

CITY OF MORELAND HERITAGE REVIEW

BUILDING CITATIONS



**VOLUME 2
Part II
Datasheets L-Z**

This report is Part II of Volume 2 of a set, comprising:

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Volume 5	Landscape Citations

4.0 DATASHEETS L-Z

Building:	Wentworth House	Significance:	A
Address:	22 Le Catcau Street, Pascoe Vale	Map Ref:	29 B1
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Vol 5617 Fol 325	Construction Date:	c 1841-1842; 1850s; 1860s
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	Dr Farquhar McCrae



Intactness:
E ☐ G ☐ F ☒ P ☐

Condition:
E ☐ G ☒ F ☐ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☒
Register of the National Estate ☒
Moreland Planning Scheme ☒
UC Area ☒
National Trust ☒

Recommended Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
HO Controls ☒

Principal Historic Themes:

- association with individuals or families
- primary production, early agricultural/farming activity

History:

Wentworth House was originally known as 'La Rose' Farmhouse.¹ A single storey basalt rubble house with an imported slate roof, situated near the Moonee Ponds Creek, was erected c.1842 for early Victorian settler, Dr Farquhar McCrae.² The building comprised five rooms with a 15 foot (4.5 m) diameter well immediately behind it. In 1852 La Rose was purchased by Collier Robertson, who had rented the property for five years previous. At this stage the house was probably extended, with three rooms to the west and encompassing verandah, in addition to a cut bluestone kitchen and servants quarters, stables, dairy and butchery. The property passed to grazier and brewer, James Robertson in 1858, and in the 1860s a new red brick kitchen, pantry and bathroom were built on the east elevation. The property was rented out after 1871. James' widows Margaret sold the property to investors in 1886.³

The house survives intact with adjacent outbuildings on a reduced suburban allotment.

Description:

Wentworth House is a single storey residence of bluestone rubble built in two stages (c.1842, 1850s), with a later additions, the 1860s kitchen, pantry and bathroom of red brick. It has a hipped slate roof and a simple corrugated-iron clad concave-profile return verandah. It has timber-framed sash windows, with half-glazed French doors opening onto the south verandah.

The house has been sympathetically altered internally. The outbuildings—stables and servants' quarters—are in a dilapidated condition.

Landscape:

The significant landscape associated with Wentworth House consists of mature trees.

A number of Monterey Cypress (*Cupressus macrocarpa*) are located to the west of the house and appear to be a long overgrown hedge. Two very large Pepper Trees (*Schinus molle* var. *areira*) dominate the front garden, south of the house. At the rear fence line (north) lies two mature Olive (*Olea europea*). One in particular is very large. Further identification of remnant species from the early history of the site would require the permission of the owners.

The trees at Wentworth House are of local interest as remnant plantings from the early history of the estate. They assist in providing an appropriate setting for a significant house and contribute to the amenity of the surrounding landscape.

Key Architectural Elements:

- bluestone rubble construction
- hipped slate roof
- concave-profile corrugated iron verandah

Conservation Guidelines:

- restore outbuildings

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object.
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria. <i>i.e., the original section of this house was constructed only seven years after the foundation of the colony at Port Phillip.</i>
HV B	The importance of a place or object in demonstrating rarity or uniqueness.
AHC B2	Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest. <i>i.e., the house is one of the oldest surviving house in Victoria to remain on its original site; it is a rare surviving example of a Colonial residence.</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community. <i>i.e., the house is a representative example of a Colonial and mid-19th century bluestone residence.</i>
HV H	Any other matter which the Council considers relevant to the determination of cultural heritage significance.
AHC H1	Importance for close associations with individuals whose activities have been significant within the history of Victoria <i>i.e., the house has associations with early Victorian settler, Dr Farquhar McCrae; and Coiler and James Robertson, graziers and brewers.</i>

Significance:

Wentworth House is of state historical and architectural importance. The original section of this structure, constructed only seven years after the foundation of the colony at Port Phillip, is one of the oldest surviving house in Victoria to remain on its original site.⁴ The property has strong associations with several pioneer agriculturists in the district, it is an important and rare illustration of early Victorian colonial traditions.

Original Sources:

Timothy Hubbard Pty Ltd. *City of Coburg Heritage Conservation & Streetscape Study*, October 1990.

Victorian Heritage Register (formerly Historic Buildings Register) No. 138.

Register of the National Estate. File No. 213/011/000/102

National Trust of Australia (Victoria) File No. 1742.

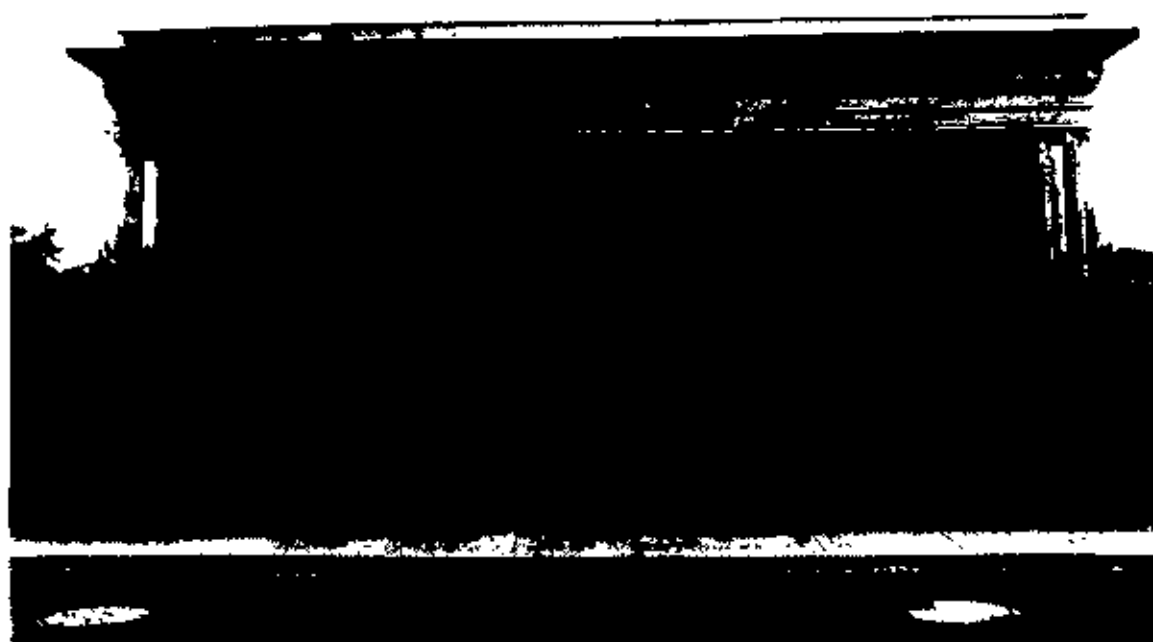
1 Victorian Heritage Register, File No. C 10/2

2 The brother-in-law of the famous diarist Georgiana McCrae

3 R Broome, *Coburg: Between Two Creeks*, Port Melbourne 1987.

4 M Lewis, *City of Coburg Heritage Conservation and Streetscape Study*. 'The Character of Coburg: The Building Stock

Building:	Former Synagogue (Gurgatee House)	Significance:	A
Address:	32 Lord Street, Brunswick	Map Ref:	29 K8
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	1911-12
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	James Dolphin



Intactness:
E ☐ G ☒ F ☐ P ☐

Condition:
E ☐ G ☒ F ☐ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☒
Moreland Planning Scheme ☒
UC Area ☒
National Trust ☒

Recommended Heritage Listings:

Victorian Heritage Register ☒
Register of the National Estate ☐
HO Controls ☒

Principal Historic Themes:

- association with stone quarrying industries
- permanent places of worship

History:

The former Synagogue was erected in 1911-12 as a four room home for James Dolphin, hosiery manufacturer.¹ An extra room was added a year later. It was the first house constructed in Lord Street, and Dolphin owned a number of allotments in this and adjoining streets. Previously, the area had been used as a stone quarry by the Methven family, and after its was infilled, it was subdivided as the Lygon Estate. Dolphin died in 1929 at the age of 80, leaving the house, known as *Girgatee House*, to his wife and two daughters.

The property was later owned by Israel Sukert, a flock manufacturer, when it was purchased by Brunswick Talmud Torah ('school for learning') in 1942 for use as a synagogue and Sabbath School, at which time a further two rooms were added and a back section containing a cellar, fernery and porch was demolished. The owners, presumably on behalf of the Talmud Torah, were Joseph Yoffe (hosiery manufacturer), Boris Sonkin (manufacturer) and Salomon Wertheim (manufacturing chemist of Fitzroy). After the death of these three joint proprietors it was transferred to Morris Yoffe in 1967, and then to M and H J Goldberg in 1982. It remained in use as a synagogue until 1987.

The Brunswick Talmud Torah was established in 1921, and has been one of the most enduring Jewish congregations of Melbourne. The Jewish population of Brunswick in 1921 was nearly 300. It was one of only two Jewish congregations north of the Yarra, the other being the Albert Street synagogue.

The house is now used again as a residence.

Description:

The former Synagogue is a single storey brick building. The walls are of face red brick with rendered dressings to openings and roof is hipped. It has a grand front portico with a heavy entablature supported on paired fluted Composite columns which stand on stone pedestals. The south (front) facade is symmetrical, with a central front door flanked by single windows. Window openings are horseshoe or keyhole arches, with moulded heads supported on recessed columns on stone pedestals which flank stone sills. Windows are generally timber-framed sashes. Two polygonal window bays protrude from the east and west elevations.

The original front gates and fence—predominantly iron pickets on a bluestone base, but with a patterned bichrome brick panel—sits immediately in front of a neat hedge. The front paving is concrete.

Internally the buildings has elaborate joinery in the hall and principal rooms.

Key Architectural Elements:

- extremely unusual Ionic front portico
- extremely unusual arched head windows
- original bluestone and iron picket front fence

Conservation Guidelines:

- reinstate missing column to portico
- reinstate missing volute to capital

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object.
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria <i>i.e., the building was one of only two for Melbourne's Jewish community north of the Yarra.</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community. <i>i.e., the house is notable for the outstanding and unusual architectural characteristics of the largely intact exterior</i>
HV G	The importance of the place or object in demonstrating social or cultural associations.
AHC G1	Importance as a place highly valued by a community for reasons of religious, spiritual, symbolic, cultural, education, educational, or social associations. <i>i.e., the building has had long associations with the Brunswick Jewish community.</i>

Significance:

The former synagogue at 32 Lord Street, Brunswick, is of local historical and architectural significance. Historically, its significance derives from its connection with the Brunswick Jewish Community, which played an important part in the clothing and associated industries from the 1920s. It was home to one of only two Jewish congregations north of the Yarra. Architecturally, the building is a highly unusual composition with its dominating classical portico and keyhole arch window and door openings.

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage. A Report on the Review of the Brunswick Conservation Study* West Brunswick, 1990.
Brunswick City Council Rate Books.
Nigel Lewis & Associates. *Brunswick Conservation Study*. 1982.
Sands and McDougall. *Directory of Victoria* - various dates
National Trust of Australia (Victoria) Research Notes, 1988.

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- 1 There are no hosiery manufacturers listed as James Dolphin in Brunswick, but he may have used a company name

Building:	Blackburn House	Significance:	B
Address:	16 Louisville Avenue, Pascoe Vale South	Map Ref:	29 B3
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Vol. 5987, Fol 380, Vol. 5135, Fol 887; Vol. 5025, Fol 938; Vol. 6594, Fol 709	Construction Date:	1936, 1986
Architect:	Unknown	Builder:	Joe Clitt
Original Use:	Residence	Original Owner:	M & D Blackburn



Intactness:
E ☐ G ☐ F ☒ P ☐

Condition:
E ☐ G ☒ F ☐ P ☐

Existing Heritage Listings:

Victorian Heritage Register	[]
Register of the National Estate	[]
Moreland Planning Scheme	[x]
UC Area	[]
National Trust	[]

Recommended Heritage Listings:

Victorian Heritage Register	[]
Register of the National Estate	[]
HO Controls	[x]

Principal Historic Themes:

- association with individuals or families

History:

16 Louisville Avenue was erected for Maurice Blackburn, who had moved to Coburg after winning the Federal Seat of Bourke in 1934.¹ It was built by Joe Clift using brick veneer, a system he is thought to have invented, and is a double storey house of clinker brick in the then fashionable Tudor Revival style. A large fence was built about its perimeter in 1986.²

Blackburn bequeathed to Council the house to the council for use as a library. The council retained it until 1985 when it was returned into private ownership.

Description:

Blackburn House is a two storey attic-style house of clinker brick veneer with glazed terracotta tiled gabled and hipped roofs with white-painted vertical timber cladding to the gable ends. There is a small hipped-roof dormer to the south of the west facade, and plain clinker brick chimneys penetrate each end of the transverse gable. The house has diamond-pane leadlit timber-framed windows with sash openings and brick dressings, and pointed arch openings to a window on the west elevation of a single storey section to the south, and to the front door. A high clinker brick fence with steel gates was added c.late 1980s, and the front garden was completely paved at approximately the same time.

Key Architectural Elements:

- clinker brick veneer walls
- steeply pitched glazed terracotta tiled roofs
- timber panelled gable-ends

Conservation Guidelines:

- remove non-original front fence and gates
- remove non-original window awnings

Heritage Victoria/Australian Heritage Commission Criteria:

HV F	The importance of the place or object in exhibiting good design or aesthetic characteristics and or in exhibiting a richness, diversity or unusual integration of features.
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community <i>i.e., the house is a large example of an inter-War house in the local context, that is Coonan's Hill.</i>

- HV F The importance of the place or object in demonstrating or being associated with scientific or technical innovations or achievements
- AHC F1 Importance for its technical, creative, design or artistic excellence, innovation or achievement.
- i.e., the house is notable for its early use of brick veneer construction*
- HV H Any other matter which the Council considers relevant to the determination of cultural heritage significance.
- AHC H1 Importance for close associations with individuals whose activities have been significant within the history of Victoria.
- i.e., the house is associated with Maurice Blackburn, a notable Federal Member of Parliament, the house was built by Joe Clift, attributed with the invention of brick veneer.*

Significance:

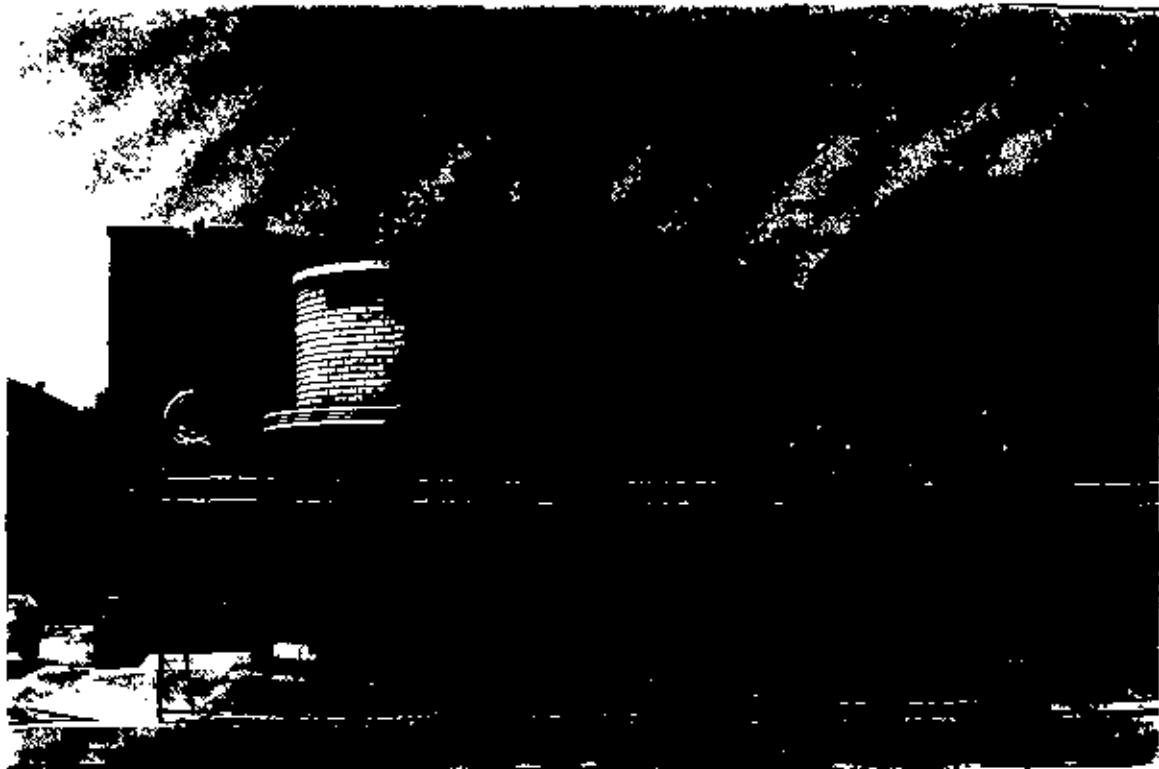
16 Louisville Avenue is of local historical and architectural significance. It is associated with Maurice Blackburn, a noted Federal MP. It is one of the largest houses in the Coonans Hill Precinct, and is notable for its early use of brick veneer construction, a technique apparently invented by its builder, Joe Clift. The significance of Blackburn House is diminished by the lack of any original landscaping: the front garden is completely paved and the brick fence and steel gates (all c. late 1980s), whilst sympathetic, are not original

Original Sources:

Timothy Hubbard Pty Ltd. *City of Coburg Heritage Conservation & Streetscape Study*. October 1990

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- 1 R Broome, *Coburg: Between Two Creeks*, Port Melbourne 1987, p. 257.
2 Assessment Card No. 3245.

Building:	Baby Health Centre	Significance:	B
Address:	318-324 Lygon Street, Brunswick East	Map Ref:	29 K7
Current Use:	Maternal & Child Health Centre	Current Owner:	City of Moreland
Property Info:	Unknown	Construction Date:	c 1950
Architect:	Unknown	Builder:	Unknown
Original Use:	Infant Welfare Centre	Original Owner:	City of Brunswick



Intactness:
E ☐ G ☒ F ☐ P ☐

Condition:
E ☐ G ☒ F ☐ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
Moreland Planning Scheme ☒
UC Area ☐
National Trust ☐

Recommended Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
HO Controls ☒

Principal Historic Themes:

- association with local community groups
- provision of health care and related activities
- association with local government

History:

The Lygon Street Baby Health Centre is one of several in Brunswick. It was established in the late 1930s, while the current building was probably constructed in the 1940s-50s

Description:

The Baby Health Centre is cream brick Moderne styled building with a rendered capped parapet and a terracotta tile hipped roofline. The front (west) elevation is dominated by an asymmetrically placed semi-circular bay window with metal framed windows and a painted projecting rendered lintel. The entrance, west of the bay, is defined by a small tower with a projecting rendered lintel, rendered capping, and a City of Coburg plaque

While the building is not domestic in external appearance, its internal spaces are smaller than expected, with a central sun room, looking out over a rear garden, with smaller rooms provided for the infant welfare sister's consultation and as an office. The projecting wing forms part of the entry, and provides a place for strollers and prams.

Key Architectural Elements:

- cream brick Moderne facade

Conservation Guidelines:

- -

Heritage Victoria/Australian Heritage Commission Criteria:

HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community <i>i.e., the building is representative of the cream brick Moderne style.</i>

- HV G The importance of the place or object in demonstrating social or cultural associations.
- AHC G1 Importance as a place highly valued by a community for reasons of religious, spiritual, symbolic, cultural, education, educational, or social associations.
- i.e., the building has long been associated with local maternal and baby care.*

Significance:

The Baby Health Centre at 318-324 Lygon Street, Brunswick East, is of local historical and architectural significance. The site has been associated with maternal and baby health care since the late 1930s. Architecturally, the building is a well composed late example of the Moderne style, with an interesting semi-circular facade.

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990

Sands and McDougall *Directory of Victoria* - various dates

Building:	Lyndhurst Club Hotel	Significance:	B
Address:	513 Lygon Street, Brunswick	Map Ref:	29 K6
Current Use:	Hotel	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	1890
Architect:	Unknown	Builder:	Unknown
Original Use:	Hotel and Coffee Palace	Original Owner:	John McMahon (Licensee)



Intactness:		Condition:	
E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>		E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>	
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	<input type="checkbox"/>	Victorian Heritage Register	<input type="checkbox"/>
Register of the National Estate	<input type="checkbox"/>	Register of the National Estate	<input type="checkbox"/>
Moreland Planning Scheme	<input checked="" type="checkbox"/>	HO Controls	<input checked="" type="checkbox"/>
UC Area	<input type="checkbox"/>		
National Trust	<input type="checkbox"/>		

Principal Historic Themes:

- association with provision of entertainment and recreation facilities

History:

The Lyndhurst Hotel was opened in 1890, at the end of an undeveloped street, as a hotel and coffee palace, John McMahon being the first licensee. The three storey building itself reflects the confidence of the land boom, however, it faltered during the 1890s Depression of the 1890s.

The Lyndhurst Hotel is one of six Brunswick hotels built around 1889-90, the second major period of hotel construction in the municipality. By this time there were already 16 hotels in Brunswick, most of these dating from the 1850s, and reflecting both goldfields trade and early development areas within Brunswick.

Description:

The Lyndhurst Club Hotel is a three storey rendered brick Italianate building in the style of a 'grand' hotel. At first floor level on the Lygon Street facade there is a arcaded recessed balcony with a rendered balustrade. A triangular pediment surmounts the parapet at above the chamfered corner of the building. Openings at all levels are arched, with string courses at impost level. The facade is divided vertically by moulded pilasters, which have banded rustication at ground floor level, and horizontally at each level by string courses. The parapet, which is partially balustraded and partially panelled, sits above a deep cornice, and is decorated with urns. The chimneys are rendered with moulded tops. Windows are timber-framed double-hung sashes. The original panelled timber external doors remain. Plain rectangular windows replace the grander arched ones at the west of the Albion Street facade.

Although substantially intact above street level, the Lyndhurst Hotel has had openings altered and signs added at street level. A portico with turned timber posts and a hipped corrugated galvanised steel roof has been added at the entrance to a gaming area off Albion Street. A skillion-roofed verandah with a barrel-vaulted entrance off Lygon Street has also been added

Key Architectural Elements:

- prominent corner siting
- dominant presence in the streetscape
- ornate 3 storey facade with recessed loggias

Conservation Guidelines:

- reinstate windows to original design
- preferably remove verandahs and porticos at ground floor level
- remove intrusive signage

Heritage Victoria/Australian Heritage Commission Criteria:

- HV A The importance, association with or relationship to Victoria's history of the place or object.
- AHC A3 Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
- AHC A4 Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria.
- i.e., the hotel is one of many hotels erected in Brunswick and Coburg during the Land Boom*
- HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
- AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community
- i.e., the building is a representative example of an Italianate hotel erected during the Land Boom*

Significance:

The Lyndhurst Club Hotel is of local historical and architectural significance. It is a relatively intact example of an 'grand hotel', with exuberant Italianate detailing typical of boom-style architecture.

Original Sources:

- Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.
- L. Barnes. *It Happened in Brunswick*. Brunswick, 1987.
- Nigel Lewis & Associates. *Brunswick Conservation Study* 1982.
- Atkinson photographs c.1910, held by Town Clerk, City of Brunswick (now Moreland).
- R K Cole. *Hotel Records*, held by the State Library of Victoria

Building:	Former Fawkner State School	Significance:	C
Address:	85-105 Lynch Street, Fawkner	Map Ref:	17 H4
Current Use:	Buddhist Welfare Centre	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	c.1910s?
Architect:	Unknown	Builder:	Unknown
Original Use:	Primary School	Original Owner:	State Government of Victoria



Intactness:		Condition:	
E <input type="checkbox"/> G <input type="checkbox"/> F <input type="checkbox"/> P <input checked="" type="checkbox"/>		E <input type="checkbox"/> G <input type="checkbox"/> F <input checked="" type="checkbox"/> P <input type="checkbox"/>	
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	<input type="checkbox"/>	Victorian Heritage Register	<input type="checkbox"/>
Register of the National Estate	<input type="checkbox"/>	Register of the National Estate	<input type="checkbox"/>
Moreland Planning Scheme	<input type="checkbox"/>	HO Controls	<input type="checkbox"/>
UC Area	<input type="checkbox"/>		
National Trust	<input type="checkbox"/>		

Principal Historic Themes:

- Provision of education.

History:

Unknown. The complex is now the Tu Viên Qua'ng Du'c Buddhist Welfare Centre.

Description:

The original section of the former Fawkner State School is a small single storey red brick building, now rendered, in a free Arts and Crafts style typical of school buildings of the Edwardian period. The hipped roof is clad with Marseilles pattern terracotta tiles. Windows are multi-paned double-hung sashes, arranged in groups, with rendered sills. The building has red brick chimneys with rendered tops and terracotta chimney pots. A number of additions dating from the 1960s or '70s exists to the east. The double entrance doors have glazed upper panels and a glazed highlight, and are recessed within an arched parapeted opening decorated with a rendered moulded hood.

Alterations include the rendering of the exterior and the addition of a number of bollards decorated with lotus motifs near the main entrance

Key Architectural Elements:

- single-storey red brick building
- arched parapeted entrance
- timber-framed multi-paned double-hung sash windows

Conservation Guidelines:

- preferably remove render
- preferably remove non-original decoration

Heritage Victoria/Australian Heritage Commission Criteria:

HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features

AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

i.e., the building is a typical example of the free Arts and Crafts style used for schools of the Edwardian period.

