

Item name: Bandon Grove Tobacco Factory**Location:** 1209 Chichester Dam Road Bandon Grove 2420

Dungog

Address: 1209 Chichester Dam Road**Planning:** Hunter & Central Coast**Suburb/nearest town:** Bandon Grove 2420**Local govt area:** Dungog**Parish:****State:** NSW**County:****Other/former names:****Area/group/complex:****Group ID:****Aboriginal area:****Curtilage/boundary:****Item type:** Archaeological-Terrestrial**Group:****Category:****Owner:** Private - Individual**Admin codes:****Code 2:****Code 3:****Current use:** Residential agricultural property**Former uses:** Agricultural property and tobacco factory**Assessed significance:** Local**Endorsed significance:**

Statement of significance: The study contains the potential for archaeological remains pertaining to a mid-19th century tobacco factory owned and operated by William Alexander Smith for a period of at least 20 years. The site may hold the potential to contain archaeological remains of one of the earliest, or sole, tobacco factories in Bandon Grove which can be considered to be of potential local archaeological significance.

Smith's decision to open and operate a tobacco factory would have been in direct correlation to the productivity and good quality tobacco crops growing in and around Bandon Grove during the 19th century. Having been such a small township and settlement, it was likely that many farmers growing tobacco in the immediate area would have either sold their crops to Smith or paid to have their crops processed and cured in the factory thus demonstrating the significance and importance of the tobacco factory to the community of Bandon Grove. Engaging in the production of tobacco further demonstrates the economic importance of this agricultural product during the 19th century. Its demise by the 20th century was largely due to the changing environmental conditions causing the quality of crops to decline. The decline of tobacco led to the development and favourability of the dairy industry in the greater Dungog region.

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Historical notes of provenance: The tobacco industry can be considered to be one of the first profitable agricultural crops to have existed in the greater Dungog region, some crops having existed as early as 1828 (Carste Studio Pty Ltd (2012), p. 44.). Along with wheat growing and sheep rearing, by the mid-19th century, the tobacco industry had evolved into one of the main profitable ventures for the local residents of Dungog. As time progressed, the tobacco industry extended to include manufacturing sheds on rural properties and some larger scale factories which meant that growth, cultivation and curing could all be completed locally thus retaining the majority of the economic benefits within the Dungog region. However the overall success of the industry remained largely with the environmental conditions of the landscape, a factor which vastly resulted in the demise of tobacco growing and production by the early 20th century.

Bandon Grove is a small settlement located to the north of the main city centre of Dungog and is part of the Parish of Tillegra. William Alexander Smith is believed to have established a tobacco factory by the mid 19th century at his property at Bandon Grove, which is located along Chichester Dam road; the main road utilised to access and travel through the settlement since its establishment. Smith was born in 1827 in Ireland, to his parents Alexander Smith and Elizabeth Erskine. Smith appears to have migrated to Australia with his parents and six siblings to Port Phillip in 1842 and the family is listed as living in Bandon Grove by 1844 (Assisted Immigrants list, State records, Reel 2144 [4/4818] p. 11.). William's mother passed in 1844 and his father remarried in 1846 ("William Smith", Ancestry (accessed 24th April 2013), <http://trees.ancestry.com.au/tree/2617761/person/6007455640>). It is not known whether William inherited the study site at Bandon Grove or purchased the land and his family lived elsewhere in the town. He married his wife Mary Ann Barnes in the Anglican church directly opposite their property in 1854 (Registration Number V18541143 41B/1854, NSW Births, Deaths and Marriages (accessed 24th April 2013)). Together they had 13 children, two of which died in infancy.

The first documentary evidence for the presence of a tobacco factory on the study site dates to 1869, although it appears likely that the factory was in operation from as early as 1858. No specific details regarding the dimensions, construction methods or appearance of the tobacco factory have been found among the documentary records. In 1869, Smith was advertising for tobacco twisters: "wanted a good twister, qualified to look after the management of a tobacco factory. A married man, having one or two useful sons preferred" (Maitland Mercury and Hunter River General Advertiser (14th August 1869), p. 1.). It appears that Smith may have held other business interest or ventures, as by 1873 he was advertising the property for lease rather than running the manufacturing business himself:

"To let, for five or seven years, store (and business connected). Attached is a grain store, tobacco factory, slaughter and boiling houses for cattle, pigs etc., stables, sheds, men's huts, paddocks etc. Business has been carried on for the last 15 years and having made arrangements for entering into other pursuits."(Maitland Mercury and Hunter River General Advertiser (21st June 1873), p. 7.).

The lease advertisement affirms that Smith had multiple agricultural businesses invested in his property during his ownership. The advertisement also confirms that the site contained a functioning tobacco factory run by Smith from at least 1858, possibly marking it as one of the earliest factories Bandon Grove and the greater Dungog region.

