preston, 'Papers Relating to Company History', BRG 67/24

⁴⁰ Colton, Palmer Preston, 'Papers Relating to Company History', BRG 67/24

and other paraphernalia associated with the brewery and displays in the brewery garden (LHP and subject of a separate assessment to be considered in August).⁴¹

See West End Brewery (former Southwark/Nathan/Walkerville/Torrenside Brewery) (Walkerville Brewhouse Tower (SHP 26522)) Assessment Report for a history of the brewery.

Chronology

Year	Event
1786	William Light, future surveyor general and founder of Adelaide is born in Kuala Kedah.
1792	Light is sent to live with his father's friend Charles Doughty at Theberton Suffolk. He remembers the time he spent living with Doughty with fondness and names will eventually name his chosen home in the colony of South Australia Theberton Hall.
1799	Light joins the British navy.
1801	Light leaves the navy as a midshipman and visits his sister and her husband in India.
1808	Light purchases a cornetcy in the 4 th Dragoons. He is quickly promoted to lieutenant and serves with distinction in the Peninsula War.
1812	Light is appointed to Wellington's HQ as a junior officer.
1814	Light purchases a captaincy in the infantry.
c.1818	Light returns to active service, obtaining the rank of brevet major before resigning his commission in 1821.
1821	Light marries E Perios in Londonderry.
1823	Light becomes aide-de-camp to Sir Robert Wilson who led an international force that assisted the Spanish 'Liberales' in their campaign against King Ferdinand and is badly wounded while serving with the Spanish revolutionary army.
1824	Light and Mary Bennet marry, her wealth enables him to buy a yacht and together they tour around the Mediterranean. They separate in 1832 when Mary forms a relationship with Hugh Bowen.
1830-1834	Light travels to Egypt where he forms a friendship with Mohammed Ali, Pasha of Egypt and Sudan that results in him recruiting officers for the Egyptian navy.
1834	Light delivers the paddle steamer <i>Nile</i> to John Hindmarsh in Egypt.
Jan 1836	Light returns to England and in February is appointed surveyor general for the new colony of South Australia.

⁴¹ Colton, Palmer Preston, 'Papers Relating to Company History', BRG 67/24

- May- August 1836 Light travels to South Australia aboard the *Rapid*, accompanied by crew and some of the survey team.
- August – December 1836 Light investigates much of the South Australian coastline, rejecting Encounter Bay and Port Lincoln as potential sites for the main settlement of the new colony, ultimately fixing on the location for Adelaide on 31 December after considering and rejecting Governor Hindmarsh's request to relocate the city closer to the harbour.
- 3 January- 10 March 1837 Light completes the layout for the City of Adelaide and the site is surveyed.
- March 1837-mid 1838 Amidst controversy and angst about the slow pace of the country surveys, Light and the survey team undertake the cadastral survey of over 150,000 acres across the Adelaide Plans, Port Adelaide, Rapid Bay, Kangaroo Island, Yankalilla and the Onkaparinga River.
- June 1838 Light and the majority of the survey team resign, when Kingston returns with only two additional people to assist and instructions to use the less accurate running survey method to hasten the survey process. BT Finnis and Light establish a private surveying firm Light, Finnis and Co.
- August 1838 **Light takes possession of Section 1 Hundred of Adelaide and begins building Thebarton Hall.**
- 22 January 1839 The hut Light and Maria Gandy have been living in off North Terrace is destroyed by fire, along with most of their belongings.
- 23 January 1839 **William and Maria relocate to Thebarton Hall where they live in the diary until the house is completed.**
William sleeps in the house from 25 February and Maria from 27 February.
- 6 October 1839 **William Light dies from Tuberculosis**, leaving all of his possessions and a debt, which Maria repays from the income derived from property and land rentals.
- 1840 Maria Gandy marries Dr George Mayo with whom she ultimately has three children.
- 1841 **Maria lets Thebarton Hall**, after she and Mayo move to Carrington Street. Thebarton Hall is described as a substantial brick house with 'four large and lofty rooms'.
John Colton establishes his saddlery business.
- 1844 The monument to Light is completed over his grave in Light Square.
- 15 December 1847 **Maria dies, leaving Thebarton Hall and land to her children.**

