

Register of Significant Twentieth Century Architecture

RSTCA No: R043

Name of Place: Swinger Hill Stage 1 & 2 Cluster Housing

Other/Former Names:

Address/Location: Hindmarsh Drive PHILLIP 2606

Block 1-25 Section 63 of Phillip

Listing Status:	Registered	Other Heritage Listings:	
Date of Listing:	1984	Level of Significance:	National
Citation Revision No:	1	Category:	Residential
Citation Revision Date:	January 1990	Style:	Sydney Regional

Date of Design:	1969	Designer:	Ian McKay & Partners for NCDC
Construction Period:	1970-71	Client/Owner/Lessee:	NCDC
Date of Additions:		Builder:	

Statement of Significance

The overall scheme for Swinger Hill was designed by prominent architects Ian McKay and Partners of Sydney for the NCDC. One of the first of the modern and attractive medium density housing schemes in Australia to achieve a population of 40 persons to the acre in a manner that gained wide public acceptance contrary to general housing expectations. The scheme stands as an historical and social landmark. The advanced design provides various housing types and integrated landscape, circulation systems and community facilities on a hillside site, which was later extended by private development. The innovative and brilliant site plan, and design solution for the first 39 houses unites the house types in a village-like atmosphere in a carefully detailed streetscape. The houses designed by the architects were awarded the C S Daley Medal in 1977.

Description

Swinger Hill is a co-ordinated design for housing on 63 acres in Phillip, close to Woden Town Centre. One of the first developments of its kind in Australia with an estimated population of 2,400 and 700 dwellings including courtyard, row, atrium and clustered stepped houses. The scheme was a staged development, with houses arranged in courts with 10 to 50 in each, around a private car and entrance court. The first two courts in Barnett Close totalling 39 houses were designed by the architects as a prototype to test design principles and as a demonstration project for private enterprise. The most architecturally significant in the development, the houses form a harmonious group unified by carefully selected materials, colour, detailing and integrated landscaping. The attention to detail in the first 39 houses and their siting is outstanding, particularly when compared to the houses later developed by private enterprise.

Condition and Integrity

Good.

Background/History

Analysis against the Criteria specified in Schedule 2 of the Land (Planning and Environment) Act 1991

(i) a place which demonstrates a high degree of technical and/or creative achievement, by showing qualities of innovation or departure or representing a new achievement of its time

(ii) a place which exhibits outstanding design or aesthetic qualities valued by the community or a cultural group

(iii) a place which demonstrates a distinctive way of life, taste, tradition, religion, land use, custom, process, design or function which is no longer practised, is in danger or being lost, or is of exceptional interest

(iv) a place which is highly valued by the community or a cultural group for reasons of strong or special religious, spiritual, cultural, educational or social associations

(v) a place which is the only known or only comparatively intact example of its type

(vi) a place which is a notable example of a class of natural or cultural places or landscapes and which demonstrates the principal characteristics of that class

(vii) a place which has strong or special associations with person, group, event, development or cultural phase which played a significant part in local or national history

(xi) a place which demonstrates a likelihood of providing information which will contribute significantly to a wider understanding of natural or cultural history, by virtue of its use as a research site, teaching site, type locality or benchmark site

References

Other Information Sources