Significance:

The former Fawkner State School is of local architectural interest. The original Edwardian-style school building although considerably altered, is an unusual pre-World War Two element in an otherwise generally post-War area

Building:	Former Western Theatre	Significance:	B
Address:	41-43 Melville Road, Brunswick West	Map Ref:	29 C7
Current Use:	Estonian House Co-op Ltd	Current Owner:	Estonian House Co-op Ltd?
Property Info:	Unknown	Construction Date:	c.1929
Architect:	Unknown	Builder:	Unknown
Original Use:	Cinema	Original Owner:	Unknown



Intactness:	Condition:
E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>	E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>

Existing Heritage Listings:

Victorian Heritage Register	<input type="checkbox"/>
Register of the National Estate	<input type="checkbox"/>
Moreland Planning Scheme	<input checked="" type="checkbox"/>
UC Area	<input type="checkbox"/>
National Trust	<input type="checkbox"/>

Recommended Heritage Listings:

Victorian Heritage Register	<input type="checkbox"/>
Register of the National Estate	<input type="checkbox"/>
HO Controls	<input checked="" type="checkbox"/>

Principal Historic Themes:

- association with provision of entertainment and recreation facilities
- post-war migration

History:

The Western Theatre was built c.1929 and operated as a cinema until 1963. It was one of three picture theatres built in Brunswick in the 1920s, and one of six operating in Brunswick at that time. Of these only the Lyric Theatre (c.1911: see datasheet), the Star Cinema Theatre (1920s: see datasheet) and the Western Theatre remain in a relatively intact form.

One of the shops which form part of the building was used as a confectioners shop, being run initially by Mrs Male.

The building was acquired by the Estonian Club in 1971.

Description:

The former Western Theatre is a two storey rendered brick building. The cinema section, to the rear has a shallow barrel-vaulted roof over the actual cinema; the line of the parapet reflects the roof profile. A delicate curved moulding on the face of this parapet once contained the name of the cinema. The two storey front section housing the cinema foyer and two shopfronts has a first floor facade of three bays separated by paired pilasters. Each bay contains paired multi-paned double-hung sash windows, the central pair with a bracketed moulded head. The lower parapet above these windows has a very shallow curved pediment with a narrow cornice and frieze. The entrance to the cinema is a shallow basket arch opening flanked by attached columns between masonry piers. The bank of entrance doors appears to be original, the doors timber-framed. Two shopfronts complete the composition.

On either side of the main entrance is small shop which forms part of the original building. The northern shop is the more intact.

Key Architectural Elements:

- prominent siting in the streetscape

Conservation Guidelines:

- preferably remove awning and replace with one of original or sympathetic design
- repair render
- remove obtrusive flue from facade and repair parapet
- restore street level facade
- reinstate original name to parapet

Heritage Victoria/Australian Heritage Commission Criteria:

HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
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- AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.
- i.e., the building is the most intact of all Brunswick's former cinemas; it is a typical example of inter-War design incorporating classical elements.*
- HV G The importance of the place of object in demonstrating social or cultural associations.
- AHC G1 Importance as a place highly valued by a community for reasons of religious, spiritual, symbolic, cultural, education, educational, or social associations.
- i.e., the theatre was the longest serving cinema in Brunswick.*

Significance:

The former Western Theatre is of local historical and architectural significance. It was the longest serving cinema in Brunswick, and remains the most intact of all Brunswick's former cinemas. Architecturally, it is a typical 1920s composition of classical elements with an unusual parapet which reflects the profile of the cinema roof behind.

Original Sources:

- Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. 1990.
- L Barnes. 'Street names of Brunswick'. [Unpublished manuscript] 1987.
- Sands and McDougall. *Directory of Victoria* - various dates.

Building:	House	Significance:	B
Address:	104 McIlville Road, Brunswick West	Map Ref:	29 C6
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	c 1895
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	William Mentplay



Intactness:
E ☐ G ☒ F ☐ P ☐

Condition:
E ☐ G ☒ F ☐ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
Moreland Planning Scheme ☒
UC Area ☐
National Trust ☐

Recommended Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
HO Controls ☒

Principal Historic Themes:

- significant phases in the development of towns and suburbs, 19th century speculative building activity

History:

The house at 104 Melville Road was built around 1895, probably for William Mentiplay, a herbalist or 'botanic practitioner'. Mentiplay lived there until the early 1910s, after which it was owned by a variety of people including an architect, Austin Bastow.¹

The land was originally part of Donald Melville's estate. He subdivided and sold a section from Whitby to Albion Streets in 1885, which was subdivided into typical residential allotments. In 1889-90 these allotments were held by either James Littlejohn or John Southern. By 1907, relatively little development had occurred, with two pairs of single storey terraces and two detached houses being erected, including 104 Melville Road.

Description:

104 Melville Road is a large two storey Italianate bichrome brick house. Its walls are of face red brick with cream brick string courses and window dressings. Asymmetrical in plan, the house has a return verandah and balcony with a skillion corrugated iron roof and cast iron lacework frieze and balustrading between coupled turned timber posts. A projecting polygonal bay on the west facade has, at each level, three timber-framed double-hung sash windows with rendered sills. A unpainted rendered frieze of small bosses separates the two levels of windows. The hipped slate roof has bracketed eaves and is penetrated by bichrome brick chimneys with rendered bases and cornices.

The property retains an unusual wrought iron fence and gate and pittosporum hedge.

Key Architectural Elements:

- distinctive 19th century bichrome brick design
- original ornate cast iron balcony and verandah
- original slate and corrugated iron roofing

Conservation Guidelines:

- retain original garden elements

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object.
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria.

i.e., the house is one of the few erected on Donald Campbell's estate in the 19th century.

HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.

AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

i.e., the building is a particularly intact example of a 19th century Italianate house.

Significance:

104 Melville Road, Brunswick West, is of local historical and architectural significance. One of the few 19th century houses built on Donald Melville's estate, which had been subdivided in the late 1880s, but which remained largely undeveloped for many years. Architecturally, it is a particularly intact example of a large 1890s Italianate house, which retains its original fence and other plantings.

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.

Brunswick City Council Rate Books.

L Barnes. 'Street names of Brunswick'. [Unpublished manuscript] 1987.

Melbourne Metropolitan Board of Works Plan No. 103 (1907).

1 The 1920 rate book records show Austin Bastow as owner, and Elizabeth Denyer as occupier.

Building:	House	Significance:	C
Address:	41 Middle Street, Glenroy	Map Ref:	17 D4
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	c.1890s
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	Unknown



Intactness:		Condition:	
E [] G [] F [x] P []		E [] G [] F [x] P []	
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	[]	Victorian Heritage Register	[]
Register of the National Estate	[]	Register of the National Estate	[]
Moreland Planning Scheme	[]	HO Controls	[]
UC Area	[]		
National Trust	[]		

Principal Historic Themes:

- -

History:

Unknown. The house at 41 Middle Street was built in the c.1890s.

Description:

41 Middle Street is an asymmetrical timber cottage with ashlar boarding on the street elevation. The hipped corrugated iron roof, painted red, has bracketed eaves, and the corrugated iron verandah is supported on non-original tubular steel posts. The original chimney has been demolished.

Key Architectural Elements:

- corrugated iron hipped roof with bracketed eaves
- imitation ashlar timber cladding to north elevation

Conservation Guidelines:

- reinstate original roofing material to window canopy
- reinstate original verandah floor, posts and frieze
- remove cyclone wire front fence

Comparative Examples:

7 Staples Street, Glenroy

Heritage Victoria/Australian Heritage Commission Criteria:

HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.

AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

i.e., the house is an unusual example of an asymmetrical 19th century timber cottage.

Significance:

The house at 41 Middle Street, Glenroy, is of local historical interest. It is one of only a small number of surviving timber houses in the Glenroy area dating from the 19th century.

Building:	John Welsh Factory	Significance:	B
Address:	12-20 Miller Street, Brunswick	Map Ref:	30 A10
Current Use:	Metalworking Factory	Current Owner:	David Brown Gear Industries Ltd
Property Info:	Unknown	Construction Date:	1940-41
Architect:	Unknown	Builder:	Unknown
Original Use:	Metalworking Factory	Original Owner:	John Welsh Pty Ltd



Intactness:	Condition:
E [] G [x] F [] P []	E [] G [x] F [] P []

Existing Heritage Listings:

Victorian Heritage Register	[]
Register of the National Estate	[]
Moreland Planning Scheme	[x]
UC Area	[]
National Trust	[x]

Recommended Heritage Listings:

Victorian Heritage Register	[]
Register of the National Estate	[]
HO Controls	[x]

Principal Historic Themes:

- -

History:

John Welsh Pty Ltd was established c.1910, initially running an engineering and gear cutting factory from Rathdowne Street, Carlton. The present buildings were constructed for the company in 1940-41 to accommodate their need to expand during World War Two, at which time the company manufactured slab milling machines for the production of shells.

The first endeavours of the company were in the production of tile presses, clay de-airing machines, gold rolling mills for jewellers and woodworking machinery. They extended their activities to gear cutting in 1922, and this is currently their major specialisation. During the 1930s depression the company patented and manufactured a gold ore crusher which was able to be operated by one person.

The site was already being used by smaller metal works prior to the construction of the present buildings. The 1940 directory records W J Muir, Brass Finisher and Seaborne & Garner, at 12 Miller Street.

Description:

The John Welsh factory is a single storey cream brick building. In form it is in three sections, two end pavilions linked to a central recessed section by two sections of curved wall. The end pavilions are of cream brick, with dark brown manganese brick at the base and forming two narrow string course nearer the parapet. An entrance of stepped manganese brick penetrates the east pavilion, a narrow horizontal window of glass bricks sits to the eastern end. The central section has a deep cream brick stepped parapet with partial brown brick string courses. This sits above a shallow concrete canopy which shelters two vehicle entrances. Small windows sit between the underside of the canopy and a manganese brick dado. Original manganese brick and concrete curbing defines the vehicle entrances. Beyond the facade, the building red brick side walls and a galvanised iron saw-tooth roof. Some extensions have apparently been made at the rear of the site. The original company name in shaped steel lettering has been replaced during the 1990s.

Key Architectural Elements:

- long, low bichrome Moderne facade
- manganese brick stepped entrances
- glass brick panels

Conservation Guidelines:

- reinstate original signage

Comparative Examples:

Tip Top Bakery, 170 Edward Street, Brunswick

Heritage Victoria/Australian Heritage Commission Criteria:

- | | |
|--------|---|
| HV A | The importance, association with or relationship to Victoria's history of the place or object. |
| AHC A3 | Importance in exhibiting unusual richness or diversity of cultural landscapes or features. |
| AHC A4 | Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria

<i>i.e., the factory is associated with a period of rapid growth of industry in Coburg and Brunswick.</i> |
| HV B | The importance of a place or object in demonstrating rarity or uniqueness. |
| AHC B2 | Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest

<i>i.e., the building and surviving equipment are remnants of the gear cutting industry, established in Brunswick in 1940, which served the locally important brick-making industry.</i> |
| HV E | The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features. |
| AHC E1 | Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

<i>i.e., the building is a good example of the Moderne style applied to an industrial building type.</i> |

Significance:

The John Welsh factory is of local architectural and historical significance. The building still houses the engineering and gear cutting works which served brickmaking and other industries from c. 1910, relocating in 1941 into this purpose built building. Architecturally, the factory is a good example of an intact streamlined, Moderne facade.

Original Sources:

- Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.
Sands and McDougall. *Directory of Victoria*. (Various dates)
National Trust of Australia (Victoria). 'Classification Report John Welsh Pty Ltd'.

Building:	Trestle Bridge	Significance:	A
Address:	Moonee Ponds Creek, Glenroy	Map Ref:	16 C3
Current Use:	Railway Bridge	Current Owner:	Victorian State Government
Property Info:	Unknown	Construction Date:	1924
Architect:	Unknown (Victorian Railways?)	Builder:	Unknown
Original Use:	Railway Bridge	Original Owner:	Victorian Railways



Intactness: E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>	Condition: E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>
Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register <input type="checkbox"/>	Victorian Heritage Register <input type="checkbox"/>
Register of the National Estate <input type="checkbox"/>	Register of the National Estate <input type="checkbox"/>
Moreland Planning Scheme <input type="checkbox"/>	HO Controls <input type="checkbox"/>
UC Area <input type="checkbox"/>	
National Trust <input type="checkbox"/>	

Principal Historic Themes:

- Association with early agricultural activity.

History:

The railway bridge over the Moonee Ponds Creek between Pascoe Vale Road and the Tullamarine Freeway was built in 1924 as part of the new goods line constructed to connect the main north-eastern line (now Jacana, located half-way between Glenroy and Broadmeadows stations) with the new marshalling yards at Tottenham, west of the city. The line was intended to relieve pressure on the main line. It was later used to carry standard gauge line.¹

Description:

The trestle railway bridge is constructed across the valley over the Moonee Ponds Creek. The steel deck carrying the railway line is supported at regular intervals by large tapering trestle supports with diagonal steel bracing members.

Key Architectural Elements:

- trestle construction
- landmark visible from many points along the Moonee Ponds Creek

Conservation Guidelines:

- .

Heritage Victoria/Australian Heritage Commission Criteria:

HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.

AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

i.e., the bridge is a key focus in the landscape.

Significance:

The trestle railway bridge over the Moonee Ponds Creek is a key visual element in the local landscape, notable for its scale and height.

¹ Broadmeadows Historical Society file on Railways.

Building:	Former Spicer Paper Mills	Significance:	B
Address:	1-9 Moreland Road, Coburg	Map Ref:	30 A4
Current Use:	Clothing Manufacturing	Current Owner:	Jockey Australia
Property Info:	Unknown	Construction Date:	1920, 1940, 1985
Architect:	Carleton & Carleton and Oakley & Parkes (architects in association)	Builder:	Unknown
Original Use:	Paper Mill	Original Owner:	James Spicers & Sons (Spicers & Detmold Ltd)



Intactness:
E ☐ G ☐ F ☒ P ☐

Condition:
E ☐ G ☒ F ☐ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
Moreland Planning Scheme ☒
UC Area ☐
National Trust ☐

Recommended Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
HO Controls ☒

Principal Historic Themes:

- association with individuals or families

History:

The original factory for James Spicers & Sons, established in the late 19th century, was erected in 1920 to provide finished products such as stationery, writing pads, paper, inks and machinery.¹ *The building took on its present form in 1940 when Carleton & Carleton and Oakley & Parkes, architects in association, designed the Spicers & Detmold Ltd factory in a derivative of the Dutch Moderne style.*²

Description:

The former Spicer Paper Mills is a large two storey cream brick building in the Dutch Moderne style. Multi-paned steel-framed windows dominate the composition of the south (Moreland Road) facade, and those on the ground floor have rendered dressings, matching the string courses which accentuate the first floor parapet and the top of the prominent tower. To the south-west is a curved steel-framed window above a small curved entrance porch.

To the rear of the complex are red brick saw-tooth roofed factory buildings.

The main building has been rendered and painted a medium blue in the mid-1990s.

Key Architectural Elements:

- Dutch Moderne facades with rendered dressings to openings
- landmark tower
- steel-framed windows
- preferably remove signage

Conservation Guidelines:

- remove paint to expose cream brickwork

Comparative Examples:

Lincoln Mills, Gaffney Street, Coburg

Heritage Victoria/Australian Heritage Commission Criteria:

- HV A The importance, association with or relationship to Victoria's history of the place or object
- AHC A3 Importance in exhibiting unusual richness or diversity of cultural landscapes or features
- AHC A4 Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria
- i.e., the refurbishment of the building in 1940 is associated with a period of rapid development of industry in Brunswick and Coburg.*
- HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
- AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.
- i.e., the building is a good example of the Moderne style applied to an industrial building type*
- HV H Any other matter which the Council considers relevant to the determination of cultural heritage significance.
- AHC H1 Importance for close associations with individuals whose activities have been significant within the history of Victoria.
- i.e., the factory was designed by two prominent architectural firms of the period, Carleton & Carleton and Oakley & Parkes*

Significance:

The Spicers Paper Mills are of local historical and architectural significance. It is an important factory complex in Melbourne's northern suburbs and is a good example of Dutch Modernism in Melbourne, designed by two well known architectural firms of the period, Carleton & Carleton and Oakley & Parkes. Its significance has been diminished considerably by the rendering and painting of the cream brick exterior.

Original Sources:

- Timothy Hubbard Pty Ltd *City of Coburg Heritage Conservation & Streetscape Study*. October 1990.
- Gary Vines & Matthew Churchward. *Northern Suburbs Factory Study*. Maribyrnong, 1992.

1 G Vines, *Northern Suburbs Factory Study*, Maribyrnong 1992 p. 87

2 Royal Victorian Institute of Architects, *Journal*, December 1939-January 1940, p. 243

Building:	Moreland Railway Station Signal Box	Significance:	A
Address:	Moreland Road, Cuburg	Map Ref:	29 G4
Current Use:	Signal Box	Current Owner:	State Government of Victoria
Property Info:	Unknown	Construction Date:	1892
Architect:	George W Sims	Builder:	Unknown
Original Use:	Signal Box	Original Owner:	Victorian Colonial Government



Intactness: E <input type="checkbox"/> G <input type="checkbox"/> F <input checked="" type="checkbox"/> P <input type="checkbox"/>	Condition: E <input type="checkbox"/> G <input type="checkbox"/> F <input checked="" type="checkbox"/> P <input type="checkbox"/>
Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register <input type="checkbox"/>	Victorian Heritage Register <input checked="" type="checkbox"/>
Register of the National Estate <input type="checkbox"/>	Register of the National Estate <input checked="" type="checkbox"/>
Moreland Planning Scheme <input checked="" type="checkbox"/>	HO Controls <input checked="" type="checkbox"/>
UC Area <input checked="" type="checkbox"/>	
National Trust <input type="checkbox"/>	

Principal Historic Themes:

- significant phases in the development of towns and suburbs; 19th century speculative building activity
- significant phases in the development of towns and suburbs (urban settlement); 19th century speculative subdivision patterns
- association with 19th century brickmaking and clay industries
- association with stone quarrying industries
- moving goods and people: public transport system
- landmark structures

History:

The Moreland signal box and signal masts were established as part of the North Melbourne-Coburg (now Upfield) Railway line in 1892.¹

Thomas Marr and Company's free stores, the Moreland Timber Company and the Brunswick Plaster Mills owned sidings in the Moreland Station complex which were served from this signal box.

Description:

The Moreland Road signal box is a simple one-and-a-half-storey building which has a red-painted gabled corrugated iron roof with scalloped bargeboards and a small finial trimming the south gable. The walls are weatherboard and the simple timber windows form a horizontal band along the south, east and north facades, allowing a view of the railway tracks. A staff toilet is attached.

Massive timber floor framing carries interlocking machinery. The chimneys and fireplaces have been removed. The signal masts, typical of many installations, are the lattice type with somersault home and fixed distant arms with cast iron finials removed. Double line block safe working instruments are still in situ.²

Key Architectural Elements:

- original corrugated iron clad roof
- carved timber bargeboards
- two storey weatherboard construction

Conservation Guidelines:

- replace missing six pane vertical sash windows

Comparative Examples:

Signal Boxes, Gardiner, Kooyong and Mentone Railway Stations

Heritage Victoria Criteria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object.
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria. <i>i.e., the Upfield Railway Line cabins, gates and related structures demonstrate the impact of the railway on the development of the inner suburbs</i>
HV B	The importance of a place or object in demonstrating rarity or uniqueness
AHC B2	Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest. <i>i.e., the Upfield Railway Line cabins, gates and related structures are one of the few such structures to survive in Victoria and are probably the only ones to have remained in continuous manned operation since construction.</i>
HV D	The importance of a place or object in exhibiting the principal characteristics or the representative nature of a place or object as a part of a class or type of places or objects
AHC D2	Importance in demonstrating the principal characteristics of the range of human activities in the Victorian environment (including way of life, custom, process, land-use, function, design or technique). <i>i.e., the Upfield Railway Line cabins, gates and related structures demonstrate a range of buildings types developed for railway purposes.</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community <i>i.e., the Upfield Railway Line cabins, gates and related structures are key visual features of the railway line in Moreland.</i>
HV G	The importance of the place of object in demonstrating social or cultural associations.
AHC G1	Importance as a place highly valued by a community for reasons of religious, spiritual, symbolic, cultural, education, educational, or social associations.

i.e., the Upfield Railway Line is a focus of local sentiment and as such is socially, economically and geographically important to the people of Moreland.

HV H Any other matter which the Council considers relevant to the determination of cultural heritage significance.

AHC H1 Importance for close associations with individuals whose activities have been significant within the history of Victoria

[Adapted from Gutteridge Haskins & Davey Pty Ltd, *Upfield Railway Line: Heritage and Closures Study*, Final Report for the Public Transport Corporation, November 1996, p. 15.]

Significance:

The Moreland signal box is of state historical and technological significance. It retains Winters double line block instruments which are now rare in signal boxes of the period outside the Upfield Line. It is historically significant because of its association with local industry through the factories and stores which owned sidings in the Moreland Station complex which were served from this signal box.

Original Sources:

Timothy Hubbard Pty Ltd. *City of Coburg Heritage Conservation & Streetscape Study*. October 1990.

Note:

During the course of this study, works have been proposed and undertaken along the Upfield railway line. These works have included the dismantling and removal of some of the railway related structures recommended for Heritage Overlay protection in this study.

1 Andrew Ward & Associates, *Upfield Railway Heritage Study*, May 1990

2 Andrew Ward & Associates, *Upfield Railway Heritage Study*. The same signaling system on the former St Kilda Railway Line has been removed as a result of its Light Rail upgrading.

Building:	Moreland Terrace	Significance:	B
Address:	222-238 Moreland Road, Brunswick	Map Ref:	29 G4
Current Use:	Residences and Professional Rooms	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	1889
Architect:	Unknown	Builder:	Unknown
Original Use:	Residences	Original Owner:	Charles Marshall



Intactness:
E ☐ G ☐ F ☒ P ☐

Condition:
E ☐ G ☒ F ☐ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
Moreland Planning Scheme ☒
UC Area ☐
National Trust ☐

Recommended Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
HO Controls ☒

Principal Historic Themes:

- significant phases in the development of towns and suburbs; 19th century speculative building activity

History:

Moreland Terrace, comprising nine two storey terraces, was erected in 1889 for Charles Marshall, and then subsequently mortgaged to the Enterprise Building Society. It is matched by the group of terraces on the north side of Moreland Road, Coburg. The following year, the houses were all unoccupied, almost certainly a direct result of the Depression. By 1895, all were tenanted, but the directories reveal frequent changes in the occupiers. An exception was No. 226 (originally No. 3) which was occupied by Mrs Elizabeth Eyre, and then by Miss A Eyre from 1895 who remained there at least until the 1950s.

Description:

Moreland Terrace is a row of nine two-storey attached brick residences, Italianate in style. Each originally had a facade of brown and cream brickwork with red brick side and rear walls. Each has a concave-profile roof to a timber first-floor balcony, divided into three bays by timber posts with cast iron capitals, with cast iron lacework infill as balustrading and friezes. Roofs are concealed behind an ornate balustraded and partly rendered brick parapet with rendered moulded string course and central semi-circular pediment and decorative urns. Paired brick corbels with rendered dressing trim the wing walls of each terrace at roof and balcony level. Windows are arched, with timber-framed double-hung sashes. The party walls have false arches edged with cream bricks with red brick infill.

Intactness varies across the residences. Substantially intact verandahs remain on Nos 224, 226, 230, 232, 234 and 238. No. 224 has a tiled verandah roof. The larger central pediment on No. 230 has been removed, but the name 'Moreland Terrace' remains visible in raised lettering. The other parapets remain largely intact, although the urns which once sat at the corners have all been removed. All the original iron picket front fences appear to remain. A variety of colour schemes has been used on the terrace; No. 232 has been rendered and No. 228 painted.

Key Architectural Elements:

- prominent streetscape presence
- ornate 19th century Italianate design

Conservation Guidelines:

- reinstate missing decorative rendered details
- reinstate cast iron balustrade panels and friezes to original design where missing
- reinstate cast iron fences to original design where missing
- preferable reinstate original or appropriate uniform exterior colour scheme

Comparative Examples:

241-253 Moreland Road, Coburg

Heritage Victoria/Australian Heritage Commission Criteria:

- HV A The importance, association with or relationship to Victoria's history of the place or object.
- AHC A3 Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
- AHC A4 Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria.
- i.e., the terraces were associated with the construction of the North Melbourne-Coburg railway; and one of the northern most terraces to be built in Melbourne*
- HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features
- AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.
- i.e., the building is a good example of rendered Boom style Italianate terraces.*

Significance:

Moreland Terrace, 222-238 Moreland Road, Brunswick, is of local historical and architectural significance. The terraces, which are a notable element in the streetscape, are one of the most northern to be erected in Melbourne in the late 19th century. With the terrace across Moreland Road, 241-253 Moreland Road, Coburg (see datasheet), adjacent to the railway station, Moreland Terrace reflects well the effectiveness of the recently-opened railway (1888) as a catalyst to property development in the North Brunswick/Moreland area.

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.
Brunswick City Council Rate Books.
Sands and McDougall. *Directory of Victoria*. (Various dates)

Building:	Terrace	Significance:	B
Address:	241-253 Moreland Road, Coburg	Map Ref:	29 F4
Current Use:	Residence	Current Owner:	Unknown
Property Info:	241: Vol. 3413 Fol 117, 243: Vol. 8310 Fol 427; 245: Vol. 8856 Fol 778; 251: Vol. 3872 Fol 222/3, Vol. 6914 Fol 759, Vol. 8602, Fol 553.	Construction Date:	c.1890
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	Unknown



Intactness: E <input type="checkbox"/> G <input type="checkbox"/> F <input checked="" type="checkbox"/> P <input type="checkbox"/>	Condition: E <input type="checkbox"/> G <input type="checkbox"/> F <input checked="" type="checkbox"/> P <input type="checkbox"/>
Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register <input type="checkbox"/>	Victorian Heritage Register <input type="checkbox"/>
Register of the National Estate <input type="checkbox"/>	Register of the National Estate <input type="checkbox"/>
Moreland Planning Scheme <input checked="" type="checkbox"/>	HO Controls <input checked="" type="checkbox"/>
UC Area <input checked="" type="checkbox"/>	
National Trust <input type="checkbox"/>	

Principal Historic Themes:

- significant phases in the development of towns and suburbs; 19th century speculative building activity

History:

241-253 Moreland Road, Coburg, a row of seven two-storey attached brick residences, was constructed c 1890.¹ In 1911, the whole terrace was owned by Thomas Francis Hyland of Brighton Beach.²

Moreland Terrace, a row of nine similar terraces opposite (222-238 Moreland Road, Brunswick; see datasheet) was built at around the same time, reflecting the effectiveness of the recently-opened railway as catalyst to property development in the North Brunswick/Moreland area

Description:

241-253 Moreland Road is a row of seven two-storey attached brick residences, Italianate in style. Each is of rendered brickwork with a concave-profile roof to a timber first-floor balcony, divided into three bays by timber posts with cast iron capitals, with cast iron lacework infill as balustrading and friezes. Roofs are concealed behind an ornate balustraded partly rendered brick parapet with rendered moulded string course and central semi-circular pediment and decorative urns. Paired brick corbels with rendered dressing trim the wing walls of each terrace at roof and balcony level. Windows are arched with rendered bluestone sills, moulded dressings, and a moulded frieze at impost level. Windows are of timber sash type, and No. 245 retains the etched glass arched highlight above the front door.

