

Attachment D

**Draft Inventory Sheet – 12A Dadley Street,
Alexandria**

Heritage inventory sheet

Based on the NSW Heritage Office State Heritage Inventory sheet

ITEM DETAILS			
Name of Item	Former Alexandria Baby Health Centre		
Former name	Alexandria Baby Health Centre, Alleena		
Item type	Built		
Address	Number 12A	Street Dadley Street	Suburb Alexandria
Property description	Lots 6 and 7		DP 2307
Use	Current Not in use		Former Baby health centre, crisis centre, First Nations aged care centre
Statement of significance	The former Alexandria Baby Health Centre at 12A Dadley Street, Alexandria, is one of several baby health centres designed and constructed by the City of Sydney in various locations across the local government area after World War I. It provides evidence of City of Sydney endeavours to improve social welfare conditions for residents as the second baby health centre in Alexandria, where the first baby health centre in NSW was opened in 1914. The building has continued to serve the community, including members of Sydney's First Nations community, and it is likely to have significance for people who worked there and members of the public who used its facilities. However, this needs further confirmation. The former Alexandria Baby Health centre has associations with City Architect Albert Smillie, who was involved in the design and construction of several baby health centres, welfare centres, libraries and other public facilities for the City of Sydney from the 1930s through to the 1960s. It is notable for its distinctive octagonal plan organised around a circular central court and, notwithstanding internal alterations, is considered to be a rare surviving example of a baby health centre designed by the City Architect and representative of communal buildings designed by the City Architect.		
Level of significance	State:	Local:	
Heritage listings			
DESCRIPTION			
Designer	City Building Surveyor's Department, Albert Smillie (Principal Architect).		
Builder	Drake & Vine		
Construction years	1964		

Heritage inventory sheet

Based on the NSW Heritage Office State Heritage Inventory sheet

Physical description	The former Baby Health Centre at 12A Dadley Street is a single storey brick building with a shallow pitched roof covered by metal decking. The building is octagonal in plan. An oculus over what was intended as a garden court in the centre of the building has been covered by a translucent dome. Original plans indicate it may have been covered by a flat sheet of Perspex, although this is not clear. In any case, the dome was in place prior to 2002. The building has aluminium framed windows, the majority of which replaced earlier metal framed windows in the early 2000s. Metal canopies shade windows in the western half of the building. There is chainwire fencing along the Renwick and Dadley Street boundary and a portion of the Renwick Street boundary. The drawings prepared in 2002 indicate that this fencing had been installed prior to this. Brush fencing has been installed along part of the Renwick Street boundary and along the Allen Lane boundary, providing privacy to open space in this section of the site. Although the interior of the building has not been inspected, comparison with the approved drawings prepared by the City Building Surveyor's Department in 1964 and a plan of the existing building reveals that the interior has been extensively modified to accommodate ongoing and changing uses.
Physical condition	
Modification and Dates	1981 renovations understood to have been undertaken
Archaeological potential	The archaeological potential of the site has not been ascertained.

HISTORY

The coastal regions of Sydney between Port Jackson and Botany Bay are the ancestral territories of the Eora people. The traditional owners of the land now within the City of Sydney local government area were the Cadigal (Gadigal) people. In common with other tribes living by Sydney Harbour, the Cadigal lived in harmony with the natural resources within their country, fishing from canoes or hunting the animals that lived in surroundings. The tribe appears to have moved within its territory in response to the seasons and family connections. Shell middens and other archaeological remains in the area provide material evidence of many centuries of sustained connection to the land that also sustained them. The arrival of white settlers caused the wholesale disruption of traditional life and the cultural practices of the Eora people generally. Despite enormous challenges, today many Indigenous people identify as Eora and maintain cultural practices and a connection to Country.

The site of 12A Dadley Street occupies part of 566.5 hectares (1400 acres) of land granted to emancipated convict, public servant and landowner William Hutchinson (1772-1846) in May 1823.

In July 1886 some 8.9 hectares (22 acres) were acquired by the Mercantile Building Land and Investment Company Limited. The land was brought onto Torrens Title, subdivided and offered for sale in 1886. The subject site is a part of the Company's South Eveleigh Estate.

On 7 February 1906 the title to Lots 6 and 7 in Section A of the subdivision (along with Lots 14 to 18 in Section A) was transferred to accountant George Thompson. Lots 6 and 7 were bounded by what was then called Suttor Street, Renwick Street and a lane. Suttor Street was renamed Dadley Street in 1917. Henry George Dadley (1868-1929) worked for the NSW Public Service in the Resumed Properties Department as a foreman and plasterer. He served as an alderman on Alexandria Council between 1908 and 1919, representing the Council's West Ward.

