

## DOLPHIN TERRACE

74-78 Archer Street

Multi-storey terrace housing was a distinctive form almost entirely restricted to the latter half of the nineteenth century, particularly the 1870s and 1880s. In Adelaide, unlike the eastern capitals, it was built almost exclusively by speculators for sale or rental to affluent middle-class families. Apart from Adelaide proper, and some seaside locations, North Adelaide was the prime location for terrace development. Within North Adelaide, terrace building was concentrated in the narrow streets east of O'Connell Street, probably because of a preference for the more intimate and convenient urban living these streets provided than the vast, empty spaces of Wellington Square or the broad main streets.

Dolphin Terrace forms part of the largest group of all in North Adelaide, as Pikusa comments:

*The largest group, dating from about 1875, developed in Archer Street where five individually built terraces ranging from three to five houses each clustered about the Dover Castle Public House and the police station. As they survive today it is possible to experience the urban scale and character the terraces created when built in a narrow street . . . [which differs] from the typical Adelaide streetscape of low buildings separated by wide public spaces.*

Dolphin Terrace is typical of the speculative residential development which reached its peak in the early 1880s, and ended abruptly in 1886 with the collapse of several South Australian banks. The terrace was completed by 1884. George Sweetser, a carpenter-builder, who arrived in South Australia in 1855 possibly designed and oversaw the construction of the building. Sweetser's interest did not end there, as all of his houses in this locality were then let by him. By the 1880s he had become a modest speculator-builder, owning and renting out houses in Archer Street and Margaret Street as well as the three houses which form Dolphin Terrace. He owned Dolphin Terrace until his death in 1909.



(CD Ref 1215/93)

Although erected at the end of the boom period, the raised gable end, simple form and restrained detailing to the terrace, suggest an earlier date. The individuality of each unit is indicated only by ground floor partitions and modulated first floor openings. Unity is expressed by a continuous ground floor veranda and roof

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line. The terrace is constructed of squared bush hammered sandstone and is complemented by a masonry wall with cast-iron railings.

Both Dolphin and Böhm terraces are strong visual elements in Archer Street, and stand as portals at its junction with Curtis Street.

ACA, Assessments, *Digest of Proceedings*; Pikusa, S., *The Adelaide house 1836 to 1901*, 1986, pp. 93-94, 96.

The text in this Information Sheet was copied from the **Heritage of the City of Adelaide: An Illustrated Guide**, (1996). The photographs contained in this Information Sheet are a selection of those held by Heritage Services, in digital format.

The property described in this Information Sheet is included in the Register of State Heritage places. A heritage listing does not mean or imply right of access by the public to such properties.

*The heritage related Principles of Development Control as well as the Precinct specific objectives and Principles of Development Control are contained in the Adelaide (City) Development Plan. These should be referred to in whole when contemplating any development.*

*Further information on the Heritage Incentives Scheme, an initiative of Council to sponsor timely and appropriate conservation action is available upon request of the Customer Service Centre.*

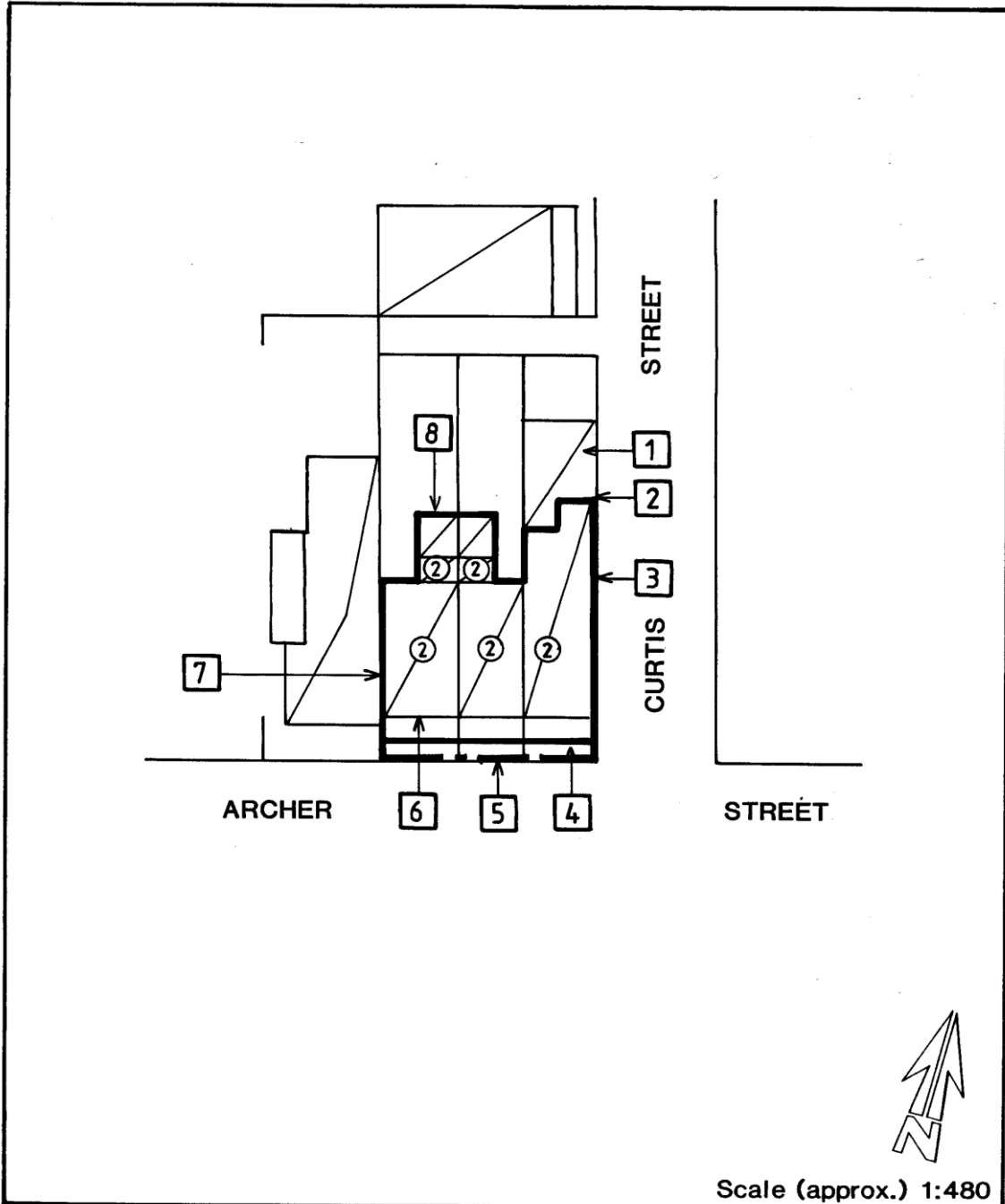


# CITY OF ADELAIDE HERITAGE STUDY

## The City Heritage Register-Definition of Items

Prepared by the Dept. of Planning and Development

Item	DOLPHIN TERRACE	Building No	33/0213
Address	74-78 Archer Street, North Adelaide (No. 74 also 1-9 Curtis Street)	CT	4212/375 4158/518, 3287/197



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### NOTES:

1. Concrete block and brick addition.
2. Limestone rubble.
3. Bluestone rubble.
4. Ground floor verandah (first floor unshaded).
5. Wall with rendered piers and cast iron railings.
6. Squared, hammered sandstone with stucco enrichment (painted).
7. Sandstone rubble.
8. Part of original structure at ground floor level only - exclude first floor additions.