In terms of intactness, the only intact element remaining unpainted is the parapet to No. 245. The most intact verandahs are on Nos. 247, 249 and 251. No. 245 retains the original verandah tiling. The verandah on No. 247 has been completely altered, with the balcony once having been enclosed, and all lacework having been removed. Overall, No. 243 is the most intact, colour scheme and missing parapet urns notwithstanding.

Key Architectural Elements:

- prominent streetscape presence
- ornate 19th century Italianate design

Conservation Guidelines:

- reinstate missing decorative rendered details
- reinstate cast iron balustrade panels and friezes to original design where missing
- reinstate cast iron fences to original design where missing
- preferable reinstate original or appropriate uniform exterior colour scheme

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object.
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- AHC A3 Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
- AHC A4 Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria
i.e., the terraces were associated with the construction of the North Melbourne-Coburg railway; and one of the northern most terraces to be built in Melbourne.
- HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features
- AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.
i.e., the building is a good example of rendered Boom style Italianate terraces

Significance:

Moreland Terrace, 222-238 Moreland Road, Brunswick, is of local historical and architectural significance. The terraces, which are a notable element in the streetscape, are one of the most northern to be erected in Melbourne in the late 19th century. With the terrace across Moreland Road, 241-253 Moreland Road, Coburg (see datasheet), adjacent to the railway station, Moreland Terrace reflects well the effectiveness of the recently-opened railway (1888) as a catalyst to property development in the North Brunswick/Moreland area

Original Sources:

Timothy Hubbard Pty Ltd, *City of Coburg Heritage Conservation & Streetscape Study*, October 1990.

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- 1 City of Coburg, Assessment Card No. 96, gives a construction date of 1912, but this is incorrect
2 MMBW Plan of Drainage, No. 79778

Building:	Union Knitting Mills	Significance:	B
Address:	37-43 Munro Street, Coburg	Map Ref:	29 G1
Current Use:	Warehouse	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	1936
Architect:	Unknown	Builder:	Unknown
Original Use:	Knitting Mills	Original Owner:	Union Knitting Mills



Intactness:		Condition:	
E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>		E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>	
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	<input type="checkbox"/>	Victorian Heritage Register	<input type="checkbox"/>
Register of the National Estate	<input type="checkbox"/>	Register of the National Estate	<input type="checkbox"/>
Moreland Planning Scheme	<input checked="" type="checkbox"/>	HO Controls	<input checked="" type="checkbox"/>
UC Area	<input type="checkbox"/>		
National Trust	<input type="checkbox"/>		

Principal Historic Themes:

-

History:

The Union Knitting Mills, 280 Munro Street, were erected in 1936, a period of inter-War industrial growth in Coburg's.¹ The complex remained in operation as a knitting mill until the late 1980s.

Description:

The Union Knitting Mills occupied a single storey red brick building with a wide rendered parapet, with plain horizontal mouldings, concealing two longitudinal hipped corrugated iron roofs. The entrance on Munro Street is marked by a higher parapet with vertical streamlined mouldings. Steel framed windows form a horizontal band between the parapet and a rendered *string course at sill level*. *Three brick string courses between the windows further accentuate the building's horizontality*. The original rendered sign, 'UNION KNITTING MILLS PTY LTD' remains intact along the western parapet, still visible from passing trains.

Apart from the current occupants' non-permanent signage, the building remains remarkably intact externally.

Key Architectural Elements:

- face red brick and render facades
- rendered plinth, windows sills and parapet

Conservation Guidelines:

- remove cyclone wire screens from windows

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object.
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria. <i>i.e., the factory is associated with a period of rapid growth of industry in Coburg and Brunswick.</i>

- HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
- AHC EI Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

i.e., the factory is a good example of the Moderne style, unusual in Coburg.

Significance:

The Union Knitting Mills are of local architectural and historical significance. The building is an intact example of the Moderne idiom, unusual in Coburg, and an indication of industrial expansion in Melbourne's northern suburbs in the post-Depression years.

Original Sources:

Timothy Hubbard Pty Ltd. *City of Coburg Heritage Conservation & Streetscape Study*, October 1990.
MMBW no. 200097.

1 MMBW Drainage plan No 200097, 20 October 1936

Building:	Murray Road Bridge	Significance:	A
Address:	Murray Road, Coburg	Map Ref:	18 A10
Current Use:	Road Bridge	Current Owner:	State Government of Victoria
Property Info:	Unknown	Construction Date:	1870, 1962
Architect:	Unknown	Builder:	Prison Labour
Original Use:	Road Bridge	Original Owner:	Victorian Colonial Government



Intactness:		Condition:	
E [] G [] F [x] P []		E [] G [x] F [] P []	
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	[x]	Victorian Heritage Register	[]
Register of the National Estate	[x]	Register of the National Estate	[]
Moreland Planning Scheme	[x]	HO Controls	[x]
UC Area	[]		
National Trust	[x]		

Principal Historic Themes:

- association with stone quarrying industries
- moving goods and people – public transport system
- landmark structures
- provision of essential services and urban infrastructure (power, transport, fire prevention, water, lights, sewerage) (AHC 41)
- association with local government
- association with crime and punishment

History:

The Murray Road Bridge was built in 1870 by prisoners from Pentridge Prison, as was the Newlands Street Bridge (see datasheet). The bridge was widened on the south side to almost three times its original size in 1962. According to the Australian Heritage Commission, it has the fourth or fifth largest stone arch span ever built in Australia.¹

Description:

The Murray Road Bridge has a single segmental quarry faced bluestone arch with a span of 25.9m with integral bluestone balustrading and end walls. The line of the deck is marked by a protruding course, which is dentilated in the end walls. The underside of the arch has been cement rendered.

Key Architectural Elements:

- segmental bluestone arch
- bluestone balustrade

Conservation Guidelines:

- -

Comparative Examples:

Newlands Road Bridge, Coburg

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	<i>The importance, association with or relationship to Victoria's history of the place or object.</i>
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria.

i.e., the bluestone bridge is one of a pair constructed by prison labour in Coburg, situated within the immediate vicinity of the Pentridge Prison.

- HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
- AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.
- i.e., the bridge is a representative example of a 19th century bluestone bridge.*
- HV F The importance of the place or object in demonstrating or being associated with scientific or technical innovations or achievements.
- AHC F1 Importance for its technical, creative, design or artistic excellence, innovation or achievement.
- i.e., the bridge has one of five largest spans of stone bridges built in Australia; and one of at least three surviving.*
- HV G The importance of the place or object in demonstrating social or cultural associations.
- AHC G1 Importance as a place highly valued by a community for reasons of religious, spiritual, symbolic, cultural, education, educational, or social associations.
- i.e., the bridge is associated with Pentridge Prison.*

Significance:

The Murray Road Bridge is of state historical and architectural significance. With the Newlands Street Bridge it is one of a pair of bluestone bridges constructed by prison labour in Coburg and is situated within the immediate vicinity of the Pentridge Prison. The bridge has one of five largest spans of stone bridges built in Australia, of which at least three survive.

Original Sources:

Timothy Hubbard Pty Ltd. *City of Coburg Heritage Conservation & Streetscape Study*. October 1990.

Register of the National Estate Database No. 016068, File No. 2/13,011/0010.

National Trust of Australia (Victoria) File no. 942.

1 Register of the National Estate Citation, the other bridges being Lansdowne (1836), Parramatta (1839), the first Princes Bridge, Melbourne (1850) and Merril Creek, Heidelberg Road (1867).

Building:	Newlands Road Bluestone Bridge	Significance:	A
Address:	Newlands Road/Murray Road Coburg	Map Ref:	17 J10
Current Use:	Footbridge	Current Owner:	City of Moreland
Property Info:	Unknown	Construction Date:	1865
Architect:	Gerard Wright	Builder:	Prison Labour
Original Use:	Road Bridge	Original Owner:	Victorian Colonial Government



Intactness:	Condition:
E [] G [x] F [] P []	E [] G [x] F [] P []

Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register [x]	Victorian Heritage Register []
Register of the National Estate [x]	Register of the National Estate []
Moreland Planning Scheme [x]	HO Controls [x]
UC Area []	
National Trust [x]	

Principal Historic Themes:

- association with stone quarrying industries
- moving goods and people: public transport system
- landmark structures
- provision of essential services and urban infrastructure (power, transport, fire prevention, water, lights, sewerage) (AHC 41)
- association with local government
- association with crime and punishment

History:

The first bridge over the Merri Creek appears to have been a suspension bridge built by prison labour in 1853 which was swept away by a flood in 1863. The present bridge, designed by Gerard Wright,¹ replaced it in 1865 and was also built by prisoners.²

A relatively recent bridge has been built adjacently; the 1865 bridge is now used by pedestrians.

Description:

The Newlands Bluestone bridge is a triple span, segmental arched bluestone structure, originally 16 feet wide, with integral bluestone balustrading and end walls. It is now grassed over and is used as a pedestrian path. An associated bluestone channel and concrete dam are situated beside the bridge.

Key Architectural Elements:

- triple span, segmental bluestone arches
- bluestone balustrades
- bluestone channel
- bluestone plaque

Conservation Guidelines:

- repair mortar to bluestone channel and bridge

Comparative Examples:

Murray Road Bridge, Coburg

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object.
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features.

- AHC A4 Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria.
- i.e., the bluestone bridge is one of a pair constructed by prison labour in Coburg, situated within the immediate vicinity of the Pentridge Prison*
- HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
- AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.
- i.e., the bridge is a representative example of a 19th century bluestone bridge*
- HV G The importance of the place or object in demonstrating social or cultural associations.
- AHC G1 Importance as a place highly valued by a community for reasons of religious, spiritual, symbolic, cultural, education, educational, or social associations.
- i.e., the bridge is associated with Pentridge Prison.*

Significance:

The Newlands Street Bridge is of state historical significance. With the Murray Road Bridge it is one of a pair of bluestone bridges constructed by convict labour in Coburg, within the immediate vicinity of the Pentridge Prison.

Original Sources:

Timothy Hubbard Pty Ltd. *City of Coburg Heritage Conservation & Streetscape Study* October 1990.

National Trust of Australia (Victoria) File No. 942.

1 National Trust of Australia (Victoria) File No. 942

2 R Broome, *Coburg. Between Two Creeks*. Port Melbourne 1987, pp. 87-88

Building:	Wesleyan Methodist Church	Significance:	B
Address:	53 Nicholson Street, Brunswick	Map Ref:	30 A10
Current Use:	Elderly Persons' Residences	Current Owner:	State Government of Victoria?
Property Info:	Unknown	Construction Date:	c 1877; c.1880s; 1932
Architect:	Fox & Oakden?	Builder:	Unknown
Original Use:	Church	Original Owner:	Wesleyan Methodist Church



Intactness: E [] G [] F [x] P []	Condition: E [x] G [] F [] P []
Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register []	Victorian Heritage Register []
Register of the National Estate []	Register of the National Estate []
Moreland Planning Scheme [x]	HO Controls [x]
UC Area []	
National Trust []	

Principal Historic Themes:

- permanent places of worship
- association with 19th century brickmaking and clay industries

History:

The oldest section of the Wesleyan Methodist Church appears to date from 1877 and was extended towards Nicholson Street in the late 1880s.¹ A Sunday School building and 1932 brick church complete the complex. Brunswick's main Wesleyan church, built in Sydney Road in 1872, was designed by architects Fox & Oakden. While very different in form and style, this building also uses bichrome brickwork, using cream bricks produced by John Glew. Glew was an involved member of the Brunswick Wesleyan congregation; it is not known if Glew or Fox & Oakden had a role in the Nicholson Street building.

The church building is now part of a complex of elderly persons' housing units, and the church itself has been converted to this use (c 1990).

Description:

The Wesleyan Methodist Church is a simple bichrome brick building on a cruciform plan, with a gabled slate roof. Stylistically, the only significant external difference between the two parts is the latter use of machine-made red bricks rather than hand-pressed brown bricks. The walls are of either brown or red face brick, with bichrome patterning to brick pilasters. Window openings are arched, dressed with cream bricks and have bluestone sills. Below the eaves is a simple frieze of small crosses in cream brick; the eastern gable-end has a central circular vent, also dressed in cream brick. The roofs are punctuated with small dormer vents.

The building has undergone significant alterations in its conversion to elderly persons' housing. A section of the red brick wall has been removed on the north elevation. The coloured glass windows have been replaced with clear-glazed timber-framed awnings. It is not known whether the exposed internal roof trusses have been concealed. The other buildings on the site (Sunday School and 1932 Church) appear to have been demolished.

Key Architectural Elements:

- simple bichrome brick design
- original slate roof
- circular gable vent on the Nicholson Street facade

Conservation Guidelines:

- preferably reinstate coloured glass windows
- infill missing section of wall on the north elevation

Heritage Victoria/Australian Heritage Commission Criteria:

HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features
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- AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.
- i.e., the church is a good example of bichrome brickwork on an otherwise simple building, typical of many Methodist places of worship*
- HV G The importance of the place of object in demonstrating social or cultural associations.
- AHC G1 Importance as a place highly valued by a community for reasons of religious, spiritual, symbolic, cultural, education, educational, or social associations.
- i.e., the building is associated with the Wesleyan Methodist Church.*

Significance:

The Wesleyan Methodist Church is of local architectural significance. It is a good example of the use of bichrome brickwork as the primary decoration on an otherwise simple and unadorned building, typical of many Methodist places of worship. Although the building has been converted to housing, it remains substantially intact externally. The significance of the site as a whole has been diminished greatly by the demolition of the Sunday School and 1932 church, and the building of the adjacent housing.

Original Sources:

Context Pty Ltd *Keeping Brunswick's Heritage. A Report on the Review of the Brunswick Conservation Study.* West Brunswick, 1990.

A Nance. *The Nicholson Street Brunswick original Wesleyan Methodist Church.* Research notes prepared by Alan Nance, Heritage Architect, Historic Buildings Branch, Ministry of Housing and Construction, 1989.

1 L Barnes, 'Street names of Brunswick', [unpublished manuscript] 1987, *passim*.

Building:	Former Coburg East Primary School	Significance:	B
Address:	146 Nicholson Street, Coburg East	Map Ref:	30 A2
Current Use:	Maronite Catholic School	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	1926
Architect:	Public Works Department	Builder:	Public Works Department
Original Use:	School	Original Owner:	State Government of Victoria



Intactness: E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>	Condition: E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>
Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register <input type="checkbox"/>	Victorian Heritage Register <input type="checkbox"/>
Register of the National Estate <input type="checkbox"/>	Register of the National Estate <input type="checkbox"/>
Moreland Planning Scheme <input checked="" type="checkbox"/>	HIO Controls <input checked="" type="checkbox"/>
UC Area <input type="checkbox"/>	
National Trust <input type="checkbox"/>	

Principal Historic Themes:

- provision of education

History:

Coburg East Primary School No. 4260 was opened in 1926 with an initial enrolment of 363 pupils.¹ It was the first government school to be built with central heating and was consequently the first school in Melbourne to be built without chimneys. The original Public Works Department drawings show chimneys but these were deleted on instructions of Frank Tate, the Director of Education, in favour of this experiment.

Description:

East Coburg Primary School is a two-storey red brick building with hipped tiled roofs and twelve-paned timber windows. The Nicholson Street (west) facade is rendered and the ground floor is distinguished by a red brick loggia with rendered keystones. Entrances are marked by protruding rendered brick arched openings below small Italianate balustraded balconies.

Internally, the original radiators still in place and in use but boiler now gas-fired instead of coke.

Key Architectural Elements:

- face red brick walls with ground floor loggia
- banded rustication to rendered arched entrance
- Italianate balustraded balconies
- original central heating

Conservation Guidelines:

- .

Heritage Victoria/Australian Heritage Commission Criteria:

HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community <i>i.e., the building is an unusual example of the Mediterranean style applied to a Public Works Department school design.</i>
HV F	The importance of the place or object in demonstrating or being associated with scientific or technical innovations or achievements.
AHC F1	Importance for its technical, creative, design or artistic excellence, innovation or achievement.

i.e., the school was the first in Melbourne to be built with central heating, and therefore the first to be built without chimneys

Significance:

Coburg East Primary School is of local architectural significance. It is a refined and intact example of mid-1920s Public Works Department school design.² Its eclectic, somewhat Mediterranean design is emblematic of the period but unusual for a school.

Original Sources:

Timothy Hubbard Pty Ltd. *City of Coburg Heritage Conservation & Streetscape Study*. October 1990.

1 R Broome, *Coburg Between Two Creeks*, Port Melbourne 1987, p. 214

2 MMBW, Drainage plan No. 150537.

Building:	Oak Park (Belle Vue Park, Grand View Park, Pascoe Vale Farm)	Significance:	A
Address:	7 Oak Park Court, Oak Park	Map Ref:	16 G6
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Part of Section 2, Parish of Will Will Rook	Construction Date:	1879
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	Joseph English (John Pascoe Fawcner)



Intactness: E <input type="checkbox"/> G <input type="checkbox"/> F <input checked="" type="checkbox"/> P <input type="checkbox"/>	Condition: E <input checked="" type="checkbox"/> G <input type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>
Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register <input type="checkbox"/>	Victorian Heritage Register <input type="checkbox"/>
Register of the National Estate <input checked="" type="checkbox"/>	Register of the National Estate <input type="checkbox"/>
Moreland Planning Scheme <input type="checkbox"/>	HO Controls <input checked="" type="checkbox"/>
UC Area <input type="checkbox"/>	
National Trust <input checked="" type="checkbox"/>	

Principal Historic Themes:

- association with early agricultural activity
- association with individuals or families

History:

Oak Park was built c.1879 for Joseph English, a Creswick mine-owner who had purchased the land from John Pascoe Fawkner. English erected a bichrome Italianate two storey mansion, which possibly incorporated Fawkner's original single storey brick house

Fawkner had established Belle Vue (or Grand View) Park on this site in 1840: a substantial timber house and outbuildings and a large diversified farm, of which the brick stable building, now a separate residence, is the only remnant (9 Oak Park Court: see datasheet). The house was noted for its plastered interior, unusual in the area at that time, French windows which opened onto a long verandah and large iron gates¹. The house was later replaced by a single storey brick building. Fawkner lived at Belle Vue Park between 1840 and 1855, before moving to Collingwood, retaining the farm as a weekend residence until his death in 1869.² The house was approached 'from the entrance on Pascoe Vale Road – a drive wound through an avenue of young oaks to a cottage on the hill top'³

A later owner of Oak Park was R Hutchinson, who bought Randolph Muller's Flour Mill in 1939 (Hutchinson's Flour Mill – see datasheet).⁴ The Hutchinson family owned the property until relatively recently.

The building was rendered c.1960 and the two storey verandah removed. It has been recently reconstructed

Description:

Oak Park is a two storey, rendered brick Italianate style house, with a slated hipped roof and cast iron balcony and verandah. The house has recently undergone substantial refurbishment. Several new French windows and a verandah have been added to the single storey northern wing, possibly part of Fawkner's original complex.⁵ The roof has been re-slated, and the two storey verandah on the main house has been reconstructed.

Key Architectural Elements:

- prominent siting
- 19th century Italianate style: rare for Oak Park

Conservation Guidelines:

- . . .

Heritage Victoria/Australian Heritage Commission Criteria:

HIV B The importance of a place or object in demonstrating rarity or uniqueness.

AHC B2	Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest. <i>i.e., the house is the only known extant 19th century two storey house constructed in Oak Park</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community. <i>i.e., the house is a simple example of a two storey Italianate mansion.</i>
HV H	Any other matter which the Council considers relevant to the determination of cultural heritage significance.
AHC H1	Importance for close associations with individuals whose activities have been significant within the history of Victoria. <i>i.e., the building has associations with John Pascoe Fawkner, pioneer, politician and co-founder of Melbourne.</i>

Significance:

Oak Park is of local historical significance. The site has associations with John Pascoe Fawkner, pioneer, politician and co-founder of Melbourne, who lived on the property between 1840 and 1855, and was the only property he retained following his insolvency in 1843-45⁶. The house is the only known extant 19th century two storey house constructed in Oak Park.

1 A Lemon, *Broadmeadows: A Forgotten History*, West Melbourne 1982, p. 17

2 Lemon, *Broadmeadows*, p. 17

3 Lemon, *Broadmeadows*, pp 17, 19, also the Database of the Register of the National Estate, No. 014697.

4 Database of the Register of the National Estate, No. 014697

5 Database of the Register of the National Estate, No. 014697

6 Database of the Register of the National Estate, No. 014697

Building:	Former Belle Vue Park Stables	Significance:	B
Address:	9 Oak Park Court, Oak Park	Map Ref:	16 G6
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Part of Section 2, Parish of Will Will Rook	Construction Date:	c 1840-45
Architect:	Unknown	Builder:	Unknown
Original Use:	Stables	Original Owner:	John Pascoe Fawcner



Intactness:		Condition:	
E <input type="checkbox"/> G <input type="checkbox"/> F <input type="checkbox"/> P <input checked="" type="checkbox"/>		E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>	
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	<input type="checkbox"/>	Victorian Heritage Register	<input type="checkbox"/>
Register of the National Estate	<input type="checkbox"/>	Register of the National Estate	<input type="checkbox"/>
Moreland Planning Scheme	<input type="checkbox"/>	HO Controls	<input checked="" type="checkbox"/>
UC Area	<input type="checkbox"/>		
National Trust	<input type="checkbox"/>		

Principal Historic Themes:

- association with early agricultural activity
- association with individuals or families

History:

Fawkner established Belle Vue (or Grand View) Park on this site in 1840, comprising a substantial timber house and outbuildings, including stables, barn, blacksmith's shop and worker's cottages, and a large diversified farm and orchard. The stables building is probably the only surviving remnant of this complex. Fawkner lived at Belle Vue Park between 1840 and 1855, before moving to Collingwood, retaining the farm as a weekend residence until his death in 1869.¹

The single storey stables building, located to the north of the main house, is now a separate residence.

Description:

The former Belle Vue Park stables building is a single storey brick structure, now rendered and painted, with a gabled roof clad with corrugated galvanised steel. Window openings are not original and appear to date from the 1970s, and the building has been extensively altered internally.

Key Architectural Elements:

-

Conservation Guidelines:

- retain any remaining original fabric

Heritage Victoria/Australian Heritage Commission Criteria:

HV B	The importance of a place or object in demonstrating rarity or uniqueness.
AHC B2	Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest <i>i.e., the house (former stables) is probably the only remaining structure from John Pascoe Fawkner's Belle Vue Park estate.</i>
HV H	Any other matter which the Council considers relevant to the determination of cultural heritage significance.
AHC H1	Importance for close associations with individuals whose activities have been significant within the history of Victoria.

i.e., the house (former stables) is associated with John Pascoe Fawkner, pioneer, politician and co-founder of Melbourne

Significance:

The Belle Vue Park site has associations with John Pascoe Fawkner, pioneer, politician and co-founder of Melbourne, who lived on the property between 1840 and 1855, and was the only property he retained following his insolvency in 1843-45.² Whilst the intactness of the former Belle Vue Park stables is poor, it is possibly the only remnant of the Fawkner's original estate.

1 A Lemon, *Broadmeadows: A Forgotten History*, West Melbourne 1982, pp. 17, 19; also the Database of the Register of the National Estate, No. 014697

2 Database of the Register of the National Estate, No. 014697

Building:	Nalang	Significance:	B
Address:	655 Park Street, Brunswick	Map Ref:	29 H10
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	c 1920s
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	Henry Williams ⁹



Intactness:		Condition:	
E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>		E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>	
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	<input type="checkbox"/>	Victorian Heritage Register	<input type="checkbox"/>
Register of the National Estate	<input type="checkbox"/>	Register of the National Estate	<input type="checkbox"/>
Moreland Planning Scheme	<input checked="" type="checkbox"/>	HO Controls	<input checked="" type="checkbox"/>
UC Area	<input type="checkbox"/>		
National Trust	<input type="checkbox"/>		

Principal Historic Themes:

- early 20th century suburban development

History:

Nalang appears to have been built in the c.1920s for Henry Williams. The house was occupied by Williams, followed by Mrs Mary Williams, from the 1920s to the late 1930s

Description:

Nalang is a single storey brick bungalow. A main gable shelters a small porch, and another gable protrudes through the concrete tiled roof. Each gable is decorated with timber shingles. The upper section of the walls are rendered, with the lower sections and verandah piers remaining as face clinker brick. A shingled bay window on the front facade is matched by two similar bays on the side. The main entry is at the side of the house and is sheltered by a small portico, pergola like in form. The fence uses the same design elements, with a bluestone plinth, clinker brick piers and a broad timber picket between the piers. The timber front gate sits between two tall brick piers which support bracketed pergola-like rafters

Key Architectural Elements:

- intact house and front fence
- dominant details including timber bracketed frieze, clinker brick porch with rendered planter box, shingled gable ends and shingled bay window
- original front fence, lych gate
- some original plantings

Conservation Guidelines:

- reinstate missing palings to front fence
- repaint front fence original or appropriate colour

Heritage Victoria/Australian Heritage Commission Criteria:

HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community. <i>i.e., the house is a particularly intact example of a well-detailed inter-War bungalow.</i>

Significance:

Nalang is of local architectural significance. It is a particularly intact example of a well-detailed inter-War bungalow in an area of South Brunswick noted for its 19th century residences.

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.