In 1914 Labor politician Frederick Flowers became the state's new health minister. That same year he held a conference, bringing together the Alice Rawson School for Mothers, the Sydney District Nursing Association, and numerous government departments. The Alice Rawson School for Mothers was named after the daughter of Sir Harry Rawson, governor of NSW

Heritage inventory sheet

Based on the NSW Heritage Office State Heritage Inventory sheet

between 1902 and 1909. It was founded in 1908 by the National Council of Women as a subsidised voluntary agency servicing the working-class suburbs of Newtown, Darlinghurst and Alexandria. In 1914 it and the Sydney District Nursing Association were combined under the Baby Clinic Board. The conference ended with a commitment to establish baby clinics throughout the city – the first would be in Alexandria, an industrial working-class suburb. Alexandria Baby Clinic was opened by Frederick Flowers and inaugurated on 24 August 1914 in rented premises at 22 Henderson Road. The movement expanded rapidly and by September 1919 there were twenty-eight baby clinics in various parts of New South Wales.

Evidence provided by Sands Sydney and suburban directory indicates that Lots 6 and 7 remained undeveloped when George Thompson sold them to clerical worker Richard Henry Harris in 1922. The transfer of title took place on 29 November. Harris immediately transferred the property title to the Board of Water Supply and Sewerage, which retained possession of it until 1938. In March that year the title was transferred to contractor Herbert John Nichols, who sold it the following month to John Patrick Matthews and Kathleen O'Riordan, described on title documents as toilet manufacturers. Lots 6 and 7 were subsequently purchased by a company called Service Springs Pty Limited early in 1944.

Alexandria Council was amalgamated with the Municipal Council of Sydney in 1948. A decision was made to acquire Lots 6 and 7 for the purposes of a children's playground in the second half of 1951 and the purchase of the land from Service Springs Pty Limited was finalised on 24 January 1952, when the transfer of title took place. In 1963 the Council's Parks and Recreation Department suggested replacing the existing early baby health centre, established in 1914, with a new building on the playground site. Plans of a new building were prepared by the City Architect. Drawings are signed by Albert Smillie. The plans were approved by Council on 5 March 1964, and the tender of building contractors Drake & Vine was approved on 23 March 1964. Construction commenced on 7 April 1964. The works were completed and approved on 30 July 1964.

The octagonal building incorporated features to be found in many baby health centres across the state - an area to park prams, a waiting room, consulting room, test fed room and lavatories, along with a screened play space on the eastern side of the building. A small central circular garden court was surrounded by an internal access corridor connecting all of the spaces.

As with baby health centres generally, the Alexandria Baby Health Centre was staffed and controlled by the NSW Department of Health, while the building was maintained by the City Council. However, by 1970 the baby health centre only operated on Friday. The Redfern Crisis Clinic applied to use the building from Monday to Thursday each week. However, by 1976 it was back to two days a week for infant health. A contract to undertake renovations to the building was signed on 17 July 1981 but the scope of works has not been ascertained. However, at some point in time the play area became a meeting room.

The property title was transferred to South Sydney Council Around the beginning of 1991. This followed the establishment of South Sydney Council at the instigation of the State government in 1989. The City Council and South Sydney Council merged in 2004 following redistribution of municipal boundaries so that the building came once again under the jurisdiction of the City of Sydney.

During 2002 and 2003 plans were lodged with South Sydney Council to modify the building for home and community care (HACC) facilities. Documented by architects Woodhouse & Danks, the works involved extensive internal demolition and modifications to some windows, along with a laundry addition at the rear of the building, pergola on the eastern side of the building and landscaping works. The adaptation was intended to assist frail elderly people and people with disabilities to live independently in their own home. The following year the same architects documented a laundry addition at the rear of the building. The facility was known as Alleena, a First Nations aged care establishment understood to have been conducted under the auspices of Australian Unity Aboriginal Home Care from 2015.

It has not been ascertained when the building ceased use as an aged care establishment. However, a development application was lodged by the City of Sydney in May 2025 seeking consent for ongoing community use at 12A Dadley Street.