Themes: National theme

3. Economy

3. Economy

State theme

Industry

Commerce

Local theme

Designer:

Builder:

Year started:

Year completed:

Circa: No

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Physical description: Based on communication and visual satellite imagery (site inspection was not permitted by owner), it appears that the mid 19th century tobacco factory building is no longer standing. No buildings are known to have been constructed over the factory site, however a number of modern 20th century buildings have been constructed around the greater vicinity of the area. These buildings included a domestic house, sheds and dwellings for agricultural pursuits.

Physical condition level:

Physical condition: The mid 19th century tobacco factory is no longer standing, however it appears that the study site area has experienced numerous periods of development in relation to surrounding dwellings and sheds. Based on this preliminary knowledge, it can be suggested that there remains a low to moderate potential for archaeological remains pertaining to the presence of a mid 19th century tobacco factory known to have been in operation while under the ownership of William Alexander Smith. Archaeological evidence may be found in the form of wall footings, occupation deposits pertaining to the industrial use of the site as a tobacco factory, and rubbish pits associated with discard and waste from industrial processes.

Archaeological potential level: High

Archaeological potential Detail:

Modification dates: As per communication with the owner of the property, it is believed that the building used for the tobacco factory was demolished and removed approximately 30-40 years ago. Any modifications made over time to the building remains unknown.

Recommended management: Prior to the approval of any development of the study location an archaeological assessment and, if appropriate, relevant endorsements from the Heritage Branch should be sought where archaeological remains may be affected. Assessment of the site should be made prior to impact or disturbance being made to the current ground level surface. An extensive title search is also recommended during archaeological assessment to better determine the occupation and specific use of the tobacco factory

Management: **Management category** **Management name**

Further comments:

Criteria a): The mid-19th century tobacco factory, known to have been constructed and operating while under the ownership of William Alexander Smith can be considered to be of potential local historical significance. Its early establishment date demonstrates the growing popularity and the reliance of the tobacco industry for the township of Bandon Grove, potentially having been the first or even sole factory in the town. The presence of small scale agricultural industries was of great importance to the surrounding towns of Dungog, sometimes forming the majority of the economic turnover.

Criteria b): The site is associated with William Alexander Smith.
[Historical association significance]

Criteria c):
[Aesthetic/ Technical significance]

Criteria d): The site may hold some portion of local significance to family members and descendants of William Alexander Smith.
[Social/Cultural significance]

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Criteria e):
[Research
significance]

Criteria f): It is unlikely that the study site would be considered rare or uncommon as assessed per this criterion. Small scale tobacco factories were a common addition to agricultural farms as a means to process and cure personal stock onsite and perhaps sell some of the crops as a finished product. In particular, the second half of the 19th century saw the presence of many tobacco factories as tobacco crops were most successful during this period.

Criteria g): The study site which once contained William Alexander Smith's tobacco factory can be considered to be of potential local significance under this criterion. The study site represents the economic importance of tobacco to the agricultural industry of Bandon Grove and the greater Dungog region during the second half of the 19th century. The success of the tobacco industry largely depended on environmental conditions and land tenure, which left some owners investing their time into many agricultural pursuits on the one site in order to stay afloat. Smith is an example of this, having also operated a slaughter and boiling house on the same property.

Intactness/Integrity: The extent and integrity of any archaeological remains pertaining to the study site remains unknown. No dwellings or structures are known to have been constructed directly over the factory, therefore leaving an increased potential for archaeological remains of a higher integrity.

References:	Author	Title	Year
	NSW State Records, Ancestry	Assisted Immigrants list, State records, Reel 2144 [4/4818] p. 1 "William Alexander Smith"	
	NSW Births, Deaths and Marriages Maitland Mercury and Hunter River G	Marriage record- Registration Number V18541143 41B/1854 "Advertisements", 14th August 1869, 21st June 1873	

Studies:	Author	Title	Number	Year
	Carste Studio	Dungog Heritage Study Review		2013

Parcels:	Parcel code	Lot number	Section number	Plan code	Plan number
	LOT	151		DP	997511

Latitude:

Longitude:

Location validity:

Spatial accuracy:

Map name:

Map scale:

AMG zone:

Easting:

Northing:

Listing:	Name	Title	Number	ListingDate
		Heritage study		

Data entry: Data first entered: 26/04/2013

Data updated: 19/11/2013

Status: Partial

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Image:



Caption: Bandon Grove Tobacco Factory - entry, not indicative of position of site

Copy right:

Image by: AMAC

Image date:

Image number:

Image url: <http://www.environment.nsw.gov.au/maritimeheritageapp/resources/Heritage/shi/WebAPP/34577c2e894078d41e189c1de68cfb60495.jpg>

Thumbnail url: http://www.environment.nsw.gov.au/maritimeheritageapp/resources/Heritage/shi/WebAPP/Thumb_test34577c2e894078d41e189c1de68cfb60495.jpg

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