Sands and McDougall. *Directory of Victoria*. (Various dates)

Building:	Former Superintendent's Residence (Aldersyde)	Significance:	B
Address:	903 Park Street, Brunswick	Map Ref:	29 C10
Current Use:	Rooming House	Current Owner:	Ministry of Housing
Property Info:	Unknown	Construction Date:	c.1888
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	James P Adams



Intactness: E <input type="checkbox"/> G <input type="checkbox"/> F <input checked="" type="checkbox"/> P <input type="checkbox"/>	Condition: E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>
Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register <input type="checkbox"/>	Victorian Heritage Register <input type="checkbox"/>
Register of the National Estate <input checked="" type="checkbox"/>	Register of the National Estate <input type="checkbox"/>
Moreland Planning Scheme <input checked="" type="checkbox"/>	HO Controls <input checked="" type="checkbox"/>
UC Area <input type="checkbox"/>	
National Trust <input checked="" type="checkbox"/>	

Principal Historic Themes:

- provision of health care and related activities

History:

The house at 903 Park Street was constructed c.1888 as a private residence for James P Adams, a merchant. At that time the house comprised 16 rooms. It was subsequently owned and occupied by Robert Johnston, an accountant, from 1895 until the early 1900s. In the 1906 Sands and McDougall Directory the house, still occupied by Johnston, is referred to as Aldersyde.

The building was purchased by the State Government c 1909 and used from that date as a residence for Superintendents of the Mount Royal Home for the Aged, originally known as the Victorian Benevolent Hospital and Home for the Aged and Infirm. Notable occupiers associated with the Hospital during this period included Dr C G Godfrey, Superintendent of the Hospital c.1907, Dr Albert Philpott in the 1920s and later (at least 1959-69) Dr John Cade, who discovered lithium as a specific in the treatment of schizophrenia.

The Benevolent Hospital was set up in one of a group of Government Reserves on the south side of Park Street (Parkville). The site was originally allocated for an Industrial School, and extant buildings were designed for it by John Gill, c.1862. In 1882 the building was given to the Immigrants Aid Society to be used as a Benevolent Home. In 1907, while Dr Godfrey was Superintendent of the Institution, the Mental Health Authority announced that the opening of the Receiving House at Royal Park was an important step forward in the treatment of the insane. Later superintendents and occupiers of 903 Park Street also had important roles in developing medical and mental health services.

The building was purchased by, or transferred to, the Housing Commission of Victoria c.1984. The house is currently used as a rooming house. The stables have been demolished and the rear section of the allotment redeveloped as public rental housing.

Description:

903 Park Street, Brunswick, is a large two-storey bichrome brick Italianate house. Asymmetrically planned, it has a brown brick facade with cream brick diaperwork, and red brick rear walls. The return verandah and balcony, which have paired columns and cast iron lacework friezes and balustrading, run between projecting rectangular bays at the south-west and north-east corners, which have gabled roofs with return eaves. Windows are timber-framed double-hung sashes, those on the ground floor of the front bay have original leadlit highlights. The hipped roof has bracketed eaves and is penetrated by striped bichrome brick chimneys.

Externally alterations include replacement of the original slate roof with a terracotta tiles roof, and the addition of a rear fire access stair and single storey weatherboard extension.

The front garden retains some early features such as the corner entry gate location, an overgrown pittosporum hedge and several large trees.

Key Architectural Elements:

- distinctive 19th century bichrome brick Italianate design
- original ornate cast iron verandah and balcony
- original landscape elements

Conservation Guidelines:

- reinstate original roofing material
- retain original garden elements

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object.
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria. <i>i.e., the house has associations with the early medical history of Victoria, and with the Mount Royal Home for the Aged in particular.</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community <i>i.e., the building is a good example of a large two-storey bichrome brick Italianate house, notable for its two gabled bays.</i>
HV H	Any other matter which the Council considers relevant to the determination of cultural heritage significance.
AHC H1	Importance for close associations with individuals whose activities have been significant within the history of Victoria. <i>i.e., the house is associated with many notable superintendents from the Mount Royal Home for the Aged.</i>

Significance:

903 Park Street, Brunswick, is of local historical and architectural significance. Its historical significance derives from its associations with the early medical history of Victoria and with the Mount Royal Home for the Aged from 1909 to 1984, and from its association with notable individual superintendents.

The house is a relatively intact example of the large residences built along Park Street in Brunswick during the 1880s to accommodate upper middle class families, 903 Park Street is particular notable for its two gabled bays, which acknowledge its corner site.

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study* West Brunswick, 1990.

Brunswick City Council Rate Books.

National Trust of Australia (Victoria) File.

Sands and McDougall *Directory of Victoria*. (Various dates)

Melbourne Metropolitan Board Of Works Plan No. 52, 1901

C Kellaway. Research Notes on 903 Park Street Brunswick. Prepared for the National Trust Buildings Committee, 18 May 1984.

Building:	House	Significance:	B
Address:	905 Park Street, Brunswick	Map Ref:	29 C10
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	late 1890s
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	Thomas Stephens



Intactness:		Condition:	
E [] G [x] F [] P []		E [] G [] F [x] P []	
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	[]	Victorian Heritage Register	[]
Register of the National Estate	[]	Register of the National Estate	[]
Moreland Planning Scheme	[x]	HO Controls	[]
UC Area	[]		
National Trust	[]		

Principal Historic Themes:

- -

History:

The house at 905 Park Street was built for Thomas Stephens, a manufacturer, in the late 1890s. The 1900 rate book describes the house as a brick villa of 8 rooms. It was listed as occupied by Stephens and then Mrs Emma Stephens until the late 1910s; Emma Stephens was still the occupier c.1935 and the house probably remained in the family for this period.

Description:

905 Park Street is a single storey rendered brick house. It has an asymmetrical plan with a projecting gabled bay on the east side and a return verandah. A projecting bay with an unusual metal-clad roof sits directly beneath the decorative timber king post finial, which is topped by a delicate cast iron finial. The paired round headed windows on the bay are trimmed with moulded Corinthian pilasters and the head mouldings have ornate keystones. The hipped slate roof is penetrated by rendered corniced chimneys, and the paired eaves brackets sit between bosses and festoons.

Key Architectural Elements:

- unusual merging of Italianate and Edwardian features
- distinctive gable end

Conservation Guidelines:

- clean slate and metal-clad roofs

Heritage Victoria/Australian Heritage Commission Criteria:

HVE The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features

AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

i.e., the building is a good example of a late 19th century house which merges Victorian and Edwardian details.

Significance:

905 Park Street is of local architectural and historical significance. Relatively intact, it has an unusual combination of Italianate and Edwardian details.

Original Sources:

- Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.
- Brunswick City Council Rate Books.
- Sands and McDougall *Directory of Victoria* (Various dates)

Building:	House	Significance:	B
Address:	19 Pasfield Street Brunswick West	Map Ref:	29 C7
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	c 1910
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	Frank Stringer



Intactness:
E ☐ G ☒ F ☐ P ☐

Condition:
E ☐ G ☒ F ☐ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
Moreland Planning Scheme ☒
UC Area ☐
National Trust ☐

Recommended Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
HO Controls ☒

Principal Historic Themes:

- early 20th century suburban development

History:

19 Passfield Street (originally No 11) was built on allotment 32 of the Phoenix Estate, developed as a Closer Settlement Scheme in 1908, c.1910 by Frank Stringer. Stringer occupied the property at least until the 1930s.

Phoenix Estate was the Second Closer Settlement scheme in Brunswick, the first being 1900 Brunswick Estate, created in three sections from 1900-1905. It was developed on land previously owned by John Fleming, a Brunswick councillor for many years (1867-1905, and from 1908 to his death in 1919). These schemes were a response to the 1890s depression and aimed to give people of modest means an opportunity to purchase land and build their own houses. Brunswick was hit hard by the 1890s depression, probably prompting the government's action in establishing a series of Closer Settlement schemes there.

Other Closer Settlement Schemes in Melbourne closely followed the Brunswick estate model, with several schemes being developed in 1906 including the Phoenix Estate and Penders Grove (Northcote) and Thornbury Estate (Northcote).

Description:

19 Passfield Street is a single storey Edwardian timber house. Its walls are clad in weatherboard, and the hipped and gabled bay in corrugated iron. Windows are a combination of timber-framed double-hung sashes and awnings. There is a rectangular bay window beneath the gable. The house has a bullnose profile verandah with a corrugated iron roof, turned timber posts and a decorative timber frieze. The gable-end has curved timber barge-boards, and shingle-patterned weatherboard cladding. The rendered brick chimney has a moulded top. Canvas awnings have been added to some side windows. The front fence and gates appear to date from the 1950s, and the side fence and gate from the 1970s. The original allotment has only recently been subdivided.

Key Architectural Elements:

- original corrugated iron hipped and gabled roof
- ornate timber bargeboards and finials
- turned timber verandah posts and frieze
- timber-framed casement windows

Conservation Guidelines:

- preferably remove non-original awnings from windows
- remove non-original side fence and gates and timber, steel and cyclone wire front fence and gates

Comparative Examples:

10 Allard Street, Brunswick West
23 Passfield Street, Brunswick West

Heritage Victoria/ Australian Heritage Commission Criteria:

- HV A The importance, association with or relationship to Victoria's history of the place or object.
- AHC A3 Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
- AHC A4 Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria.
- i.e., the building is a surviving remnant of the second Closer Settlement Scheme in the Phoenix Estate, established by the state Government in 1908.*
- HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
- AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community
- i.e., the building is representative of a simple timber house of the period.*

Significance:

19 Passfield Street, Brunswick West, is of local historical and architectural significance. The timber house is one of only three relatively intact houses remaining from the Phoenix Estate, Brunswick's second Closer Settlement Scheme and one of several of the second wave of metropolitan schemes. Architecturally, it is a typical example of a small Edwardian timber house.

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.

L Barnes. 'Street names of Brunswick'. [Unpublished manuscript] 1987.

Sands and McDougall. *Directory of Victoria*. (Various dates)

Plan of Phoenix Estate, 1907.

J Hodgson, E Holloway, A Kirwan & D Thege . Heritage significance of the "Brunswick Estate". Student project, Footscray Institute of Technology, 1989.

Building:	House	Significance:	B
Address:	23 Passfield Street, Brunswick West	Map Ref:	29 C7
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	c.1910
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	William Halliday



Intactness: E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>	Condition: E <input type="checkbox"/> G <input type="checkbox"/> F <input checked="" type="checkbox"/> P <input type="checkbox"/>
Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register <input type="checkbox"/>	Victorian Heritage Register <input type="checkbox"/>
Register of the National Estate <input type="checkbox"/>	Register of the National Estate <input type="checkbox"/>
Moreland Planning Scheme <input checked="" type="checkbox"/>	HO Controls <input checked="" type="checkbox"/>
UC Area <input type="checkbox"/>	
National Trust <input type="checkbox"/>	

Principal Historic Themes:

- early 20th century suburban development

History:

23 Passfield Street (originally No 15) was built on allotment 30 of the Phoenix Estate, developed as a Closer Settlement Scheme in 1908, c.1910 by William Halliday. Halliday occupied the house at least until the 1930s.

Phoenix Estate was the second Closer Settlement Scheme in Brunswick, the first being 1900 Brunswick Estate, created in three sections from 1900-1905. It was developed on land previously owned by John Flenning, a Brunswick Councillor for many years, 1867-1905, and 1908 to his death in 1919. These schemes were a response to the 1890s depression and aimed to give people of modest means an opportunity to purchase land and built their own house. Brunswick was hit hard by the 1890s depression, probably prompting the government's action in establishing a series of Closer Settlement schemes there.

Other Closer Settlement Schemes in Melbourne closely followed the Brunswick Estate model, with several schemes being developed in 1906 including the Phoenix Estate and Penders Grove (Northcote) and Thornbury Estate (Northcote).

Description:

23 Passfield Street, Brunswick West, is a single storey Edwardian timber house. The walls are clad in weatherboard, and the roof hipped roof in corrugated iron with red brick corbelled chimneys. The front elevation has a polygonal projecting bay and a return verandah with a corner gable. Windows are timber-framed double-hung sashes. The house has a timber picket fence and gate (c. 1990s). The original allotment has been subdivided.

Key Architectural Elements:

- original corrugated iron roof
- polygonal window bay
- face red brick chimneys

Conservation Guidelines:

- .

Comparative Examples:

10 Allard Street, Brunswick West
19 Passfield Street, Brunswick West

Heritage Victoria/ Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object.
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- AHC A3 Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
- AHC A4 Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria.
i.e., the building is a surviving remnant of the second Closer Settlement Scheme in the Phoenix Estate, established by the state Government in 1908.
- IIV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
- AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.
i.e., the building is a good example of a well-detailed timber house of the period.

Significance:

23 Passfield Street, Brunswick West is of local historical and architectural significance. The timber house is one of only three relatively intact houses remaining from the Phoenix Estate, Brunswick's second Closer Settlement Scheme and one of several of the second wave of metropolitan schemes. Architecturally, it is a good example of a relatively intact Edwardian timber house.

Original Sources:

- Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.
- L Barnes. 'Street names of Brunswick'. [Unpublished manuscript] 1987.
- J Hodgson, E Holloway, A Kirwan & D Thege. *Heritage significance of the "Brunswick Estate"*. Student project, Footscray Institute of Technology, 1989.
- Sands and McDougall. *Directory of Victoria* - various dates
- Plan of Phoenix Estate, 1907.

Building:	Former St Matthew's Church	Significance:	B
Address:	Plumpton Avenue, Glenroy	Map Ref:	16 H3
Current Use:	Hall	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	1908
Architect:	D R Dossiter	Builder:	J W Johnson
Original Use:	Church	Original Owner:	Church of England



Intactness:		Condition:	
E [] G [] F [x] P []		E [] G [] F [x] P []	
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	[]	Victorian Heritage Register	[]
Register of the National Estate	[]	Register of the National Estate	[]
Moreland Planning Scheme	[]	HO Controls	[x]
UC Area	[]		
National Trust	[]		

Principal Historic Themes:

- permanent places of worship
- association with individuals and/or families

History:

In 1888, the first Church of England services in Glenroy were held in the McCulloch's bullshed, which was converted into a public hall by A E Gibson as a part of the Glenroy Land Co's Glenroy subdivision. Previously parishioners had to travel to Broadmeadows, to St Paul's Church, built in 1850. Many prominent local families attended the Church of England including the Wisemans, Stricklands, Stuarts and Cartwrights.¹

The first St Matthew's Church of England was built in 1908 to a design by D R Dossiter of Essendon, who also designed the clubhouse for the nearby Northern Golf Club clubhouse (1912).² It was constructed by J W Johnson, who submitted the lowest tender of £670.³ The first service was held by Archdeacon Hindley on 20 September 1908 on the eve of St Matthew's Day, leading to the naming of the church.⁴ The Rev E C Crotty travelled from Broadmeadows to take the services as Glenroy was not considered large enough to warrant a full-time minister.⁵

Early photographs of the 1908 church show a weatherboard building, rectangular in plan, with an entrance porch and weatherboard tower with a shingle roof. After the second St Matthew's church was erected in 1929 the former church was used as a Parish Hall. A weatherboard stage and two ante-rooms were added in the 1930s.⁶

The building is currently used as a hall.

Description:

The first St Matthew's Church of England is a small painted weatherboard structure with pointed arch windows and a red painted corrugated iron gabled roof with castellated metal ridging. The entrance porch is supported on timber posts and has a gabled roof. Only the lower section of the original weatherboard tower remains, and a weatherboard addition constructed in the 1930s exists on the west side.

Key Architectural Elements:

- corrugated iron roof with simple iron ridge capping
- gabled entrance with stucco and timber gable-end

Conservation Guidelines:

- preferably reinstate tower

Heritage Victoria/Australian Heritage Commission Criteria:

HV A The importance, association with or relationship to Victoria's history of the place or object.

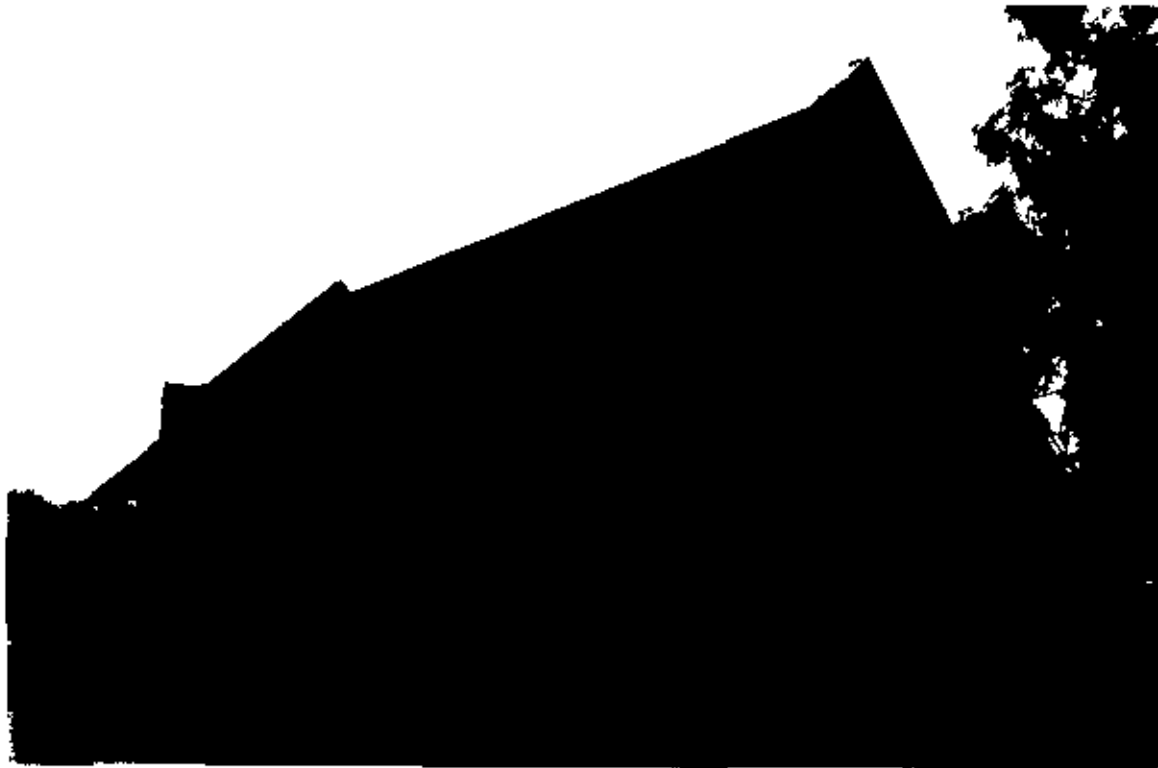
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria. <i>i.e., the church was the first of three St. Matthew's Churches built in Glenroy, reflecting the growth of the Church of England in the municipality in the first half of the 20th century.</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community. <i>i.e., the building is a typical example of a simple timber church of the period.</i>
HV H	Any other matter which the Council considers relevant to the determination of cultural heritage significance.
AHC H1	Importance for close associations with individuals whose activities have been significant within the history of Victoria. <i>i.e., the church is associated with the locally prominent Wiseman family.</i>

Significance:

The former St Matthew's Church of England (1908) is of local historical significance. It was the first of three St. Matthew's Churches built in Glenroy, and, together with the adjacent brick St Matthews (1929), the building reflects the growth of the Church of England in the municipality in the first half of the 20th century. The church also has associations with the locally prominent Wiseman family.

- 1 B Housden, *The History of St Matthew's Church of England, Glenroy 1908-1965*. [Unpublished] p. 1
- 2 A Lemon, *Broadmeadows: A Forgotten History*, West Melbourne 1982, pp. 116-118
- 3 Housden, *The History of St Matthew's Church of England*, p. 3
- 4 Housden, *The History of St Matthew's Church of England*, p. 3
- 5 Lemon, *Broadmeadows*, p. 117.
- 6 Housden, *The History of St Matthew's Church of England*, p. 13

Building:	Former St Matthew's Church	Significance:	C
Address:	Plumpton Avenue (corner Glenroy Road)	Map Ref:	16 J2
Current Use:	Unknown	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	1929
Architect:	Gawler & Drummond	Builder:	Bennett & Fairclough
Original Use:	Church	Original Owner:	Church of England



Intactness:		Condition:	
E [] G [] F [] P [x]		E [] G [x] F [] P []	
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	[]	Victorian Heritage Register	[]
Register of the National Estate	[]	Register of the National Estate	[]
Moreland Planning Scheme	[]	HO Controls	[]
UC Area	[]		
National Trust	[]		

Principal Historic Themes:

- permanent places of worship
- association with individuals and/or families

History:

St Matthew's Church of England was erected in 1929, to replace the adjoining 1908 church. A new church became necessary as attendances grew and a building fund was established in 1921 by Annie Wiseman, who donated \$200. By 1927 a further \$300 had been raised.¹ It was decided to build the nave of a new brick church, designed by Gawler & Drummond, and in January 1929 Bennett & Fairclough's tender of \$3,250 for its construction was accepted. Work commenced the following April.² The church was funded by the Building Fund (\$1,290), a mortgage on the Vicarage (\$1,000), in addition to grants from the Diocese (\$500) and the Mission (\$400).³ A single storey red brick vicarage was added to the church complex in 1948.⁴

The church was purchased by the Lutheran Church in October 1963 for \$22,000, after it was replaced by the third St Matthew's Church.⁵ The third church, designed by Louis Williams, was built adjacent to Sawbridgeworth, now the Wiseman House (see datasheet), in Widford Street in 1963.

Description:

The former St Matthew's (1929) is a modest clinker brick church with a terracotta tiled gabled roof and rendered parapet copings. At the eastern end there is a pentagonal apse of painted weatherboard with a corrugated galvanised iron roof. A pointed arch west window has been recently infilled with glass bricks, and the roof extended to form a verandah along the northern elevation. Amber glass replaces much of the original glazing in the paired pointed arched windows along the side elevations.

Key Architectural Elements:

- clinker and red brick facade
- steeply pitched gabled roof form

Conservation Guidelines:

- preferably remove verandah
- preferably reinstate original or appropriate windows

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria

i.e., the church was the second of three St. Matthew's Churches built in Glenroy, reflecting the growth of the Church of England in the municipality in the first half of the 20th century

HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.

AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

i.e., the building is a typical example of a simple clinker brick church of the period.

HV H Any other matter which the Council considers relevant to the determination of cultural heritage significance.

AHC HI Importance for close associations with individuals whose activities have been significant within the history of Victoria.

i.e., the church is associated with the locally prominent Wiseman family.

Significance:

The former St Matthew's Church of England (1929) is of local historical significance. Together with the adjacent former St Matthew's (1908), the building reflects the growth of the Church of England in the municipality in the first half of the 20th century. The integrity of the building has been diminished by the recent alterations. The church also has associations with the locally prominent Wiseman family.

Comparative Examples:

St Mark's School Hall, Fawkner.

-
- 1 B Housden, *The History of St Matthew's Church of England, Glenroy 1908-1965*. [Unpublished], p. 8. All prices are given in imperial in this publication
 - 2 Housden, *The History of St Matthew's Church of England*, p. 8.
 - 3 Housden, *The History of St Matthew's Church of England*, p. 8
 - 4 Housden, *The History of St Matthew's Church of England*, p. 13
 - 5 A Lemon, *Broadmeadows: A Forgotten History*, West Melbourne 1981, pp. 162

Building:	West Coburg Progress Theatre	Significance:	B
Address:	234 Reynard Street, Coburg	Map Ref:	29 D2
Current Use:	Cinema	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	Hall: 1923; Cinema: 1927; 1937; Facade: 1939
Architect:	George Milne?; G Hedley (facade)	Builder:	George Milne
Original Use:	Hall	Original Owner:	West Coburg Progress Association



Intactness:
E ☐ G ☐ F ☒ P ☐

Condition:
E ☐ G ☐ F ☒ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
Moreland Planning Scheme ☒
UC Area ☐
National Trust ☐

Recommended Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
HO Controls ☒

Principal Historic Themes:

- association with local community groups
- association with provision of entertainment and recreation facilities

History:

The West Coburg Progress Association purchased land in Reynard Street to build a hall in 1923. The association formed in 1917 to lobby for basic services such as new water and mains, light poles, street extensions, road and footpath construction as well as recreational facilities. Initially they met in the Munro Street Methodist Hall, before constructing the current Progress Hall.¹ George Milne, a member of the committee, worked on the building full time, in addition to supervising weekend working bees. The hall was opened in November 1923, with a £500 debt which was offset by bazaars and fortnightly dances and was paid off by 1934. The proceeds of the hall were put towards local activities.²

In 1927 the hall was leased by Mr Blackwood to show moving pictures, at a cost of £3/10/- . A projection room was constructed above the entrance porch and films were shown every Wednesday and Saturday night. After the debt was paid off in 1934 the building was extended and a store room was added to the east elevation. This was extended and converted into a meeting room in 1937. In 1939 a new facade, incorporating two shops and an entrance lobby, was designed by G Hedley. The auditorium was decorated by J K Pettigrew & Sons, including the construction of a new proscenium and stage. Further improvements took place in the 1940s and 1950s. In 1959 the Progress Association commissioned Alsop and Duncan to supervise the construction of a brick hall on the east elevation, to augment the building's use as a community meeting place. The building was refitted in 1964 and again in 1980.³

The theatre is now the only operating cinema in the City of Moreland.

Description:

The West Coburg Progress Theatre, 234 Reynard Street, Coburg, is a single storey brick and weatherboard building with a corrugated iron roof. The hall has a simple longitudinal gabled roof. The 1939 facade is rendered red brick and has a stepped, curved parapet and bears the word 'PROGRESS' in large cut-out lettering. A simple cantilevered verandah sits above the entrance, which is flanked by two shopfronts, which appear to be substantially intact. The west, south and east elevations of the 1939 building have green tiled dado, above a cream brick plinth, and the west elevation has a small rectangular glass brick panel.