Heritage inventory sheet

Based on the NSW Heritage Office State Heritage Inventory sheet

HISTORICAL THEMES		
Australian Theme	State theme	Local theme
2 Peopling Australia	Aboriginal cultures and interaction with other cultures	Uses for First Nations community – crisis centre and Alleena
3 Developing local, regional and national economies	Health	Baby health centre
7 Governing	Welfare	Local government provision of community services
8 Developing Australia's cultural life	Creative endeavour	Purpose-designed post-World War II baby health centre
9 Marking the phases of life	Persons	Associations with City Architect Albert Smillie

HERITAGE SIGNIFICANCE ASSESSMENT	
Historic significance SHR criteria (a)	The former Alexandria Baby Health Centre at 12A Dadley Street is one of several baby health centres designed and constructed by the City of Sydney in various locations across the local government area after World War II, following the redistribution of municipal boundaries in 1949. It provides evidence of efforts by the City of Sydney to improve social welfare conditions within the local government area during this period. The building is the second to house a baby health centre in Alexandria, the suburb in which the first baby health centre in NSW was opened in 1914. After this use was discontinued the building continued to serve the community, including members of Sydney's First Nations community. The building meets the threshold for listing at a Local level.
Historical association SHR criteria (b)	The former Alexandria Baby Health Centre has associations with City Architect Albert Smillie, who was involved in the design and construction of several baby health centres, welfare centres, libraries and other public facilities for the City of Sydney from the 1930s through to the 1960s. The building meets the threshold for listing at a Local level.
Aesthetic significance SHR criteria (c)	The former Alexandria Baby Health Centre is notable for its distinctive octagonal plan that was organised around a circular central court. Modifications to the building to suit changing uses have removed much of the original layout, but the exterior of the building is relatively intact. The building meets the threshold for listing at a Local level.
Social significance SHR criteria (d)	The building has been a community facility continuously since its opening in 1964. Uses have included a baby health centre, the Redfern Crisis Clinic and a home and community care facility. It is likely to have significance for people who worked there and members of the public who used its facilities, but further research is needed to confirm this. The building may meet the threshold for listing at a Local level.

Heritage inventory sheet

Based on the NSW Heritage Office State Heritage Inventory sheet

Technical/Research significance SHR criteria (e)	Because of alterations to the building, the former Alexandria Baby Health Centre is not considered to have the potential to yield information that might contribute to an understanding of the City of Sydney's cultural history. The building does not meet the threshold for listing at a Local level.
Rarity SHR criteria (f)	The former Alexandria Baby Health Centre is considered to be a rare surviving example of a baby health centre designed by the City Architect, notwithstanding changes that have taken place to the building's interior. Its original external form is generally intact. Other baby health centres constructed in the City of Sydney after World War II have been demolished. The building meets the threshold for listing at a Local level.
Representativeness SHR criteria (g)	Because of modifications to the building, the former Alexandria Baby Health Centre is not representative of this typology. However, many communal buildings designed by the City Architect continue to be used, although not for the purposes for which they were originally designed. In this sense the former baby health centre is representative. The building meets the threshold for listing at a Local level.
Integrity	The building has retained a relatively large amount of integrity externally but has been extensively modified internally.

RECOMMENDATIONS

Recommendations	• Manage 12A Dadley Street in accordance with Sydney LEP 2012 and Sydney DCP 2012. • 12A Dadley Street should be retained and conserved. • The external form of 12A Dadley Street, any original spaces, fabric and finishes that remain should be retained and conserved in any future development. • No additions should be made at roof level which will affect the original eaves line or impact negatively on the building. • All conservation and new works should be undertaken in accordance with the Australia ICOMOS Charter for Places of Cultural Significance (The Burra Charter). • It is recommended that a Conservation Management Strategy be prepared to guide future works and conservation at the place. A heritage impact statement should be prepared prior to any major works being undertaken. • Existing original unpainted brickwork should remain unpainted • Retain plaques at the main entrance in situ.
------------------------	---

INFORMATION SOURCES

Type	Author/Client	Title	Year	Repository
Written	TKD Architects		2025	City of Sydney

AUTHOR OF THIS REPORT

Name	Date
TKD Architects	2025

Heritage inventory sheet

Based on the NSW Heritage Office State Heritage Inventory sheet

IMAGES

Image Caption Architectural drawing describing the original plan and elevations of the building.