- 1855 Colton and William Longbottom go into partnership joining their saddlery and ironmongery businesses together.
- 1860 Colton and Longbottom move to premises in Currie Street.
- 1878 **The Mayo children sell Theberton Hall and the remaining land in Section 1. The Hone family buy the house while the land becomes the Southwark subdivision.**
- 1880 Colton & Co amalgamates with Harrold Bros, to form Harrold, Colton & Co.
- 1907 Harrold, Colton & Co build new premises in Currie Street after a fire destroys the earlier building.
- 1911 Harrold, Colton & Co merges with Palmer, Preston to become Colton, Palmer, Preston Ltd.
- 1916 Jeanne Young makes an incomplete model of the Theberton Hall, which begins the erroneous idea that Light and Maria built an inconsequential 2-roomed cottage.
- 1926 **Colton, Palmer, Preston Ltd buy Theberton Hall and demolish it after public attempts to save it fail.**
- 1927 Dr Fenner perpetuates the idea that Light lived in an inconsequential dwelling. Colton, Palmer, Preston Ltd build a sheet metal and tinware factory/foundry on the land Theberton Hall was located on. A plaque identifying the site of Theberton Hall is affixed on the buildings by the Thebarton Council.
- 1954 Faulding's buy the Colton, Palmer, Preston Ltd, facilities.**
- Early-1960s Colton, Palmer, Preston Ltd undergoes a period of business rationalisation, consolidating and streamlining their product range.
- 1989 State Historian John Tregenza challenges the established idea that Light and Maria built an inconsequential 2-roomed cottage and that Dr Mayo paid off Light's debts after he and Maria married.
- Late 1990's Cawthorne Street is closed to the public and is renamed Walsh Street.

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'Colonel Light's Residence', *The Advertiser* 1 December 1926, p.14. 'Colonel Light's

'Captains of Industry', *The New* 22 August 1927, p.6.

'Progress of Colton, Palmer & Preston', *The News* 31 March 1938, p.12.

'SA Factory to Close', *The News* 5 March 1954, p.2.

'Faulding's Buy Colton Property', *The Advertiser* 24 April 1954, p.6.

SITE RECORD

NAME:	Remains of 'Theberton Hall' Colonel William Light's House (including Underground Room, Underground Tank and Well)	PLACE NO.:	26527
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DESCRIPTION OF PLACE: Remains of four-roomed house and detached kitchen, underground room, underground tank and well.

DATE OF CONSTRUCTION: 1838

REGISTER STATUS: Nominated 27 November 2020

LOCAL HERITAGE STATUS: A plaque commemorating the approximate site of Theberton Hall has been fixed to a nearby building. The plaque is a Local Heritage Place.

CURRENT USE: Above-ground, the site now has buildings used as storage for West End Brewery (c.1980s-present)

PREVIOUS USE(S): Home 1839-1926, site of sheet metal and tinware factory/foundry then steel foundry 1927-c.1980s,

LOCAL GOVERNMENT AREA: City of West Torrens

LOCATION: **Street Name:** Corner of Walsh (formerly Cawthorne) and Winwood Streets

Town/Suburb: Thebarton

Post Code: 5031

MAP REFERENCE

PHOTOS

NAME: Remains of 'Theberton Hall' Colonel William Light's House (including Underground Room, Underground Tank and Well) **PLACE NO.:** 26527



Front of Theberton Hall c.1923, Tregenza suggests this portion of the building formed 2 of the 4 rooms of the original structure, however, it lacks the 'lofty' dimensions of the building behind and may have been a later addition.

Source: SLSA B 92.



Theberton Hall, c. 1926 showing the detached brick kitchen and later addition linking the kitchen to the original structure.

Source: SLSA B 6457

NAME: Remains of 'Theberton Hall' Colonel William Light's House (including Underground Room, Underground Tank and Well) **PLACE NO.:** 26527



Theberton Hall c.1926, showing the view from the kitchen to the house.

Source: SLSA B 6459



Colton, Palmer, Preston Ltd Premises facing Cawthorne Street, the shed to right is on the corner of Winwood Street and was used for parking before the shed was built. The red dot denotes the position of the Plaque that is a LHP. Apparently, the plaque has been relocated at least once since 1927.

Source: DEW Files 24 March 2021

NAME: Remains of 'Theberton Hall' Colonel William Light's House (including Underground Room, Underground Tank and Well) **PLACE NO.:** 26527



Corner of Cawthorne and Winwood Street showing the shed.

Source: DEW Files 24 March 2021



Inside the shed on the corner of Cawthorne and Winwood Streets.

Source: DEW Files 24 March 2021

NAME: Remains of 'Theberton Hall' Colonel William Light's House (including Underground Room, Underground Tank and Well) **PLACE NO.:** 26527



Plaque (LHP) identifying the approximate location of Theberton Hall.

Source: DEW Files 24 March 2021



Inside the Colton Palmer, Preston Ltd, showing an example of the large expanses between the walls and support posts in this group of buildings.

Source: DEW Files 24 March 2021

SITE PLAN



NAME: Remains of 'Theberton Hall' Colonel William Light's House (including Underground Room, Underground Tank and Well) **PLACE NO.:** 26527



Remains of Theberton Hall Colonel William Light's House (including Underground Room, Underground Tank and Well) CT 5941/298 D64225 A2

N ↑

LEGEND

-  Parcel boundary (extent of listing)
-  Likely area where Theberton Hall is located