Key Architectural Elements:

- Moderne facade with stepped parapet
- distinctive Moderne PROGRESS signage on parapet
- two original shopfronts flanking main entrance

Conservation Guidelines:

- replace non-original signage with signage to sympathetic design

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object.
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria. <i>i.e., the cinema has been operating continuously from this building since 1927.</i>
HV B	The importance of a place or object in demonstrating rarity or uniqueness.
AHC B2	Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest. <i>i.e., the cinema is the only one still in operational in the City of Moreland.</i>
HV C	The place or objects potential to educate, illustrate or provide further scientific investigation in relation to Victoria's cultural heritage.
AHC C2	Importance for information contributing to a wider understanding of the history of human occupation in Victoria.
HV D	The importance of a place or object in exhibiting the principal characteristics or the representative nature of a place or object as a part of a class or type of places or objects.
AHC D2	Importance in demonstrating the principal characteristics of the range of human activities in the Victorian environment (including way of life, custom, process, land-use, function, design or technique)
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community <i>i.e., the facade is a interesting example of Modernic idiom applied to a cinema operated by a Progress Association.</i>

Significance:

The West Coburg Progress Theatre, 234 Reynard Street, Coburg, is of local historical significance and local architectural significance. It is the only remaining operational cinema in the City of Moreland, and it has been operating continuously since 1927. The 1939 facade is of particular

note, the Moderne idiom was obviously considered appropriate to front a cinema operated by a Progress Association

Original Source:

Timothy Hubbard Pty Ltd. *City of Coburg Heritage Conservation & Streetscape Study* October 1990.

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- 1 R Broome, *Coburg Between Two Creeks*, Port Melbourne 1987, pp. 211-212
 - 2 Broome, *Coburg*, p. 212
 - 3 Register of the National Estate, File No. 2/13/011/0027

Building:	Taringa	Significance:	B
Address:	6 Salisbury Street, Glenroy	Map Ref:	16 H1
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	1888
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	Edward Strickland



Intactness:		Condition:	
E <input type="checkbox"/> G <input type="checkbox"/> F <input checked="" type="checkbox"/> P <input type="checkbox"/>		E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>	
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	<input type="checkbox"/>	Victorian Heritage Register	<input type="checkbox"/>
Register of the National Estate	<input type="checkbox"/>	Register of the National Estate	<input type="checkbox"/>
Moreland Planning Scheme	<input type="checkbox"/>	HO Controls	<input type="checkbox"/>
UC Area	<input type="checkbox"/>		
National Trust	<input type="checkbox"/>		

Principal Historic Themes:

- significant phases in the development of towns and suburbs; 19th century speculative building activity

History:

Taringa, 6 Salisbury Street was probably built for Edward Strickland by the Glenroy Land Co in 1888 as part of its program of erecting 'mansions and villas' to create the impression of prosperity in their Glenroy subdivision.¹ Strickland was the son-in-law of Arthur Wiseman, one of the principals of the company. The subdivision, known as 'The Toorak of the North', was laid out in 1887-88.

The Glenroy Land Co was formed in the 1886 by Frank Stuart, John McCutcheon and brothers Arthur and Albert Wiseman, to purchase the Glenroy Farm, originally owned by the Kennedy brothers. The partners divided half the 20,000 shares between them, while the majority of the remainder were held by the General Land and Savings Company. As a part of the subdivision, they built approximately 20 houses,² converted the McCulloch's bullshed (now demolished), located in Widford Road into a public hall, formed and metalled the districts first roads and paid the government to provide a railway station. In addition, the railway service was improved, all to increase the chance of sales in the estate. Sales were held in 1887 and 1888, which were reported to be quite successful, however the majority of the land was not offered for sale, while generally only the deposit was paid on the remainder. The company's problems were compounded by the leadup to the Depression and it folded in 1890. Their assets at this time were 3 shops in Wheatsheaf Road (see datasheets), the public hall, about 6 houses, a stable and over 300 acres (123 hectares) of land.³

An early surviving photograph shows the house with its original picket fence, however, the Canary Island Date Palm (*Phoenix Canariensis*) in the north-west corner of the block had not yet been planted.⁴

Description:

Taringa is a rendered brick single storey Italianate villa with a hipped slated roof, cast iron return bullnose profile verandah and a bay window with double-hung sashes. The entrance elevation has rendered quoining and timber bracketed eaves. The original verandah floor has been replaced with concrete and the picket fence has been removed. A Canary Island Date Palm (*Phoenix Canariensis*) dominates the front garden.

Key Architectural Elements:

- single storey rendered brick Italianate villa
- original slate roof
- Canary Island Date Palm (*Phoenix Canariensis*) in front garden

Conservation Guidelines:

- reinstate original verandah floor surface

Comparative Examples:

44 Acacia Street, Glenroy
2 Churchill Street, Glenroy
34 Finchley Avenue, Glenroy

127 Glenroy Road, Glenroy
139 Glenroy Road Glenroy
149 Glenroy Road, Glenroy

Heritage Victoria/Australian Heritage Commission Criteria:

- | | |
|--------|--|
| HV A | The importance, association with or relationship to Victoria's history of the place or object. |
| AHC A3 | Importance in exhibiting unusual richness or diversity of cultural landscapes or features. |
| AHC A4 | Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria

<i>i.e., the house is associated with the first period of suburban subdivision in Glenroy in the late 19th century.</i> |
| HV B | The importance of a place or object in demonstrating rarity or uniqueness. |
| AHC B2 | Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest.

<i>i.e., the house is one of the few buildings in Glenroy constructed in the 19th century.</i> |
| HV E | The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features. |
| AHC E1 | Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

<i>i.e., the building is a representative example of a late 19th century rendered brick Italianate style house</i> |
| HV H | Any other matter which the Council considers relevant to the determination of cultural heritage significance. |
| AHC H1 | Importance for close associations with individuals whose activities have been significant within the history of Victoria.

<i>i.e., the house is associated with Edward Stickland, a member of the locally prominent Wiseman family.</i> |

Significance:

Taringa is of local historical significance. The house was built by the Glenroy Land Co, as part of the first suburban subdivision of Glenroy in 1887-88. The house has associations with the locally prominent Wiseman family, being the residence of Arthur Wiseman's son in law, Edward Strickland.

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- 1 Broadmeadows Historical Society, *The History of the City of Broadmeadows, 1803-1987*, (Video)
 - 2 Broadmeadows Historical Society, *The History of the City of Broadmeadows, 1803-1987*, (Video).
 - 3 A Lemon, *Broadmeadows A Forgotten History*, West Melbourne 1982, p. 80-81
 - 4 Glenroy Historical Society photograph archive, item no. 95/13/18.

Building:	House	Significance:	B
Address:	33 Saxon Street, Brunswick	Map Ref:	29 G9
Current Use:	School	Current Owner:	Trinity Regional College
Property Info:	Unknown	Construction Date:	1888
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	Alfred Cornwell



Intactness:		Condition:	
E <input type="checkbox"/> G <input type="checkbox"/> F <input checked="" type="checkbox"/> P <input type="checkbox"/>		E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>	
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	<input type="checkbox"/>	Victorian Heritage Register	<input type="checkbox"/>
Register of the National Estate	<input type="checkbox"/>	Register of the National Estate	<input type="checkbox"/>
Moreland Planning Scheme	<input checked="" type="checkbox"/>	HO Controls	<input checked="" type="checkbox"/>
UC Area	<input checked="" type="checkbox"/>		
National Trust	<input type="checkbox"/>		

Principal Historic Themes:

- association with 19th century brickmaking and clay industries
- association with local government

History:

The house at 33 Saxon Street was built for Alfred Cornwell in 1888, adjoining his Cornwell Pottery works. The house probably used wares from Cornwell's works. Alfred Cornwell was a civil engineer from Cambridge, England who migrated to South Australia in 1853, coming to Victoria in 1857. He worked at various brickworks until about 1860 when he started his pottery in Phoenix Street, calling it the Brunswick Potteries & Brick Works. The works expanded rapidly, specialising in terracotta ware, such as chimney pots, pipes, architectural ornaments sculpted by Graham Ferry, and bricks.¹ Cornwell expanded his operations into Launceston, Tasmania in 1876; this pottery was later owned by John Campbell. In 1885 he also took over the Victorian Patent Steam Works in Barkly Street, East Brunswick.

Alfred Cornwell died in 1890, but the pottery continued under the management of James Allard and then later Cornwell's sons, Fred and Percy. The pottery finally closed in 1965, and all the pottery buildings have been demolished. The house was sold to the Roman Catholic Church in 1895 and used the house as the St Ambrose Presbytery. It has since been incorporated into Trinity Regional College, a Roman Catholic college associated with St Ambrose.

Description:

33 Saxon Street is a two storey polychrome brick mansion, built on bluestone footings, and asymmetrical in form with projecting bays to on the east and north elevations and a return verandah on the east, north and elevations. The house has a hipped slate roof, with square and scallop-edged slates, polychrome brick chimney stacks and tall chimney pots. The verandah has a cast iron columns, decorative frieze and balustrading to the first floor balcony. Simple horizontal iron bar balustrading runs around much of the verandah. Windows are a combination of timber-framed double-hung sashes and casements. On the ground floor the window to the east of the bay is a tripartite configuration with the sidelights moulded panels rather than glazed. The wing to the south-west corner is distinguished by corbelled red brick chimneys with terracotta pots, and may be of a later date.

Much of the brickwork to the rear of the house has been rendered or painted, and a carport of with corrugated iron roofing has been added to the south-east corner. On the west elevation, an external staircase provides access to the balcony, which has been partially enclosed with vertically-laid painted timber panelling. Some of the balustrading has been replaced on this elevation. On the north elevation, a covered walkway at first floor level connects an adjacent building (c. 1960s) with the balcony of the house. Many of the windows of the house are covered with aluminium security screens.

Key Architectural Elements:

- two storey Italianate house in bichrome brick

Conservation Guidelines:

- remove connecting walkway from main school building
- remove paint from rear walls of house
- reinstate original balustrading and frieze to west elevation
- remove 20th century carports from rear of house
- preferably replace staircase on west elevation with sympathetic design
- preferably remove security screens from windows

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object.
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria. <i>i.e., the house is associated with the locally important brick making industry.</i>
HV B	The importance of a place or object in demonstrating rarity or uniqueness.
AHC B2	Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest <i>i.e., the house is the last remaining building connected with the Cornwell Pottery and Brick works</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community. <i>i.e., the house is a good example of a polychrome Italianate mansion</i>
HV H	Any other matter which the Council considers relevant to the determination of cultural heritage significance.
AHC H1	Importance for close associations with individuals whose activities have been significant within the history of Victoria <i>i.e., the house is associated with Alfred Cornwell, a locally important pottery and brickworks owner.</i>

Significance:

The house at 33 Saxon Street, Brunswick, is of local historical and architectural significance. It is the last remaining building of the pottery and brick making enterprises of Alfred Cornwell, an important Brunswick pottery proprietor. Architecturally, it is a good example of a polychrome Italianate mansion, and an example of the type of residence built by an industrialist overlooking his own works. The significance of the house has been greatly reduced by various alterations, in particular the connecting walkway between the balcony and the adjoining school building. The impact of the house on the streetscape has been completely lost by the surrounding school buildings, which date from the 1960s onwards.

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. 1990

I. Barnes. 'Street names of Brunswick' [Unpublished manuscript] 1987

Sands and McDougall. *Directory of Victoria* (Various dates)

Shepparton Art Gallery. *Australian Ceramics* Shepparton Art Gallery, 1987.

A Sutherland. *Victoria and its Metropolis: Past and Present*. Melbourne, 1888.

1 A Sutherland, *Victoria and its Metropolis. Past and Present*, 2 vols, Melbourne 1888.

Building:	House	Significance:	B
Address:	2 Second Avenue, Brunswick	Map Ref:	29 F4
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	c.1920-25
Architect:	Unknown	Builder:	Alfred Joseph Taylor?
Original Use:	Residence	Original Owner:	Alfred Joseph Taylor



Intactness:		Condition:	
E <input type="checkbox"/> G <input type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>		E <input type="checkbox"/> G <input type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>	
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	<input type="checkbox"/>	Victorian Heritage Register	<input type="checkbox"/>
Register of the National Estate	<input type="checkbox"/>	Register of the National Estate	<input type="checkbox"/>
Moreland Planning Scheme	<input checked="" type="checkbox"/>	HO Controls	<input checked="" type="checkbox"/>
UC Area	<input checked="" type="checkbox"/>		
National Trust	<input type="checkbox"/>		

Principal Historic Themes:

- early 20th century suburban development

History:

The first owner of the house at 2 Second Avenue was Alfred Joseph Taylor, a carpenter, who may have built the house.

Second Avenue is part of a single subdivision which was initiated in 1915 and approved in 1920. The directories indicate the estate started to be constructed in 1920, and by 1925 was virtually complete.

Description:

2 Second Avenue is a single storey timber-framed bungalow. The walls are of stained weatherboard, and the house has a gabled terracotta tiled roof. To the east of the south (front) elevation is a projecting gable; both gable-ends have shingle and weatherboard cladding. The verandah pillars and an external chimney wall and stack are unpainted rendered brick.

The front fence and side lattice are possibly original.

Key Architectural Elements:

- stained weatherboard cladding
- unpainted rendered surfaces

Conservation Guidelines:

- -

Heritage Victoria/Australian Heritage Commission Criteria:

HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.

AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

i.e., the house is a substantially intact inter-War bungalow, notable for its original unpainted weatherboard cladding.

Significance:

2 Second Avenue, Brunswick, is of local architectural significance. It is a substantially intact inter-War bungalow, notable for its original unpainted weatherboard cladding.

Original Sources:

- Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990).
- Brunswick City Council Rate Books.
- Sands and McDougall. *Directory of Victoria*. (Various dates)

Building:	Kingsley College (Huntingtower)	Significance:	B
Address:	21 South Street, Glenroy	Map Ref:	17 E5
Current Use:	Theological College	Current Owner:	Kingsley College
Property Info:	Unknown	Construction Date:	c.1890
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	Mr Bishop



Intactness:
E ☐ G ☐ F ☒ P ☐

Condition:
E ☐ G ☐ F ☒ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☐
 Register of the National Estate ☐
 Moreland Planning Scheme ☐
 UC Area ☐
 National Trust ☐

Recommended Heritage Listings:

Victorian Heritage Register ☐
 Register of the National Estate ☐
 HO Controls ☒

Principal Historic Themes:

- landmark structures

History:

Huntingtower was erected c.1890 for Mr Bishop,¹ who sold it in c.1907, prompted by the construction of the State School on the land opposite.² Later owners included the Canning family, who owned a local butchers shop.³ The house then stood empty for substantial period of time, when it became known to locals as the 'Haunted Castle' or the 'Red Castle'.⁴

Huntingtower was used to entertain soldiers during World War Two,⁵ then was sold in 1947 to the Wesleyan Methodist Church⁶ and now operates as Kingsley College, a Wesleyan School of Theology and Bible College.

Description:

Kingsley College is a large asymmetrical two storey bichrome brick house with an arcaded two storey brick loggia. The roof, probably originally slated, is clad with terracotta tiles. The three storey tower on the east elevation is surmounted by a brick parapet. Windows on the north elevation are tripartite double-hung sashes.

A row of five mature eucalypts and a mature pine stand along the front boundary of the property.

Landscape:

The significant landscape associated with Kingsley College consists of a number of mature trees. These include two Monterey Pines (*Pinus radiata*) to the east of the building, which have a rather low, wide spreading habit. Directly to the north of the main building on the South Street frontage is a row of Sugar Gums (*Eucalyptus cladocalyx*). Such trees were typically planted as a windbreak and as a renewable firewood supply- the coppiced trees would rapidly recover and could eventually be re-cut. Evidence of this practice can be seen on these particular trees.

The remnant trees are of local interest as plantings from the early history of the site. They assist in providing an appropriate setting for a significant house, and contribute to the amenity of the surrounding landscape. They are also significant as they illustrate the rural past of the area and typical practices no longer seen in the metropolitan area

Key Architectural Elements:

- two storey bichrome brick mansion
- arcaded loggia and three storey brick tower

Conservation Guidelines:

- reinstate original roofing material

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria. <i>i.e., the house is of the largest residences erected in Glenroy in the 19th century.</i>
HV B	The importance of a place or object in demonstrating rarity or uniqueness
AHC B2	Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest. <i>i.e., the house is one of the few two storey mansions erected in Glenroy in the 19th century.</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community. <i>i.e., the house is a good example of a simple 19th century asymmetrical two storey bichrome brick house.</i>

Significance:

Kingsley College is of local architectural significance. It is one of a small number of surviving two storey mansions in Glenroy, and was one of the largest residences constructed in the area in the 19th century.

- 1 Jim Hume (Secretary, Broadmeadows Historical Society). Pers comm, 1998
- 2 Jim Hume (Secretary, Broadmeadows Historical Society) Pers comm, 1998
- 3 Jim Hume (Secretary, Broadmeadows Historical Society) Pers comm, 1998.
- 4 Jim Hume (Secretary, Broadmeadows Historical Society) Pers comm, 1998.
- 5 Jim Hume (Secretary, Broadmeadows Historical Society). Pers comm, 1998
- 6 Kingsley College Prospectus.

Building:	Brunswick South West Primary School	Significance:	B
Address:	South Daly Street, Brunswick West	Map Ref:	29 C8
Current Use:	School	Current Owner:	State Government of Victoria
Property Info:	Unknown	Construction Date:	1926-27
Architect:	Unknown	Builder:	Unknown
Original Use:	School	Original Owner:	State Government of Victoria



Intactness:		Condition:	
E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>		E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>	
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	<input type="checkbox"/>	Victorian Heritage Register	<input type="checkbox"/>
Register of the National Estate	<input type="checkbox"/>	Register of the National Estate	<input type="checkbox"/>
Moreland Planning Scheme	<input type="checkbox"/>	HO Controls	<input checked="" type="checkbox"/>
UC Area	<input type="checkbox"/>		
National Trust	<input type="checkbox"/>		

Principal Historic Themes:

- provision of education

History:

Although the West Brunswick Primary School had been overcrowded since the 1890s, it was not until the 1920s that a new school, was erected, the problem exacerbated by the local building boom and the construction of the Coburg tramway. The Brunswick South West Primary School was built on a 6.25 acre (3 hectare) site, known locally as Ogden's Paddock, purchased in 1924. The school was erected in 1926-27 to the same design as the Bell Primary School (1928), at a cost of £11,527. The first pupils were admitted in May 1927. The school comprised 12 classrooms, as well as a sewing room, staffroom, offices and store rooms. The enrolment increased dramatically after the school opened and within two years the number had grown from 300 in total to up to 90 per class in 1929. It was intended that the original design be completed but, due to a lack of funds, two temporary pavilion classrooms were erected instead. Two additional 'Bristol unit' classrooms were added in the late 1940s, then four new classrooms were built in 1967 at a cost of almost \$100,000.

Former pupils at the school include Sir Albert Lind (former Minister of Lands), Peter Thompson (golfer) and Frank Sedgeman (tennis player).¹

Description:

Brunswick South West Primary School is a two and three storey brick building with a hipped terracotta tiled roof. Walls are face red brick with quoining at the corners. There are low relief face red brick string courses and window surrounds, and painted render spandrel panels. The east elevation has an unusual Tuscan entrance porch; the parapet is of rendered panels with low relief mouldings, and simple geometric-patterned wrought iron infill. Windows are multi-paned double-hung timber sashes with hopper openings above.

Key Architectural Elements:

- red face brick walls
- Tuscan porch on east elevation

Conservation Guidelines:

- preferably remove signage from porch frieze

Heritage Victoria/Australian Heritage Commission Criteria:

HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community

i.e., the building is a good example of an inter-War school, distinguished by some unusual architectural details.

HV H Any other matter which the Council considers relevant to the determination of cultural heritage significance.

AHC HI Importance for close associations with individuals whose activities have been significant within the history of Victoria

i.e., the building is associated with former Minister Sir Albert Lind, and sportsmen Peter Thompson and Frank Sedgeman.

Significance:

Brunswick South West Primary School is of local architectural significance. It is a good example of an inter-War school and is distinguished by some unusual Classical Revival architectural elements, including the Tuscan porch on the east elevation.

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- 1 All information for this history has been extracted from L Blake, *Vision and Realisation: A Centenary History of State Education in Victoria*, 3 vols, Education Department of Victoria, Melbourne 1973, pp. 141-142

Building:	Residence	Significance:	C
Address:	7 Staples Street, Glenroy	Map Ref:	17 F3
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	c.1880s
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	Unknown



Intactness: E <input type="checkbox"/> G <input type="checkbox"/> F <input checked="" type="checkbox"/> P <input type="checkbox"/>	Condition: E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>
Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register <input type="checkbox"/>	Victorian Heritage Register <input type="checkbox"/>
Register of the National Estate <input type="checkbox"/>	Register of the National Estate <input type="checkbox"/>
Moreland Planning Scheme <input type="checkbox"/>	HO Controls <input type="checkbox"/>
UC Area <input type="checkbox"/>	
National Trust <input type="checkbox"/>	

Principal Historic Themes:

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History:

Unknown. The house at 7 Staples Street was built in the c.1880s

Description:

7 Staples Street is a symmetrical, double-fronted weatherboard house with a central door flanked by tripartite double-hung sash windows. The hipped roof recently has been reclad with corrugated galvanised steel roofing. The front door, verandah and front fence are all recent.

Key Architectural Elements:

- single storey symmetrical timber house

Conservation Guidelines:

- reinstate verandah, front door and front fence to original designs

Comparative Examples:

41 Middle Street, Glenroy

Heritage Victoria/Australian Heritage Commission Criteria:

HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of *features*.

AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

i.e., the building is a typical example of a 19th century weatherboard cottage.

Significance:

7 Staples Street is one of only a small number of surviving timber houses dating from the 19th century in Glenroy

Building:	House	Significance:	C
Address:	15 Station Road, Oak Park	Map Ref:	16 H5
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	c 1920s
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	Unknown



Intactness:		Condition:	
E [] G [] F [x] P []		E [] G [] F [x] P []	
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	[]	Victorian Heritage Register	[]
Register of the National Estate	[]	Register of the National Estate	[]
Moreland Planning Scheme	[]	HO Controls	[]
UC Area	[]		
National Trust	[]		

Principal Historic Themes:

- Early 20th century suburban development.

History:

Unknown. The house at 15 Station Road was built in the c.1920s.

Description:

15 Station Road is a large two storey weatherboard inter-War bungalow with hipped and gabled corrugated galvanised iron roofs. The front verandah is supported on stocky chamfered timber posts with timber moulded cappings, and has a roughcast rendered frieze. The front gable end is also roughcast rendered, whilst the side gables are shingled. The attic walls are clad with fibrous cement sheeting. The house has original timber casement windows, including a corner window to the south-east, and the front door is leadlit.

Key Architectural Elements:

- spreading hipped roof with transverse gabled attic
- unusual extension of verandah roofing across entire front elevation
- stocky timber verandah posts
- stucco finish to verandah frieze

Conservation Guidelines:

- remove steel pipe handrail from front steps
- remove unsympathetic front fence

Comparative Examples:

151 Hilton Street, Glenroy.

Heritage Victoria/Australian Heritage Commission Criteria:

HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.

AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

i.e., the building is a unusual example of an inter-War residence.

Significance:

15 Station Road is an unusual example of a large inter-War bungalow in Glenroy with a distinctive roughcast rendered verandah frieze.

Building:	American Cottage	Significance:	A
Address:	21 Station Street, Coburg	Map Ref:	29 G3
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Vol. 5641, Fol 125	Construction Date:	c.1885-90, 1980
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	Tyler Johnson



Intactness:		Condition:	
E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>		E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>	
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	<input checked="" type="checkbox"/>	Victorian Heritage Register	<input type="checkbox"/>
Register of the National Estate	<input type="checkbox"/>	Register of the National Estate	<input type="checkbox"/>
Moreland Planning Scheme	<input type="checkbox"/>	HO Controls	<input checked="" type="checkbox"/>
UC Area	<input type="checkbox"/>		
National Trust	<input type="checkbox"/>		

Principal Historic Themes:

- -

History:

American Cottage at 21 Station Street, Moreland was erected c.1885-90 for Tyler Johnson, an American immigrant, on a site within the Pigdon's Paddock subdivision.¹

American Cottage remains virtually undocumented and suggestions as to American design and manufacture are not proven.²

Description:

American Cottage is a single storey timber framed attic house. It is a symmetrical composition in the carpenter Gothic idiom of the late 19th century and is derivative in expression of American weatherboard house traditions. The house has walls of weatherboard and a very steeply pitched red-painted corrugated iron roof, cross-gabled in plan. The transverse gable is punctuated with bichrome brick chimneys. Cast iron verandah posts with Corinthian capitals support a small projecting balcony with decorative timber balustrading which forms the front entrance porch. The timber windows are topped with heavy timber pelmets, and the roof gables have ornate bargeboards of a highly unusual design and small finials.

American Cottage was originally painted in a light stone colour with contrasting trim. Its original ornate iron fence has been replaced with timber pickets.³ Some original interior decoration survives. The house is well maintained, and with the exception of the redecoration, remains intact.

Plantings include a New Zealand Cabbage Tree (*Cordyline australis*) near the front door.