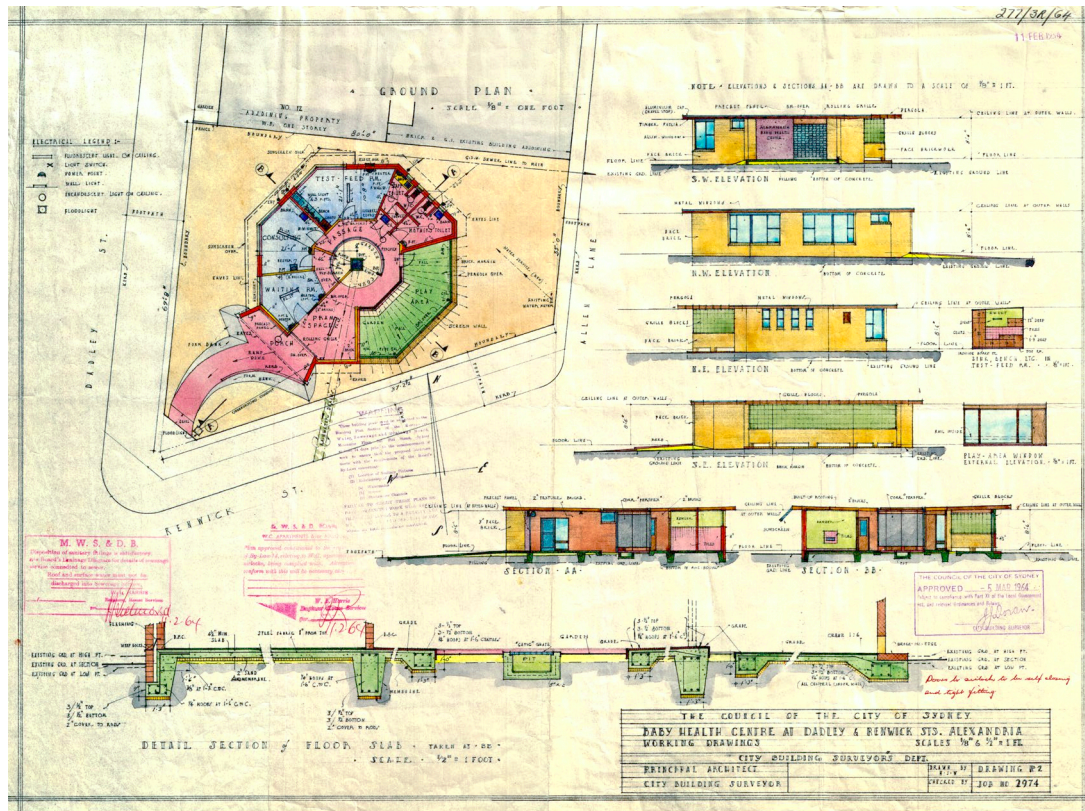


Image Year	1964	Image author and Copyright Holder	City Building Surveyor's Department; City of Sydney
-------------------	------	--	---

Heritage inventory sheet

Based on the NSW Heritage Office State Heritage Inventory sheet

IMAGES

Image Caption

The Alexandria Baby Health Centre viewed from the south-west, photographed at time it was officially opened in July 1964.



Image Year

1964

Image author and Copyright Holder

City of Sydney Archives Unique ID A-00010293

Heritage inventory sheet

Based on the NSW Heritage Office State Heritage Inventory sheet

IMAGES

Image Caption

Official opening of the Alexandria Baby Health Centre, July 1964.



Image Year

1964

Image author and Copyright Holder

State Library of NSW Government
Printing Office 2 – 30341

Heritage inventory sheet

Based on the NSW Heritage Office State Heritage Inventory sheet

IMAGES

Image Caption	The Alexandria Baby Health Centre viewed from the south-west.
----------------------	---



Image Year	1981	Image author and Copyright Holder	City of Sydney Archives Unique ID A-00021506
-------------------	------	--	--

Heritage inventory sheet

Based on the NSW Heritage Office State Heritage Inventory sheet

IMAGES			
Image Caption			
			
Image Year	2023	Image author and Copyright Holder	TKD Architects

Heritage inventory sheet

Based on the NSW Heritage Office State Heritage Inventory sheet

IMAGES

Image Caption	The former Baby Health Centre viewed from the corner of Renwick and Dadley Streets.
----------------------	---



Image Year	2023	Image author and Copyright Holder	TKD Architects
-------------------	------	--	----------------

Heritage inventory sheet

Based on the NSW Heritage Office State Heritage Inventory sheet

IMAGES			
Image Caption		Western side of the building, showing the lightweight metal awnings installed to shade windows.	
			
Image Year	2023	Image author and Copyright Holder	TKD Architects

Heritage inventory sheet

Based on the NSW Heritage Office State Heritage Inventory sheet

IMAGES

Image Caption

Pergola and laundry addition facing Allen Lane.



**Image
Year**

2023

**Image author
and Copyright
Holder**

TKD Architects

Heritage inventory sheet

Based on the NSW Heritage Office State Heritage Inventory sheet

IMAGES

Image Caption

Rear of the building viewed from Allen Lane, adjacent to the northern site boundary.



Image Year

2023

Image author and Copyright Holder

TKD Architects

Heritage inventory sheet

Based on the NSW Heritage Office State Heritage Inventory sheet

IMAGES

Image Caption

The former Baby Health Centre viewed from Allen Street. Brush fencing encloses the yard at the rear of the site.



Image Year

2023

Image author and Copyright Holder

TKD Architects