Key Architectural Elements:

- unusual carpenter Gothic style
- timber details: bargeboards, balcony balustrade, window pelmets
- bichrome brick chimneys
- sympathetic planting: *Cordyline australis*

Conservation Guidelines:

- -

Heritage Victoria/Australian Heritage Commission Criteria:

HIV B	The importance of a place or object in demonstrating rarity or uniqueness.
AHC B2	Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest <i>i.e., the building is a rare example in Victoria of a timber attic-style cottage in the American tradition.</i>

- HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
- AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.
- i.e., the building is an unusual example of a 19th century timber cottage, notable for its the finely executed timberwork, in particular the highly ornate barge boards and unusual balustrading.*

Significance:

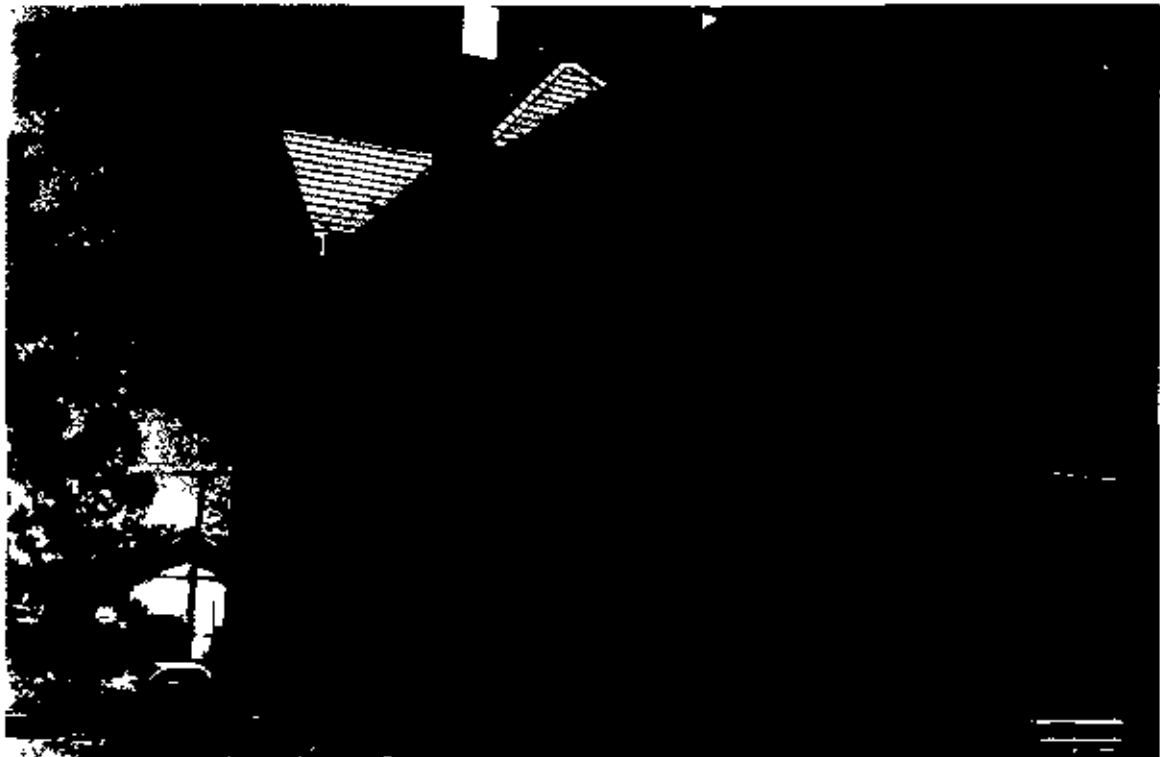
American Cottage is of state architectural significance. It is a rare example in Victoria of a timber attic-style cottage in the American tradition and is notable for its the finely executed timberwork, in particular the highly ornate barge boards and unusual balustrading

Original Sources:

Timothy Hubbard Pty Ltd. *City of Coburg Heritage Conservation & Streetscape Study* October 1990.

-
- 1 City of Coburg Rate Books, 1885-90.
 - 2 Register of the National Estate, File No. C/05/06
 - 3 Register of the National Estate, File No. C/05/06.

Building:	Brunswick East Primary School (North Brunswick Primary School)	Significance:	B
Address:	195A-197 Stewart Street, Brunswick	Map Ref:	30 A7
Current Use:	School	Current Owner:	State Government of Victoria
Property Info:	Unknown	Construction Date:	1892-93
Architect:	Unknown	Builder:	Public Works Department?
Original Use:	School	Original Owner:	State Government of Victoria



Intactness:
E ☐ G ☒ F ☐ P ☐

Condition:
E ☐ G ☒ F ☐ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
Moreland Planning Scheme ☒
UC Area ☐
National Trust ☐

Recommended Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
HO Controls ☒

Principal Historic Themes:

- provision of education

History:

Brunswick East Primary School (No. 3179), known as the North Brunswick Primary School until 1922, was built in 1892-93. The school was originally an adjunct to Moreland, and later Brunswick South, Primary Schools. A timber caretaker's residence, now a private dwelling, was constructed at 255 Nicholson Street, on the northern boundary of the school, in 1914. A 1932 plan shows a house, which is possibly the caretaker's residence, on the corner of Stewart and Nicholson Street, with 255 Nicholson Street a vacant site; it is assumed the house was moved after this date.

Although by the turn of the century there were a few houses nearby, including cottages in Ryan Street near the quaries, and a few small villas in Clarence and Glenmorgan Streets, the area surrounding the school remained undeveloped until the 1910s and 1920s. At this time the adjoining Stewart Street returned serviceman's estate was developed, which probably led to the major expansion of the school in 1922 and 1929.

Description:

Brunswick East Primary School is a two storey bichrome brick building, originally L-shaped in plan. Large bays of multi-paned timber-framed double-hung sash windows with fixed highlights have rendered lintels and sills, and sit between corbelled chimney breasts which read as piers. Conical iron ventilators and red brick chimneys with rendered corniced tops penetrate the hipped and gabled terracotta tiled roofs. Gabled bays sit above rendered arches which surround smaller groups of timber-framed windows. A tiled gabled timber-framed portico sits above the main entrance, which has terracotta nailhead diaperwork. Beneath these windows are narrow arched windows with brick head mouldings and rendered sills.

Apparently only the south elevation has original windows, and most windows have been enlarged and their head dressings refaced; this is not obvious.

Key Architectural Elements:

- two storey face red brick building with rendered dressings
- gabled terracotta tiled roofs with unusual terracotta gable-end decoration
- multi-paned timber-framed double-hung sash windows

Conservation Guidelines:

- .

Heritage Victoria/Australian Heritage Commission Criteria:

HV B	The importance of a place or object in demonstrating rarity or uniqueness
AHC B2	Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest. <i>i.e., the site has been continuously occupied by a school since 1892</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community. <i>i.e., the building is a good example of the eclectic bichrome brick Queen Anne style employed by the Public Works Department in the late 19th century.</i>
HV G	The importance of the place or object in demonstrating social or cultural associations.
AHC G1	Importance as a place highly valued by a community for reasons of religious, spiritual, symbolic, cultural, education, educational, or social associations. <i>i.e., the building has had long associations with the education of the local community.</i>

Significance:

Brunswick East Primary School, built in 1892-93, is one of a small group of sixteen large late 19th century schools which displayed a move away from Gothic-influenced design which had dominated government schools until 1885. Schools in this group incorporate variously Flemish, English Queen Anne, Romanesque and Aesthetic Movement influences.

The 1922 additions, which almost doubled the capacity of the school, indicate the rapid development of the surrounding area, in part due to the development of the Stewart Street returned serviceman's estate after World War One.

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.

L J Blake (ed.). *Vision and Realisation*. Education Department of Victoria, 1973, Vol. 3 pp 105, 110.

Melbourne Metropolitan Board of Works Plan No 105, (1900? and 1932).

R Peterson. 'Survey of historic schools'. Unpublished survey and data base, Department of Housing and Construction, 1990.

Building:	Residence	Significance:	B
Address:	1 Sussex Street, Coburg	Map Ref:	17 D12
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	1889-90
Architect:	Nil	Builder:	Thomas McKenzie
Original Use:	Residence	Original Owner:	Thomas McKenzie



Intactness: E <input type="checkbox"/> G <input type="checkbox"/> F <input checked="" type="checkbox"/> P <input type="checkbox"/>	Condition: E <input checked="" type="checkbox"/> G <input type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>
Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register <input type="checkbox"/>	Victorian Heritage Register <input type="checkbox"/>
Register of the National Estate <input type="checkbox"/>	Register of the National Estate <input type="checkbox"/>
Moreland Planning Scheme <input type="checkbox"/>	HO Controls <input checked="" type="checkbox"/>
UC Area <input type="checkbox"/>	
National Trust <input type="checkbox"/>	

Principal Historic Themes:

- the pattern of rural subdivision and subsequent urban development
- planning urban settlement
- remembering significant phases in the development of towns and suburb

History:

Coburg's greatest period of subdivision and expansion was at the very peak of the Land Boom, about 1888-1893, and only a small proportion of this development was completed before the crash. The city probably contains a greater proportion than any other suburban area of Land Boom development which was arrested for years, often until after the Great War.¹

No. 1 Sussex Street first appeared in the municipal rate books as Lot 172 of the Bell Street Reserve No. 2 in 1888/89 when it and the remainder of the 26 acre reserve were vacant land.² A plan of subdivision³ shows the extent of the Reserve (Fig. 2). The Bell Street No. 2 Reserve formed the western section of the old Bolingbroke Estate which had been established in 1853. In 1888-89 Lot 172 was owned by J Miller and its annual value was £6.⁴ Sussex Street was then known as Broadway Road. By 1889-90, the rate books show Thomas McKenzie, a builder, as having constructed a wood[en] house on Lot 172 of Broadway Road.⁵ McKenzie was also listed in the Sands & McDougall directory for 1890. The rate books of 1890-91 again show the wood house on Lot 172, in possession of Thomas McKenzie. Its annual value was recorded as £25. Vacant land valued at £4 was in the possession of Mrs McKenzie⁶. This house and another in adjacent James Street (now Greenwood Street) were the first houses built on the Bell Street No. 2 Estate. The house in Greenwood Street has been demolished.

Perusal of the Sands and McDougall *Directories* shows that McKenzie vacated the property by 1893 when Frederick Caton is recorded at the address. Up until 1906, this house remained the only house in Broadway Road as did the house in James Street. From 1906, the *Directories* indicate that Broadway Road slowly began to be developed. By 1923, there were still only four houses recorded between Gaffney and O'Hea Streets, and by 1930, the number had only risen to seven.

Description:

No. 1 Sussex Street is a double-fronted weatherboard single-storey house of Victorian design. Externally it has been considerably restored and repaired, including completely reslating the roof and extensive repairs and additions to the verandah. The original chimneys to the front rooms remain. The building permit issued by the City of Coburg 1988⁷ indicates that it has also been extensively refurbished internally and a rear wing demolished and replaced with a new extension.

Key Architectural Elements:

- slate roof with rendered chimneys
- weatherboard walls
- bullnose profile verandah with central gablet
- high picket fence

Conservation Guidelines:

- remove inappropriate additions such as the verandah, and return to its original profile

Heritage Victoria/Australian Heritage Commission Criteria:

- HV A** *The importance, association with or relationship to Victoria's (ie Moreland's) history of the place or object.* (i.e early residential subdivision patterns and subsequent urban development).
- AHC A4** *Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria (ie Moreland).* (i.e early residential subdivision patterns and subsequent urban development).
- HV D** *The importance of a place or object in exhibiting the principal characteristics or the representative nature of a place or object as a part of a class or type of places or objects* (i.e early residential subdivision patterns and subsequent urban development).
- AHC D2** *Importance in demonstrating the principal characteristics of the range of human activities in the Victorian environment (including way of life, custom, process, land-use, function, design or technique)* (i.e early residential subdivision patterns and subsequent urban development)

Significance:

Today No. 1 Sussex Street remains as the sole piece of tangible evidence of the early subdivision and development of the Bell Street Reserve No. 2 estate which reached its peak in the inter-War period. The Reserve was one of the many subdivisions in the area and it appears not to have been individually distinguished, rather it is typical of the pattern of subdivision experienced across the municipality. As such, it is representative of a phase or theme in the urban history of Coburg.

As Laurie Burchell states 'Anybody who goes along streets other than Bell Street or Sydney Road is constantly confronted by the evidence of the old estates'.⁸ No. 1 Sussex Street is a key indicator of this particular estate, of which the pattern of development is generally representative of the other contemporary subdivisions. It is of local historical significance.

Notwithstanding the extensive renovations, the house is still clearly of a Victorian appearance and recognisable as such to the average person. It is thus atypical of the preponderance of residential styles in the area which are overwhelmingly drawn from the broad corpus of Inter-War bungalow designs e.g.: Moderne, Californian bungalow, English domestic vernacular, Art Deco and variants of these styles. Together these, and the odd Victorian buildings which are dotted across the west Coburg and Pascoe Vale area build up a picture which demonstrates a significant phase of urban history within the municipality

- 1 City of Coburg *Heritage Conservation and Streetscape Study*, Timothy Hubbard Pty Ltd, 1990 Vol. 1, p 8.
- 2 Municipal rate books, Fiche 32, p 104
- 3 Vale, v 2, p 181.
- 4 Municipal rate books, Fiche 032, p.104.00
- 5 Municipal rate books, 1889-90, p 119
- 6 Municipal rate books, fiche 40, p.123-0
- 7 Building permits have been issued for the following works: 1988 (9.12) for Additions, 1988 19/10 for Restumping, 1989 15/11 for a Carport and 1996 15/4 for a Heater.
- 8 Coburg Historical Society Newsletter, No. 32, p.3.

Building:	Palm Avenue Hotel (Nugget, Woolpack and Nugget Inn, Nugget and Woolpack, Woodlands Hotel)	Significance:	B
Address:	84-92 Sydney Road, Coburg	Map Ref:	29 H3
Current Use:	Hotel	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	pre-1857, 1891
Architect:	Unknown	Builder:	Unknown
Original Use:	Hotel	Original Owner:	Unknown



Intactness:
E [] G [] F [x] P []

Condition:
E [] G [] F [x] P []

Existing Heritage Listings:

Victorian Heritage Register []
Register of the National Estate []
Moreland Planning Scheme [x]
UC Area []
National Trust []

Recommended Heritage Listings:

Victorian Heritage Register []
Register of the National Estate []
HO Controls [x]

Principal Historic Themes:

- association with provision of entertainment and recreation facilities

History:

The Palm Avenue Hotel was built prior to 1857, then named the Nugget. By 1858 it had assumed the name Woolpack and Nugget Inn and later The Nugget and Woolpack.¹ In 1891 it was enlarged and renamed the Woodlands Hotel.² The works included a bar with stained glass windows, a billiard room measuring 58 feet by 26 feet, five apartments and new castellated facade.³

Description:

The Palm Avenue Hotel is a symmetrical two storey brick building with two prominent stepped pediments at parapet level. The facade was refaced in 1891 when the building was enlarged and renamed the Woolpack Hotel. The ground floor has American Romanesque Revival detailing such as arched openings supported on short, stylised columns and ornate stucco decoration in the spandrels. The first floor and the parapet are treated in a freer fashion, with a mixture of arched and portal windows, a central balcony and stilted pediments and finials rising above the parapet. The roof is corrugated iron; the windows are multi-paned timber-framed sashes

A large palm tree stands to the north of the building

Key Architectural Elements:

- unusual facade details: stepped pediments, Romanesque ground floor openings
- multi-paned upper sashes to first floor windows
- palm tree to north of building

Conservation Guidelines:

- remove unsympathetic window awnings
- reinstate original colour scheme
- preferably remove unsympathetic staircase from north elevation

Heritage Victoria/ Criteria:

HV B	The importance of a place or object in demonstrating rarity or uniqueness.
AHC B2	Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest <i>i.e., the building is one of the oldest buildings in the municipality, incorporating the original 1857 hotel</i>

HV D	The importance of a place or object in exhibiting the principal characteristics or the representative nature of a place or object as a part of a class or type of places or objects.
AHC D2	Importance in demonstrating the principal characteristics of the range of human activities in the Victorian environment (including way of life, custom, process, land-use, function, design or technique). <i>i.e., the site has been occupied by a hotel continuously since 1857.</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features
AHC EI	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community <i>i.e., the hotel is prominently sited and notable for its unusual architectural characteristics.</i>

Significance:

The Palm Avenue Hotel is of local historical and state architectural significance. It is one of the oldest surviving buildings in the Coburg/Brunswick area, and has operated as a hotel continuously on the one site for over 140 years. Its architectural significance derives from it being one of the first buildings and few hotels built in this style, and a major landmark on Sydney Road.⁴

Original Sources:

Timothy Hubbard Pty Ltd. *City of Coburg Heritage Conservation & Streetscape Study*. October 1990.

1 Vale and Houghton Collection, *Plan of Subdivision of the Moreland Estate*, 6 January 1858.

2 *Coburg Leader*, 6 January 1892.

3 R Broome, *Coburg: Between Two Creeks*, Port Melbourne 1987, p. 149

4 Broome, *Coburg*, p. 149

Building:	Former Lyric Theatre	Significance:	B
Address:	199-201 Sydney Road, Brunswick	Map Ref:	29 G9
Current Use:	Club	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	1911
Architect:	Unknown	Builder:	Unknown
Original Use:	Cinema	Original Owner:	Gudgeon and Grace?



Intactness:
E ☐ G ☐ F ☒ P ☐

Condition:
E ☐ G ☒ F ☐ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☒
Moreland Planning Scheme ☒
UC Area ☒
National Trust ☐

Recommended Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
HO Controls ☒

Principal Historic Themes:

- association with provision of entertainment and recreation facilities

History:

The Lyric Cinema Theatre opened in 1911, the first building constructed in Brunswick specifically as a cinema, and was the first to be opened north of the Yarra. It predated the Northcote Cinema (Northcote, 1912), Empire Cinema (Brunswick, 1913), and Barkly Theatre (Footscray, 1914). The theatre was built on a site which had been owned by Patrick Whelan since 1907, when he established a second hand building materials yard there, moving from Brunswick Road where Whelan's business had been based since 1891. After selling the Sydney Road site, he moved to the present location of Whelan the Wreckers in 1912.

The Lyric Theatre Company, of which the Melbourne real estate firm of Gudgeon & Grace was apparently a part, built a chain of three Lyrics: Prahran, Brunswick and later Fitzroy. The building originally comprised a cinema theatre, a large auditorium with a flat floor, and a gallery serving as a dress circle. It was more reminiscent of a hall than a modern cinema. The entrance to the cinema was through a wide tiled passage way from Sydney Road. As well as pictures, the cinema was used for public events such as a function in honour of Brunswick's military forces just before they left for World War One. The cinema closed in 1931 as it was unsuited to conversion to the talkies and was being out-competed by the nearby Empire. The cinema was later used as a boxing stadium, dance hall and then as a store.

On Sydney Road there were four extant shop fronts; one of which provided access to a billiard room, while another often served as a confectioners serving cinema patrons. In 1928 the billiard room was replaced by Pat Doran's Boxing School, and in 1931, became the office of the Unemployed Workers Movement, and the Friends of the Soviet Union in 1932. Upstairs, at the front of the building was a large ballroom, generally known as the Lyric Hall, with a roof promenade. Entry to the hall was from Michael Street. The ballroom was used as a dancing school for many years, firstly by Morgan's Dancing School (1911-19) and then by John Rose who popularised modern dancing. The Brunswick Club took over the hall in 1927. After Cyril Bright bought the building in 1935 and opened the Casino Dance Palais, using the old cinema as the dance hall until 1942 when the building was acquired by the Commonwealth government as a store.

Today the complex is known as the Casino Buildings.¹ The front of the building is still occupied by The Brunswick Club, which operates a snooker and billiards centre, and gaming facilities.

Description:

The former Lyric Theatre is a two storey brick Edwardian building, Edwardian in style. The Sydney Road facade is symmetrical about an arched central entrance. The second storey facade has a series of paired elongated windows (which have fixed opaque upper panels), between piers decorated with sinuous Art Nouveau motifs, and surmounted by a curved parapet. A rendered string course marks the heads of the opening sashes.

The Sydney Road verandah, with its arched central entry, has been removed, and the parapet brickwork painted. The ground floor facade has been altered significantly; there is little original fabric left at this level.

Key Architectural Elements:

- interestingly detailed Edwardian facade
- rendered Arts and Crafts style mouldings to first floor
- unpainted rendered parapet on south facade

Conservation Guidelines:

- reinstate original window and door openings to ground floor
- remove entrance canopy
- remove paint from ground floor brickwork

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object.
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria. <i>i.e., the building is one of a number of early purpose built cinemas erected in Melbourne in the early 20th century.</i>
HV B	The importance of a place or object in demonstrating rarity or uniqueness.
AHC B2	Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest. <i>i.e., the building is one of the oldest surviving purpose-built cinemas in Melbourne.</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community. <i>i.e., the building is a good, relatively intact, example of an Edwardian facade</i>
HV G	The importance of the place or object in demonstrating social or cultural associations.
AHC G1	Importance as a place highly valued by a community for reasons of religious, spiritual, symbolic, cultural, education, educational, or social associations.

i.e., the building has always been associated with Brunswick social life, as well as significant local events and organisations.

Significance:

The Lyric Theatre is of historical and architectural significance. It is the one of the oldest surviving purpose-built cinemas in Melbourne, predating Northcote (1912). Programmatically, its significance is in the incorporation of a ballroom, shops and billiard room into the cinema complex. It has played an important role in the social history of Brunswick, being associated with significant events and organisations, including the Unemployed Workers Movement during the 1930s depression. Despite the alterations to the ground floor, the first floor remains a reasonably intact example of an Edwardian commercial facade.

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.

L. Barnes. 'Street names of Brunswick'. [Unpublished manuscript] 1987.

L. Barnes. *It Happened in Brunswick*. Brunswick, 1987.

Sands and McDougall. *Directory of Victoria*. (Various dates)

G Butler. *Footscray Conservation Study*. pp.4-22, 23.

L. Cunningham. 'The Lyric: Flicks and Fleas', *Fusion*, Vol. 4, No 2, June 1990, pp. 1, 4-5.

1. *Melbourne White Pages Directory* 1997/98, p. 410.

Building:	Former Presbyterian Churches	Significance:	A
Address:	212 Sydney Road, Brunswick	Map Ref:	29 G8
Current Use:	Church	Current Owner:	Uniting Church in Australia
Property Info:	Unknown	Construction Date:	1865, 1884
Architect:	Evander Melver (1884)	Builder:	Ingram and Thewles (1865)
Original Use:	Churches	Original Owner:	Presbyterian Church



Intactness: E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>	Condition: E <input type="checkbox"/> G <input type="checkbox"/> F <input checked="" type="checkbox"/> P <input type="checkbox"/>
Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register <input checked="" type="checkbox"/>	Victorian Heritage Register <input type="checkbox"/>
Register of the National Estate <input checked="" type="checkbox"/>	Register of the National Estate <input type="checkbox"/>
Moreland Planning Scheme <input checked="" type="checkbox"/>	HO Controls <input checked="" type="checkbox"/>
UC Area <input checked="" type="checkbox"/>	
National Trust <input checked="" type="checkbox"/>	

Principal Historic Themes:

- establishment of permanent places of worship
- association with individuals or families

History:

Two churches now stand on this site, one being the second Presbyterian Church erected in Brunswick, the other the third. Contractors Ingram & Thewles completed the earlier bluestone church in 1865 and architect Evander Melver designed the adjacent brown brick church in 1884. Although it was much larger than the bluestone church, Melver used a sympathetic approach in his design of the brick church by repeating specific elements. Brunswick College, a private school, was recorded as operating from the earlier church from 1891 to 1924.

The 1884 church is now known as St Andrew's Uniting Church. The 1865 building underwent renovation work in 1998.

Description:

The two former Presbyterian churches at 212 Sydney Road, Coburg, are in the Gothic Revival style.

The first church (1865), the smaller of the two, is of bluestone, an unusual cream brick spire topped with a delicate iron cross, and a combination of cream brick and stone dressings to openings. The buttresses tower and spire sit centrally at the western end; the entrance is beneath an ogee-arched opening surmounted by a small stone fleur-de-lys. Windows are pointed arches with tracery.

The second church (1884) is a bolder composition of dark brown brick with synthetic stone dressings. The spire sits on a somewhat stocky buttressed tower, and has scallop-edged louvres to paired pointed arch opening at the uppermost level, which is constructed of a medium-brown brick with dark brown brick spandrels. Synthetic stone quoining enlivens the tower and buttresses. The large west window has geometrical tracery. The church is entered via a pointed arched opening at the base of the tower. The north end, or rear of the nave, is apse like in form. The east transept, at the rear of the building, is of red brick, as are a further suite of rooms connecting the two buildings to the east.

Key Architectural Elements:

- notable bluestone and face dark brown brick Gothic Revival designs
- prominent siting and streetscape presence
- possibly original iron picket front fence

Conservation Guidelines:

- -

Comparative Examples:

1865 Church: Holy Trinity Church, 520 Sydney Road, Coburg

Heritage Victoria/Australian Heritage Commission Criteria:

HV B	The importance of a place or object in demonstrating rarity or uniqueness.
AHC B2	Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest. <i>i.e., the 1865 bluestone church is an early example of an ecclesiastical building in bluestone in Brunswick</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community. <i>i.e., the 1865 bluestone church is notable for its spire, of locally-produced cream brick; the 1884 church is notable for its use of dark brown brick with synthetic stone dressings</i>
HV G	The importance of the place of object in demonstrating social or cultural associations.
AHC G1	Importance as a place highly valued by a community for reasons of religious, spiritual, symbolic, cultural, education, educational, or social associations. <i>i.e., the Presbyterian (Uniting) Church has been continuously associated with this site since 1865.</i>
HV H	Any other matter which the Council considers relevant to the determination of cultural heritage significance.
AHC H1	Importance for close associations with individuals whose activities have been significant within the history of Victoria. <i>i.e., the 1884 building was designed by prominent local architect, Evander McIver.</i>

Significance:

The two former Presbyterian Churches at 212 Sydney Road, Brunswick, are of local historical and architectural significance. They form a noteworthy pair, the later building designed by Evander McIver, who was also responsible for the first stage of the Brunswick Municipal Offices in 1867. The 1865 bluestone church is an early example of an ecclesiastical building in bluestone in Brunswick, and its spire, of locally-produced cream brick, is of particular architectural note. The churches demonstrate the Presbyterian (now Uniting) Church's continuous association with this site of more than 130 years, and the complex as a whole is a landmark on Sydney Road.

Original Sources:

- Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990
- Nigel Lewis & Associates. *Brunswick Conservation Study*. Report prepared for Brunswick City Council, 1982
- Hunter, Khoo, Hill & Hatsisavas. 'Churches in Brunswick'. Investigation paper, Faculty of Architecture, University of Melbourne, 1978.
- F G Miles. *Jubilee History of Brunswick and Illustrated Handbook of Brunswick and Coburg*. Melbourne, 1907. p.57
- L Barnes. 'Street Names of Brunswick'. [Unpublished manuscript] 1987

Building:	Brunswick Town Hall and Municipal Offices	Significance:	B
Address:	233 Sydney Road, Brunswick	Map Ref:	29 G8
Current Use:	Municipal Offices	Current Owner:	City of Moreland
Property Info:	Unknown	Construction Date:	1876, 1908; 1926; 1937
Architect:	Evander McIver (1876), Sydney H. Wilson (1908; 1926); Peck & Kemter (1937)	Builder:	Unknown
Original Use:	Municipal Offices and Hall	Original Owner:	Brunswick City Council



Intactness: E [] G [x] F [] P []	Condition: E [x] G [] F [] P []
Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register []	Victorian Heritage Register []
Register of the National Estate [x]	Register of the National Estate []
Moreland Planning Scheme [x]	HO Controls [x]
UC Area [x]	
National Trust [x]	

Principal Historic Themes:

- association with local government
- association with individuals or families

History:

Brunswick Council was established in 1857, and built its first municipal chambers in 1859 on Lobbs Hill near the location of the present police station and courthouse in Sydney Road. With the development of Brunswick, Council sought to build new premises in the mid 1870s, acquiring the site on the corner of Sydney Road and Dawson Street at a reduced price from Mrs Emma Dawson, the price being contingent on completion of the new offices within two years.

Evander Melver, an architect practising from offices in Brunswick, designed the new building. He was also responsible for other buildings in Brunswick including the brick former Presbyterian church opposite as well as number of other buildings throughout Melbourne. He was also Town Surveyor and Engineer for Brunswick and a number of other municipalities.

The 1876 Town Hall forms the central section of the existing Sydney Road frontage. In 1888 Council sought to extend the building, and conducted a design competition, but failed to win public support for the expenditure required.

After being declared a City on 1908, Council again sought to extend the chambers. Sydney H Wilson, the winner of the 1888 design competition, was invited to undertake the work, the extent of which has been reduced. A two storey wing was added to the northern side of the 1876 building, creating an asymmetrical facade; Trethowan suggests that this addition may have been seen as the first stage in a larger development which was completed with the addition of a matching wing to the south in 1926. Wilson was again responsible for the 1926 work which he undertook in conjunction with architect Charles R Heath, architect for the Coburg Town Hall. Wilson also designed the Electricity Supply offices opposite in 1926; this building was demolished several years ago. This stage of building construction completely engulfed the 1876 building, with its Sydney Road facade being covered by new offices and a projecting portico. All the new work, including the Dawson Street section reproduced Melver's design elements.

The foyer was refurbished as a memorial to Brunswick's war service personnel and opened in 1928. Its designer is not known. The detailing of the whole building remained largely consistent with that of Melver's 1876 facade, with the major change being the new mansard roof forms. A new hall was constructed in 1926 on the west side of the building, and was linked to the original hall. The hall was a popular place, with silent movies and modern dances offered to patrons. This hall now houses the Brunswick library.

In 1937, the hall was partly rebuilt to overcome space problems. Architects Peck & Kemter were appointed, having worked previously with Brunswick Council in the design of the Brunswick Baths. This firm was responsible for other important buildings using the modern styling. The changes kept the structure of the hall but replaced the facade to Dawson Street and completely refitted the interior, producing a strong, geometric facade with an art deco interior.

Minor works on the building complex have continued up unto the present time. In 1994 major building works on the complex, including the construction of the new offices to the south of the site, took place.

Description:

The Brunswick Municipal Offices and Hall is a complex of buildings at the corner of Sydney Road and Dawson Street, Brunswick. The main (1926) building, on this corner, two storey rendered brick building with an entrance portico and central three storey tower. The ground floor has rendered rustication and a moulded string course at the impost level of the arched windows. The first floor repeats the fenestration pattern, but the walls are of flat render, with paired pilasters with Corinthian capitals dividing the bays. The upper level windows have scallop-shell heads. The entrance portico has four stocky piers with banded rustication, above which sits a balustraded balcony. A triangular pediment marks the central bay of the first floor directly above the portico, and above this rises the tower section, which has a prominent corrugated iron mansard-styled roof. A clock protrudes from the tower's balustraded parapet.

The 1994 office wing has a two storey red brick gabled facade surrounding a series of simple rendered columns. The main entrance is via a skillion-roofed rendered section with large glazed areas.

The library (in Dawson Street) is a gable-roofed hall which has a high parapet to the foyer section. Walls are of rendered masonry, with a tall, narrow opening defined by rendered masonry fins. A second clock, matching the one of the Sydney Road facade, is cantilevered from the parapet.

Key Architectural Elements:

- dominating two- and three-storey Classical Revival facades on north and east elevations
- rusticated ground floor
- balustraded parapet and distinctive mansard roofs
- Art Deco facade and elements of interior of Dawson Street hall, now the library

Conservation Guidelines:

- preferably reinstate original colour scheme on library facade
- remove reflective coating from first floor windows

Heritage Victoria/Australian Heritage Commission Criteria:

HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community. <i>i.e., the building is a typical example of the classical architectural idiom applied to a major institutional building; the building is dominant in the streetscape</i>
HV G	The importance of the place or object in demonstrating social or cultural associations
AHC G1	Importance as a place highly valued by a community for reasons of religious, spiritual, symbolic, cultural, education, educational, or social associations.

i.e., the building has long been connected with local government and associated functions.

HV H Any other matter which the Council considers relevant to the determination of cultural heritage significance.

AHC H1 Importance for close associations with individuals whose activities have been significant within the history of Victoria.

i.e., the building is associated with notable architects Evander McIver, Sydney H Wilson, and Peck & Kemter.

Significance:

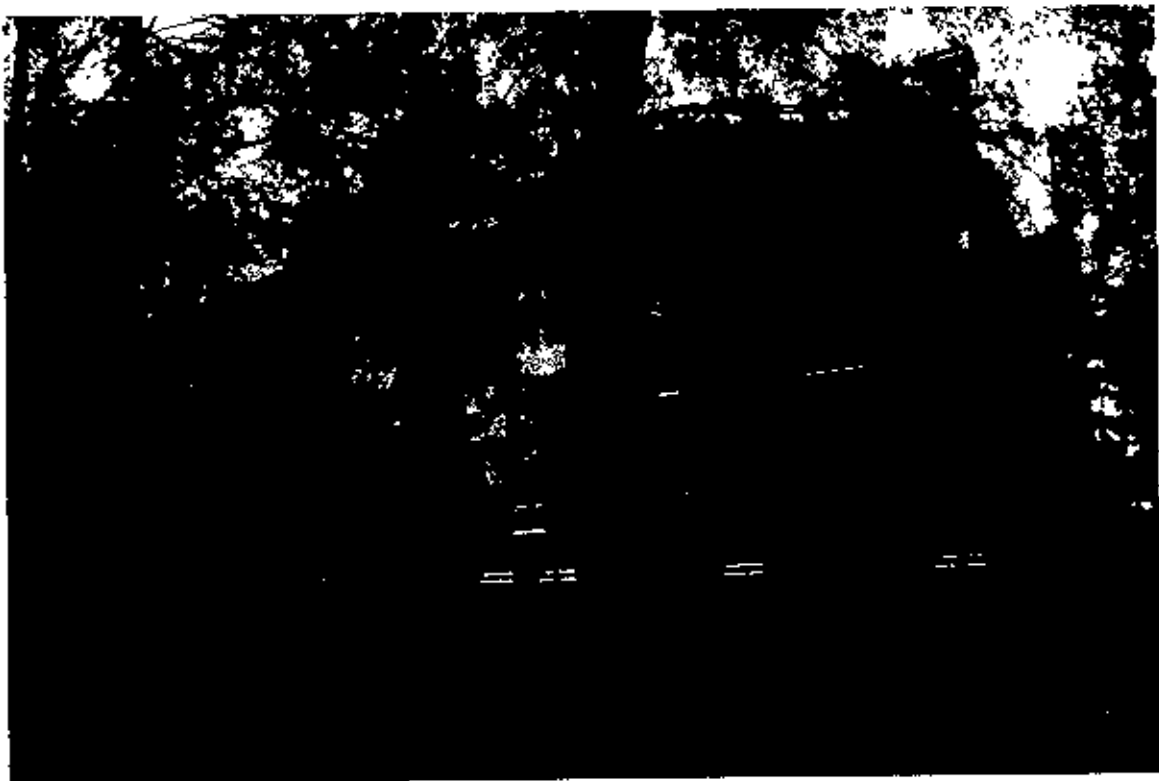
The Brunswick Municipal Offices and Hall is of local historical and architectural significance. Historically, the building is the municipal focus for Brunswick. It is a key building in the Sydney Road streetscape, and the use of the classical architectural idiom for the 1926 additions reflects the perceived appropriateness of this language for a major institutional building. Unlike Coburg's City Hall, Brunswick's sits close to the street, thus increasing its local landmark status.

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.

B Trethowan. *Brunswick Town Hall & Municipal Offices: Conservation Report*. Report prepared for Brunswick City Council by architectural consultants Robert Peck von Hartel Trethowan, July 1989.

Building:	Mechanics' Institute	Significance:	B
Address:	270 Sydney Road, Brunswick	Map Ref:	29 G8
Current Use:	Unknown	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	1868-70
Architect:	Kelly & Beswick	Builder:	Unknown
Original Use:	Hall, Library, Offices	Original Owner:	Brunswick Mechanics' Institute



Intactness: E <input type="checkbox"/> G <input type="checkbox"/> F <input checked="" type="checkbox"/> P <input type="checkbox"/>	Condition: E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>
Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register <input type="checkbox"/>	Victorian Heritage Register <input type="checkbox"/>
Register of the National Estate <input checked="" type="checkbox"/>	Register of the National Estate <input type="checkbox"/>
Moreland Planning Scheme <input checked="" type="checkbox"/>	HO Controls <input checked="" type="checkbox"/>
UC Area <input checked="" type="checkbox"/>	
National Trust <input checked="" type="checkbox"/>	

Principal Historic Themes:

- association with local community groups

History:

A Mechanics' Institute to serve Brunswick was first mooted in 1861 with the planning of a series of lectures by 'first rate literary men'. The object, apart from imparting valuable knowledge, was to form the nucleus of a building fund for a suitable building. The council offered a grant of £99 conditional on a further sum being raised by public subscription; later that year a committee of 21 men was elected and the municipality divided into sections for the purposes of canvassing support. T J Sumner laid the foundation stone of the present building in 1868. Sumner had offered land for a site in 1861 and it is assumed his offer was accepted. The erection of the Mechanics' Institute was noticed in the London journal *Bulder* in 1870. They reported:

In Brunswick, a Mechanics' institute has been erected and opened. The designs and plans for the building were prepared by Messrs. Kelly and Beswick, architects. The estimated cost is about £2000. At present, the committees have been restricted to building the concert-hall, which externally does not present a striking appearance. The hall is 60 ft [18m] by 30 ft [9m] and 22 ft [6.5m] high, with a capacious platform, a coved ceiling rising from a moulded cornice, with ornamental sunlights, and ventilation obtained by Watson's cupola vents. The acoustic qualities are said to be good. Mr B. Crooke is the contractor, and this portion has cost about £7001.

Despite the claim of the *Bulder* of a staged building programme, M Lewis (1988) considers it possible that the entire building was erected in the period c.1868-70.

The Mechanics' Institute housed the Brunswick Free Lending Library from 1926 until March 1976, ending 108 years of provision of a library service, when it moved to the small hall of the Town Hall complex on Sydney Road. The building had been threatened with demolition to make way for a new library building on the site, but after the library's move to the small hall, the Institute was renovated in 1978 and now houses community arts facilities, including a performance space in the hall and an art gallery.¹

The building is now one of the earliest surviving Institute buildings and is contemporary with such institutional buildings as Ballarat (hall and offices 1860; facade 1869) and Williamstown (1859, extended 1869 and 1874).

Description:

The Brunswick Mechanic's Institute is a single storey rendered brick building with a gabled slate roof. The west (front) and south facades are symmetrical, each with ionic pilasters and four arched windows with simple moulded dressings. A central pediment sits above the arched highlighted entrance, which has nail-head and acanthus leaf mouldings above the opening. Windows are timber-framed double-hung sashes. Local bricks were used in the construction.

In 1905 some renovation works (details unknown) were undertaken and in 1910 a new Wunderlich pressed metal ceiling was installed in the hall. In 1926, the original bichrome brickwork was rendered, the raised lettering 'Mechanic's Institute' [sic] and '1926' added at architrave level, the cast iron ridge cresting removed and the original recessed entry infilled. Recent changes have included some minor internal partitioning, installation of false ceilings and bricking up of fire places. The original landscaping included several Moreton Bay Fig trees, which were removed in 1924.

Key Architectural Elements:

- symmetrical Classical Revival facades, identical on west and south facades
- setback from Sydney Road and provision of landscaped forecourt unusual

Conservation Guidelines:

- remove brick steel handrails and paved ramps and steps to front door and replace with sympathetic design

Heritage Victoria/Australian Heritage Commission Criteria:

HV B	The importance of a place or object in demonstrating rarity or uniqueness.
AHC B2	Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest. <i>i.e., the building is one of the earliest surviving Mechanics' Institutes built in Victoria in the 19th century.</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community <i>i.e., the Mechanics' Institute is a good example of an unusually planned, classically inspired municipal building; the building is a key element in the streetscape.</i>
HV G	The importance of the place of object in demonstrating social or cultural associations.
AHC G1	Importance as a place highly valued by a community for reasons of religious, spiritual, symbolic, cultural, education, educational, or social associations <i>i.e., the building is a focus for the Brunswick Mechanics' Institute and other community related activities since 1870.</i>

Significance:

Brunswick Mechanics' Institute is of local historical and architectural significance. It is one of the earliest surviving, and reasonably intact, Mechanics' Institutes built in Victoria in the 19th century. Brunswick Mechanics' Institute is distinguished by its compact plan and building form, with its unusual juxtaposition of front room with a transverse main hall. It is also unusual for its simple yet classically inspired architectural treatment and roof form. The Institute is an integral element

of this part of Sydney Road, which includes many civic and church buildings. The building also derives significance from its role as the a community focus for Brunswick

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.

Builder, London, 13 August 1870.

Melbourne Metropolitan Board of Works, Detail plan October 1904.

F G Miles. *Jubilee History of Brunswick and Illustrated Handbook of Brunswick and Coburg, Brunswick Mechanics' Institute centenary history 1868-1968*. [Typescript] 1968.

Nigel Lewis & Associates. *Brunswick Conservation Study*. Report prepared for the Brunswick City Council, 1982.

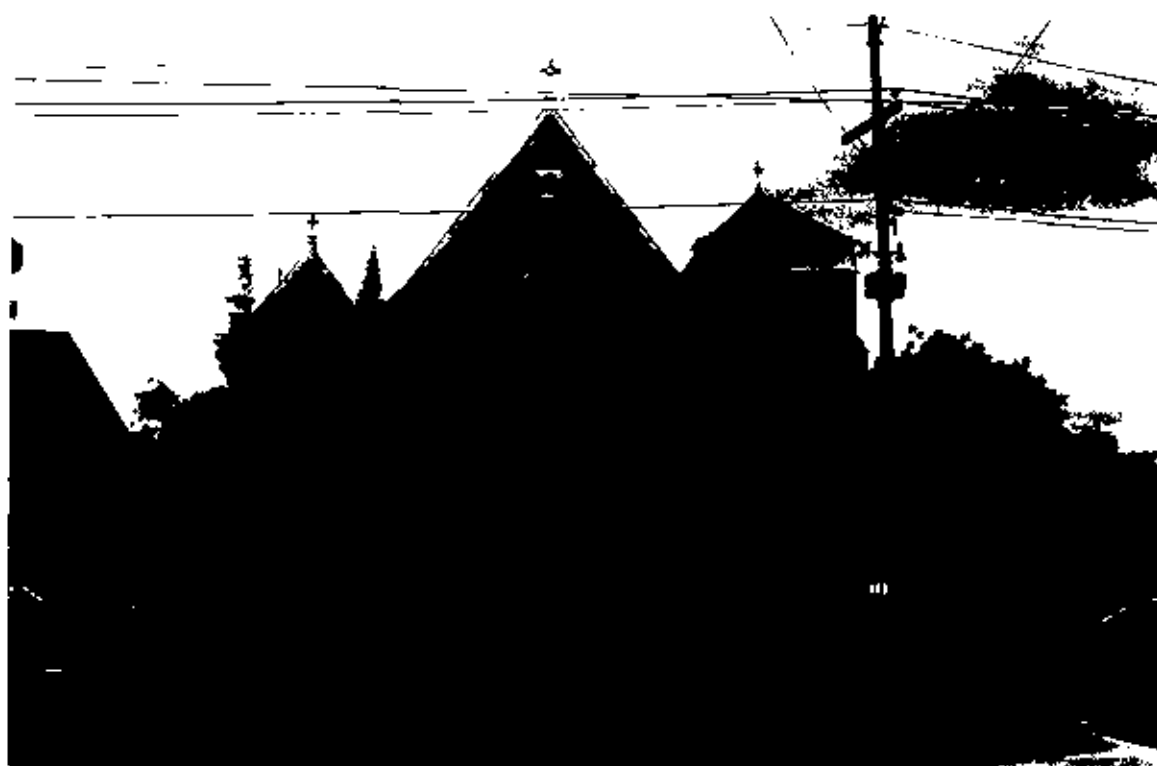
National Trust of Australia (Vic) Research Notes.

A Wesson. 'Mechanics' Institutes in Victoria', *Victorian Historical Magazine*.

Brunswick & Pentridge Press, 6 July 1861; 7, 14, 19, 26, 18, September 1861, quoted in *Brunswick Mechanics' Institute centenary history 1868-1968*. [Typescript] 1968.

1 H Penrose (ed.), *Brunswick One History, Many Voices*, South Melbourne 1994, pp. 83-87.

Building:	St Ambrose's Church	Significance:	B
Address:	289 Sydney Road, Brunswick	Map Ref:	29 G8
Current Use:	Church	Current Owner:	St Ambrose's
Property Info:	Unknown	Construction Date:	Church 1871-; School 1916
Architect:	J M Robertson, J B Denny	Builder:	Unknown
Original Use:	Church	Original Owner:	St Ambrose's



Intactness:
E ☐ G ☐ F ☒ P ☐

Condition:
E ☐ G ☐ F ☒ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
Moreland Planning Scheme ☒
UC Area ☒
National Trust ☐

Recommended Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
HO Controls ☒

Principal Historic Themes:

- establishment of permanent places of worship

History:

St Ambrose's chapel was founded in 1871 on land donated by Michael Dawson, an Irish Catholic who owned the Phoenix Park estate, a large allotment extending from Sydney Road to the Moonee Ponds Creek. Sebastiano Danelli, an Italian macaroni manufacturer resident in Brunswick from the 1860s, is said to have suggested that the church be named after St Ambrose, the patron saint of Milan (Don Bosco Centre: see datasheet). The proposed design by J M Robertson included a 75 foot (22.5 m) tower which was not built due to cost. The church was constructed in a number of stages, reaching completion probably in the early 1900s. Architect J B Denny is recorded as being responsible for the design of the first section of the presbytery. As the Catholic population of Brunswick grew in the 1880s, St Ambrose's was elevated to a parish.

The church was a centre of community life for the Irish Catholics in Brunswick, and featured in a number of important community events. As sectarianism grew in the 1890s, extreme Protestants started annual marches along Sydney Road; after several such marches the Irish confronted them outside the Sarah Sands, despite the pleas of Father Luby at St Ambrose not to interfere with the march. No further marches were held. Anti-conscription was a strong focus of attention in the parish during World War One. John Curtin (Prime Minister 1944-1945), a former student at St Ambrose's, became the most prominent anti-conscription figure in Victoria. The hall was used as a centre of local anti-conscription action.

Description:

St Ambrose's Church, at 289 Sydney Road, Brunswick, is a Gothic Revival Church with a cruciform plan. The walls are of bluestone with rendered dressings and copings. The south aisle roof is marked with conical pinnacles. Windows are pointed arches, and the large east window has geometrical tracery. The church has a squat tower with a slate pyramidal roof topped by an iron cross at the north-east corner. The church's gable ends are topped with stone crosses. The cast iron palisade fence and gates are original.

Key Architectural Elements:

- notable Gothic Revival design in bluestone with contrasting rendered dressings
- prominent siting

Conservation Guidelines:

- remove protective covering from east window

Heritage Victoria/Australian Heritage Commission Criteria:

HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
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AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community. <i>i.e., the building is a typical example of a 19th century bluestone church, it is a key element in the streetscape.</i>
HV G	The importance of the place of object in demonstrating social or cultural associations
AHC G1	Importance as a place highly valued by a community for reasons of religious, spiritual, symbolic, cultural, education, educational, or social associations. <i>i.e., the building has had a long association with the Irish Catholic community of Brunswick; the building is associated with the local anti-conscription movement.</i>
HV H	Any other matter which the Council considers relevant to the determination of cultural heritage significance.
AHC H1	Importance for close associations with individuals whose activities have been significant within the history of Victoria <i>i.e., the building is associated with Michael Dawson, a prominent local industrialist.</i>

Significance:

St Ambrose's Church is of local historical and architectural significance. It has had a long association with the Irish Catholic community of Brunswick, and, with the hall in Dawson Street, was the focus of the local anti-conscription movement during World War One, which used the hall. The church is a notable landmark on Sydney Road.

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990

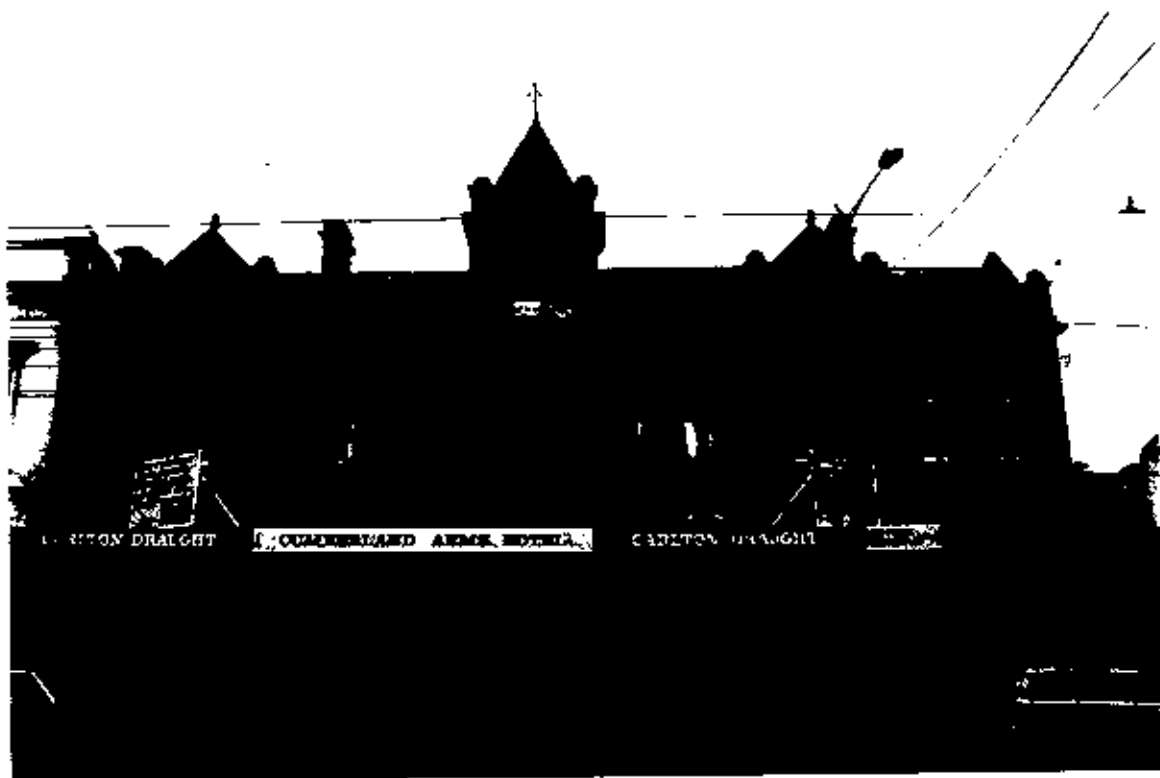
Architects Index (ref from *Ebsworth Pioneer Catholic Victoria*, p.147).

L Barnes. 'Book Review: A history of St Ambrose Church', *Fusion*, Vol 4, No 2, June 1990. pp.2-3,6.

D Hayes. 'Brunswick: the growth of a community (history of St Ambrose)'. 1990.

R Jones & D Young. An investigation of bluestone quarries and the use of bluestone in the City of Brunswick. Footscray Institute of Technology student field work report, 1990.

Building:	Cumberland Arms Hotel	Significance:	B
Address:	337-341 Sydney Road, Brunswick	Map Ref:	29 G8
Current Use:	Hotel	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	c.1890s
Architect:	Unknown	Builder:	Unknown
Original Use:	Hotel	Original Owner:	Unknown



Intactness:
E [] G [] F [x] P []

Condition:
E [] G [] F [x] P []

Existing Heritage Listings:

Victorian Heritage Register []
Register of the National Estate []
Moreland Planning Scheme [x]
UC Area [x]
National Trust []

Recommended Heritage Listings:

Victorian Heritage Register []
Register of the National Estate []
HO Controls [x]

Principal Historic Themes:

- association with provision of entertainment and recreation facilities

History:

The first Cumberland Arms Hotel was erected c 1858, with Thomas Martin the first licensee. It was replaced in the late 19th century by the present hotel.

Description:

The Cumberland Arms Hotel is a two storey red brick building. The first floor facade comprises a series of six pairs of windows, alternatively rectangular and arched. Towards the centre of the facade a rectangular brick tower with a pyramidal slate roof topped with a delicate iron finial rises from a polygonal tripartite oriel window. The arched window pairs have moulded heads and keystones. Triangular pediments, decorated with horseshoe arches infilled with a pilaster pair surrounded by pyramid-faced brickwork, sit above the rectangular windows, which are framed by pilasters which rise through the frieze to flank the remainder of the parapet, which is balustraded. The rectangular windows have six-paned highlights; some of the original casement sashes remain. The northernmost bay of the facade extends over the former Martins Lane, which now provided access to the hotel's car park.

The ground floor has been completely altered. The face brickwork has been painted, and none of the original ornamentation exists. A cantilevered verandah (c. 1950s) has been added.

Key Architectural Elements:

- unusual face red brick and terracotta detailing to first floor facade
- central tower with slate roof and iron finial
- arched window openings with timber casements

Conservation Guidelines:

- reinstate original window and door openings, and surface treatments, to ground floor
- reinstate original surface treatment of rendered mouldings and chimneys
- remove cantilevered verandah
- remove air-conditioning unit from first floor window

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object.
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria. <i>i.e., the building was a late example of a number of hotels erected in Brunswick and Coburg during the Land Boom.</i>
HV C	The place or objects potential to educate, illustrate or provide further scientific investigation in relation to Victoria's cultural heritage
AHC C2	Importance for information contributing to a wider understanding of the history of human occupation in Victoria. <i>i.e., a hotel has operated on this site since c 1858</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community <i>i.e., the building is a unusual example of a red brick late Boom style hotel.</i>

Significance:

The Cumberland Arms Hotel is of local historical and architectural significance. The site has been occupied by a hotel—initially the first Cumberland Arms (c. 1858)—for more than 140 years. Architecturally, the extensive use of face brickwork in this building reflects the decline of the popularity of cement render decoration after the peak of the 1880s building boom.

Original Sources:

- Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study* West Brunswick, 1990.
 L Barnes. 'Street names of Brunswick' [Unpublished manuscript] 1987.
 Sands and McDougall. *Directory of Victoria*. (Various dates)
 L Barnes. 'Houses in the lane', *Fusion*, Vol. 2, No. 1, April 1988, p 7.
 Nigel Lewis & Associates. *Brunswick Conservation Study*. 1982.

Building:	Sydney Road Community School (Former Wesleyan Sunday School & Church)	Significance:	A
Address:	342 Sydney Road, Brunswick	Map Ref:	29 G8
Current Use:	Community School	Current Owner:	Sydney Road Community School
Property Info:	Unknown	Construction Date:	Church: 1872, Sunday School: 1887
Architect:	Church: Fox & Oakden; Sunday School: Alfred Dunn	Builder:	Unknown
Original Use:	Church & Sunday School	Original Owner:	Wesleyan Church



Intactness:
E ☐ G ☒ F ☐ P ☐

Condition:
E ☐ G ☒ F ☐ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☒
Register of the National Estate ☒
Moreland Planning Scheme ☒
UC Area ☒
National Trust ☒

Recommended Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
HO Controls ☒

Principal Historic Themes:

- establishment of permanent places of worship
- association with 19th century brickmaking and clay industries
- provision of education

History:

The present church building was erected in 1872 to the design of architects Fox & Oakden of Ballarat for the Wesleyan Church. Thomas Wilkinson, an early Brunswick landowner, gave this land to the Wesleyan Church in 1841. Wilkinson was the second owner of this allotment which he purchased from D S Campbell, a Melbourne wine and spirit merchant. Wilkinson, often referred to as the 'father of Brunswick' in reference to his position as the first President of the Municipality of Brunswick, purchased this allotment as part of a syndicate with Rev. E P Stone. The allotment was gradually subdivided.

The first chapel was erected on the site in 1841, through the efforts of Thomas Wilkinson and Rev Parker Stone. In 1863 it was rebuilt and apparently again in 1872. Percy Oakden won the commission to design the church in a competition in 1871, and apparently used it as the vehicle to move from his Ballarat partnership of Fox & Oakden to join Leonard Terry in Melbourne at the end of 1873.¹

The Sunday School was built in 1887 and opened in 1888. The design was innovative, with classrooms placed on two levels of a 'U' plan, so that the opening of a series of folding doors allows all the rooms to look onto a centre stage. The design was conceived as a 'model' by the church and the young architect Alfred Dunn. The resulting space resembles a galleried theatre.

The church displays polychromatic brickwork used in a decorative Gothic manner; similar to that designed by Joseph Reed for St. Jude's Church of England (Lygon Street, Carlton) six years earlier. It was the first of a number of churches designed in this style by Oakden. The bricks for the church by Reed and for his Independent Church, Collins Street, Melbourne (1867) were produced by John Glew, an involved member of the Brunswick Wesleyan Church. John Glew was an early Brunswick brickmaker who developed cream bricks as early as the 1860s, these bricks are a feature of a number of notable Brunswick buildings, including this church. Polychromatic brickwork had been revived in England in the 1840s by such architects as William Butterfield, but such a revival did not gain popularity in Melbourne until the late 1880s.

The picturesque design is considered to be largely French-inspired detail, probably through the influence of Viollet-le-Duc.² A vestry was added behind the church in 1894. These buildings are now occupied by the Sydney Road Community School.

Description:

The former Wesleyan Church is constructed of polychrome brick with a gabled slate roof, pierced by a number of dormer roof vents, and rendered copings and details. The building is distinguished by the quality of its brickwork, predominately brown with cream and red contrasts in diaper work and around openings. The west facade of the church, facing Sydney Road, is dominated by a series of four pointed arched windows at first floor level, enclosed within a large pointed arch with red and cream brick voussoirs. At ground floor level is a triple arched entrance loggia, which is flanked by brick buttresses with rendered copings, which continue around the north and south elevations of the building. The tower on the south-west corner is terminated by an open belfry with Gothic arcading and a slate spire with gabled vents. On the north-west corner, balancing the asymmetrical composition, is another much smaller open belfry and a small gabled

secondary entrance with pointed arched openings. Between the buttresses on the side elevations are paired lancet windows. The brick and weatherboard east elevation at the rear of the church appears to indicate that the church was never finished.

The former Wesleyan Sunday School is constructed of red brick with a gabled slate roof, pierced by iron roof vents, with rendered eaves, brackets, quoining and opening surrounds. The main section of the building is flanked by two wings on the north and south elevations. The Sydney Road elevation features a four double hung sash windows at first floor level within a rendered pointed arch which encloses a rose window surrounded by contrasting basket weave cream brickwork. Windows on the remaining elevations are a combination of double hung sashes and pivot windows.

Key Architectural Elements:

- elaborate polychrome brick Gothic Revival church
- red brick Sunday school with rendered dressings and cream brick infill panels
- slate roofs
- timber-framed windows
- rendered dressings

Conservation Guidelines:

- -

Heritage Victoria/Australian Heritage Commission Criteria:

Former Wesleyan Church:

- | | |
|--------|---|
| HV B | The importance of a place or object in demonstrating rarity or uniqueness. |
| AHC B2 | Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest.

<i>i.e., the building is the first in the important series of polychrome churches designed by Percy Oakden.</i> |
| HV E | The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features. |
| AHC E1 | Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

<i>i.e., the building is an excellent example of a polychrome brick church; it is a key visual element in the streetscape</i> |
| HV F | The importance of the place or object in demonstrating or being associated with scientific or technical innovations or achievements. |

- AHC F1 Importance for its technical, creative, design or artistic excellence, innovation or achievement
- i.e., the building is an excellent early example of decorative polychromatic architecture in Melbourne*
- HV G The importance of the place or object in demonstrating social or cultural associations
- AHC G1 Importance as a place highly valued by a community for reasons of religious, spiritual, symbolic, cultural, education, educational, or social associations
- i.e., the building is an early example of the use of local brickmaker John Glew's cream bricks.*
- HV H Any other matter which the Council considers relevant to the determination of cultural heritage significance.
- AHC H1 Importance for close associations with individuals whose activities have been significant within the history of Victoria.
- i.e., the building is associated with notable 19th century architect, Percy Oaken, and local brickmaker John Glew*

Former Wesleyan Sunday School:

- HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
- AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.
- i.e., the building is a notable example of 19th century religious architecture; the complex is a key visual element in the streetscape.*
- HV F The importance of the place or object in demonstrating or being associated with scientific or technical innovations or achievements.
- AHC F1 Importance for its technical, creative, design or artistic excellence, innovation or achievement
- i.e., the building employs an innovative double storey U shaped plan.*

Significance:

The former Wesleyan Sunday School and Church complex is of state historical and architectural significance. The church is of exceptional quality and integrity, and is the first in the important series of polychrome churches designed by Percy Oakden and is an early example of decorative polychromatic architecture in Melbourne. The use of Glew's cream bricks is locally important,

particularly in this building where Glew was an active member of the congregation. The Sunday School derives additional significance from its innovative planning

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990

Brunswick Methodist Church, 125 Years of Service, 1840-1965.

Hunter, Khoo, Hill and Hatisavvas. 'Churches in Brunswick'. Investigation paper, Faculty of Architecture, University of Melbourne, 1978.

F G Miles. *Jubilee History of Brunswick and Illustrated Handbook of Brunswick and Coburg*, National Trust of Australia (Vic.), Citation.

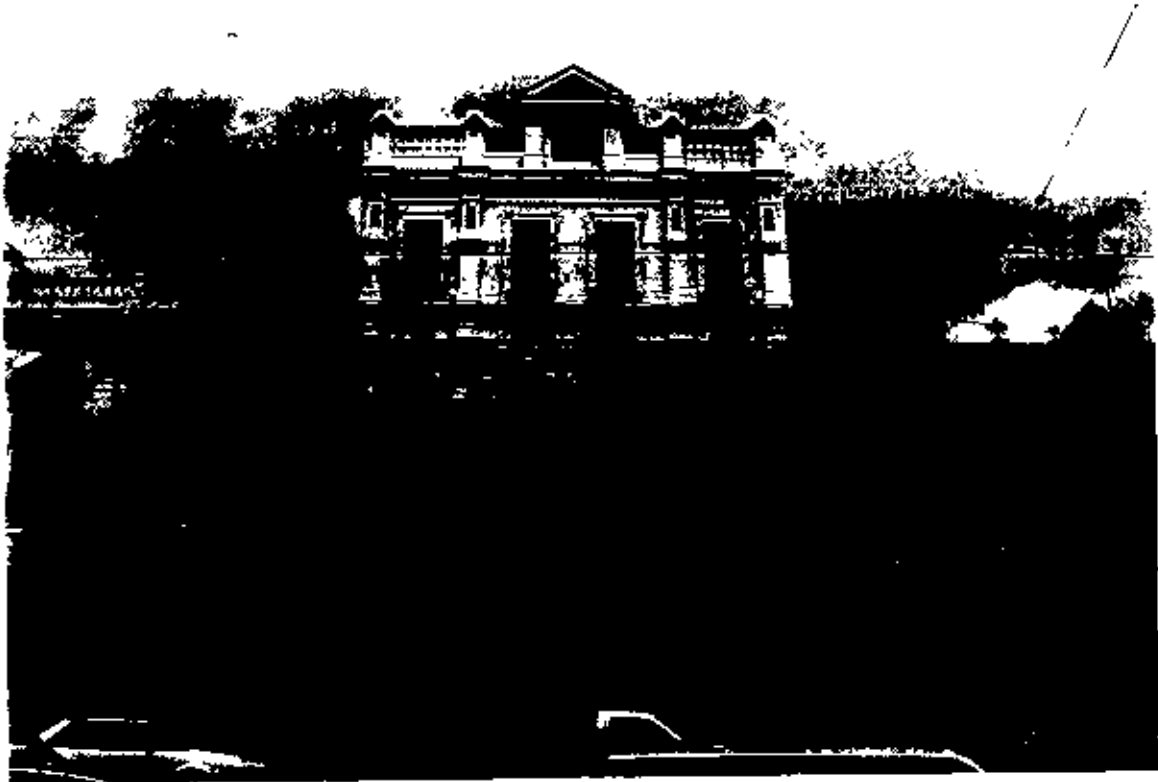
Nigel Lewis & Associates. *Brunswick Conservation Study*. Report prepared for the Brunswick City Council, 1982.

L Barnes. 'Street Names of Brunswick'. [Unpublished manuscript] 1987.

1 National Trust of Australia (Victoria) Citation.

2 National Trust of Australia (Victoria) Citation

Building:	Former Union Bank of Australia	Significance:	A
Address:	387-389 Sydney Road, Brunswick	Map Ref:	29 G7
Current Use:	Commercial / Residence	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	1890
Architect:	Inskip & Robertson	Builder:	Unknown
Original Use:	Bank	Original Owner:	Union Bank of Australia



Intactness: E <input type="checkbox"/> G <input type="checkbox"/> F <input checked="" type="checkbox"/> P <input type="checkbox"/>	Condition: E <input type="checkbox"/> G <input type="checkbox"/> F <input checked="" type="checkbox"/> P <input type="checkbox"/>
Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register <input type="checkbox"/>	Victorian Heritage Register <input type="checkbox"/>
Register of the National Estate <input checked="" type="checkbox"/>	Register of the National Estate <input type="checkbox"/>
Moreland Planning Scheme <input checked="" type="checkbox"/>	HO Controls <input checked="" type="checkbox"/>
UC Area <input checked="" type="checkbox"/>	
National Trust <input type="checkbox"/>	

Principal Historic Themes:

- 19th and early 20th century retailing
- financing Australia

History:

The Union Bank of Australia was established in 1837 and by the turn of the century had 21 branches in Victoria alone. It amalgamated with the Bank of Australasia in 1951 to form the Australia and New Zealand Bank (ANZ). The Union Bank opened its earliest branches in Melbourne's prosperous goldfield towns, such as Ballarat, Bendigo, Clunes, Daylesford and Maryborough, in addition to the port towns, Geelong and Portland. Four suburban branches were opened in the 1890s in Brunswick, Collingwood, Fitzroy and South Melbourne, as well as a number of country centres. Both Fitzroy (1889) and Brunswick (1890) were designed by the architectural firm Inskip & Robertson, the architect George Inskip—and later the firms of Inskip & Butler, Inskip & Robertson, Butler & Bradshaw and W R Butler—designed the majority of the Union Bank buildings after 1887.

Description:

The Brunswick Union Bank is a three storey Italianate brick building. The classical composition of the symmetrical front facade is heavily elaborated. Decorative pediments mark each of the two front entrances. A pediment also appears centrally on the parapet, flanked by balustrading and festoons. First and second floor windows are divided by ornamented pilasters, and the floors are marked by heavy moulded string courses.

The moulded ornament on this building is relatively intact, but many of the windows have been replaced, and the entire facade has been painted a pale pink colour.

Key Architectural Elements:

- distinctive three storey Italianate rendered facade
- original symmetrical entrances at street level

Conservation Guidelines:

- reinstate original window at street level
- preferably reinstate original or sympathetic colour scheme

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features

AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria. <i>i.e., the exuberant Italianate facade reflects the prosperity of the 19th century Boom period</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community. <i>i.e., the building is a good example of the Italianate Boom style and is a notable element in the Sydney Road streetscape.</i>
HV H	Any other matter which the Council considers relevant to the determination of cultural heritage significance
AHC H1	Importance for close associations with individuals whose activities have been significant within the history of Victoria. <i>i.e., the building is associated with prominent late-19th century architects, Inskip & Robertson.</i>

Significance:

The former Union Bank is of local historical and architectural significance. It is an important work by architects Inskip & Robertson, who designed several other branches for the Union Bank. Architecturally, it is a good example of boom-style classicism, with a highly considered and ornamented facade .

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990

Nigel Lewis & Associates *Brunswick Conservation Study* Report prepared for the Brunswick City Council. 1982.

Australian Builders and Contractors News, 10 January 1891. p 17.

Building, Engineering and Mining Journal, 7 January 1893 p 5.

F G Miles,. *Jubilee History of Brunswick and Illustrated Handbook of Brunswick and Coburg*.

J Smith (ed). *The Cyclopaedia of Victoria: An Historical and Commercial Review* Melbourne, 1903.

B Trethowan. 'A Study of Banks in Victoria, 1851-1939'. Unpublished report for the Historic Building Preservation Council, 1976.

Building:	Bates Building	Significance:	A
Address:	400-404 Sydney Road, Coburg	Map Ref:	29 H1
Current Use:	Shops	Current Owner:	Unknown
Property Info:	Vol. 72 Fol not listed Vol. 4342 Fol 372	Construction Date:	1888; 1986
Architect:	Unknown	Builder:	Unknown
Original Use:	Shops, Skating Rink	Original Owner:	Henry Bates



Intactness:	Condition:
E [] G [x] F [] P []	E [] G [] F [x] P []
Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register [x]	Victorian Heritage Register []
Register of the National Estate []	Register of the National Estate [x]
Moreland Planning Scheme [x]	HO Controls [x]
UC Area []	
National Trust []	

Principal Historic Themes:

- 19th and early 20th century retailing
- association with provision of entertainment and recreation facilities

History:

The Bates building was erected for Henry Bates, a carrier, in 1888. In 1932, the ground floor, which had always served as a shop, was taken over by G J Coles, while the first floor, said to have initially been a skating rink,¹ was transformed into the Taj Mahal dance hall.² The stage of the hall, managed by George McWhinney, was decorated in the manner of a temple with arches either side in rose and black. There were oriental rugs, smoking stands, large armchairs, a kauri dance floor and the room created:

the impression of a sunken garden, from which stretched lovely gardens of palms and bright hued exotic flowers, glowing warmly under a canopy of blue starry sky.³

The ground floor is currently occupied by a shop.

Description:

The Bates Building is a two storey red brick building. Walls are of face brick with unpainted rendered dressings a cornice which runs beneath a parapet with a central rendered panel which probably once bore the name of the building. The first floor facade has four arched openings with round-headed timber-framed double-hung sash windows. There is a string course at impost level, and the windows are separated by half-rendered Corinthian pilasters with Greek key motifs at mid-level. Rosettes decorate the spandrels. The ground floor shopfronts have been completely altered. The building has a cantilevered verandah, and the remnants of an aluminium-framed illuminated sign projects from the parapet.

The first floor apparently retains evidence of the large dance hall with a small stage at the east end, as well as remnants of oriental-inspired-murals, which date from the 1930s.

Key Architectural Elements:

- face red brick facade with unpainted rendered dressings
- rendered window head moulds, string courses, rosettes, frieze, parapet copings
- unusual half-rendered Corinthian pilasters
- timber-framed windows

Conservation Guidelines:

- reinstate shopfront to original design
- remove remains of cantilevered sign from parapet
- remove cantilevered verandah

Heritage Victoria/Australian Heritage Commission Criteria:

HV B The importance of a place or object in demonstrating rarity or uniqueness.

- AHC B2 Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest.
- i.e., the building is one of the oldest and most intact 19th century recreational buildings in northern Melbourne.*
- HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
- AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.
- i.e., the building is a good example of a prominent 19th century building*

Significance:

The Bates Building is of local historical and architectural significance. It is one of the oldest and most intact 19th century recreational buildings in northern Melbourne, predating buildings such as the former Lyric (1912) and Western (c.1929) Theatres, both further south in Brunswick. It is a good example of a prominent 19th century building which has retained its original face brickwork and unpainted render dressings.

Original Sources:

Timothy Hubbard Pty Ltd City of Coburg Heritage Conservation & Streetscape Study, October 1990.

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- 1 R Broome, *Coburg: Between Two Creeks* . Port Melbourne 1987, p. 150
 - 2 Broome, *Coburg*, pp. 247-248, and the personal reminiscences of Mr Laurie Burchell.
 - 3 Broome, *Coburg*, pp. 247-48

Building:	Duke of Edinburgh Hotel	Significance:	B
Address:	430 Sydney Road, Brunswick	Map Ref:	29 G7
Current Use:	Hotel	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	c.1890s
Architect:	Unknown	Builder:	Unknown
Original Use:	Hotel	Original Owner:	Unknown



Intactness: E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>	Condition: E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>
Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register <input type="checkbox"/>	Victorian Heritage Register <input type="checkbox"/>
Register of the National Estate <input type="checkbox"/>	Register of the National Estate <input type="checkbox"/>
Moreland Planning Scheme <input checked="" type="checkbox"/>	HO Controls <input checked="" type="checkbox"/>
UC Area <input checked="" type="checkbox"/>	
National Trust <input type="checkbox"/>	

Principal Historic Themes:

- association with provision of entertainment and recreation facilities

History:

The first Duke of Edinburgh Hotel was first erected on this corner Sydney Road site in 1868. It was replaced by the present building in the 1890s

Description:

The Duke of Edinburgh Hotel is a three storey bichrome brick building on a corner site, with a chamfered corner to the south-west. The walls, which have a bluestone plinth, are of face red brick; window and door openings are dressed with rendered mouldings. Ground floor windows are pointed arches, with a moulded string course at impost level. At first and second floor levels, the windows have simple moulded surrounds and hoods, which at second floor level are themselves decorated with festoons and bosses. Deep moulded string courses divide the floor levels, and a delicate frieze sits beneath the eaves. Above the Sydney Road (western) entrance, a bay of wider arched windows is slightly recessed and is accentuated by rendered spandrels. The hipped roof is clad with slate, and the red brick chimneys have rendered moulded tops. Two rendered string courses of cream brick run around the building at each level.

The building's facade remains remarkably intact, although multicoloured signage (c.1990s) detracts from the composition of the facade somewhat. The frieze above the ground floor windows has been painted in a design promoting Tattersall's. The cream brick string courses on the upper levels have been painted. Many of the windows have been replaced.

Key Architectural Elements:

- three storey bichrome brick 'grand hotel'
- slate mansard roofs
- arched window and door openings
- corner location

Conservation Guidelines:

- remove paint from cream brickwork
- remove patterned paintwork from ground floor frieze
- preferably remove signage from above corner entrance

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object.
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features

- AHC A4 Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria.
- i.e., the hotel is one of many hotels erected in Brunswick and Coburg during the Land Boom*
- HV C The place or objects potential to educate, illustrate or provide further scientific investigation in relation to Victoria's cultural heritage.
- AHC C2 Importance for information contributing to a wider understanding of the history of human occupation in Victoria.
- i.e., a hotel has operated on this site since c.1868*
- HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features
- AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.
- i.e., the building is a typical example of a large bichrome brick Italianate Boom style hotel.*

Significance:

The Duke of Edinburgh Hotel is of local historical and architectural significance. The present building occupies the site of the first Duke of Edinburgh Hotel, which was built in 1868. On of a number of three storey 'grand' hotels built in the 1880s and 1890s in Brunswick, it is a good example of a particularly bold use of bichrome brickwork.

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.
Sands and McDougall. *Directory of Victoria*. (Various dates)
Nigel Lewis & Associates. *Brunswick Conservation Study*. 1982.

Building:	Hooper's Store	Significance:	A
Address:	463-475 Sydney Road, Brunswick	Map Ref:	29 G7
Current Use:	Shops; Billiard Centre	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	1908
Architect:	H W & F B Tompkins	Builder:	Unknown
Original Use:	Draper's Store	Original Owner:	Edward T Hooper



Intactness:
E ☐ G ☒ F ☐ P ☐

Condition:
E ☐ G ☐ F ☒ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☒
Register of the National Estate ☒
Moreland Planning Scheme ☒
UC Area ☒
National Trust ☐

Recommended Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
HO Controls ☒

Principal Historic Themes:

- 19th and early 20th century retailing

History:

Hooper & Co. is regarded as Footscray's leading 19th and early 20th century draper, with an extensive mail order business and stores in several suburbs. The business started around 1885 in Footscray, and soon occupied a building in Barkly Street designed by Footscray architect C J Polan for the company. The business grew and by 1909 the company had a factory in Footscray and retail shops in Williamstown and Rutherglen.¹

The store at 463-475 Sydney Road was constructed in 1908 for Edward T Hooper by the architectural firm of F B & H W Tompkins, who also designed alterations for the Barkly Street store in the same period. Hooper occupied the building until 1935; around the same time they also moved from their Footscray premises. Treadways, also drapers, took over the building the same year.

Major internal alterations were undertaken in 1989 to incorporate an internal arcade of shops. Hooper's Store now houses a furniture store on the ground floor and a billiard centre on the first

Description:

Hooper's Brunswick store is a two storey steel-framed building with red brick cladding. The first storey facade has a series of arched openings between brick piers, with rendered arch mouldings, pier bases and string course at impost level. A rendered spandrel sits between timber-framed windows, many of which have been painted over with advertising. The parapet is of face brick, with a deep moulded cornice, a narrower moulded string course at the top, and rendered orbs on the pier tops. Curved wrought iron ties connect the cantilevered verandah with the brick piers.

The original verandah has been replaced and major internal alterations were undertaken in 1989 to incorporate an internal arcade of shops. The first floor remains substantially intact externally.

Key Architectural Elements:

- ornate Edwardian facade with face red brick wall and tall arched window openings
- rendered dressings
- curved wrought iron ties to verandah

Conservation Guidelines:

- reinstate shopfronts to original design
- reinstate original frames and glazing to first floor windows
- reinstate matching colour scheme to all facades

Heritage Victoria/Australian Heritage Commission Criteria:

HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features
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AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community. <i>i.e., the ornate red brick facade is a dominant visual element in the streetscape.</i>
HV F	The importance of the place or object in demonstrating or being associated with scientific or technical innovations or achievements
AHC F1	Importance for its technical, creative, design or artistic excellence, innovation or achievement. <i>i.e., the building is an early example of an American-style steel frame construction.</i>
HV H	Any other matter which the Council considers relevant to the determination of cultural heritage significance.
AHC H1	Importance for close associations with individuals whose activities have been significant within the history of Victoria. <i>i.e., the building is associated with notable early 20th century architects. H W & F B Tompkins.</i>

Significance:

Hooper's Store is of local historical and architectural significance. It is an early example of an American-style steel frame construction by architects H W and F B Tompkins. Architecturally, the red brick arched facade, the upper part of which remains substantially intact, appears particularly dynamic, enlivening significantly the Sydney Road streetscape.

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990

G Butler. *City of Footscray Urban Conservation Study*. Report to the City of Footscray. Drawings, dated 1907 by architects H W & F B Tompkins, in the collection of Tompkins, Shaw & Evans, architects.

Nigel Lewis & Associates. *Brunswick Conservation Study*. Report prepared for the Brunswick City Council, 1982.

1 G Butler, *City of Footscray Urban Conservation Study*, City of Footscray, pp 4-6, 4-19

Building:	Brunswick Baptist Church	Significance:	B
Address:	491 Sydney Road, Brunswick	Map Ref:	29 G7
Current Use:	Church	Current Owner:	Brunswick Baptist Church
Property Info:	Unknown	Construction Date:	1889; 1893
Architect:	Unknown	Builder:	Unknown
Original Use:	Church	Original Owner:	Baptist Church



Intactness:
E ☐ G ☒ F ☐ P ☐

Condition:
E ☐ G ☒ F ☐ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
 Moreland Planning Scheme ☒
 LC Area ☒
 National Trust ☐

Recommended Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
 HO Controls ☒

Principal Historic Themes:

- establishment of permanent places of worship

History:

The Baptists first built a church on this site in 1862. In 1869, a breakaway group established the Independent Church at 529 Sydney Road in 1869. The present brick church was built in 1889, and a brick church meeting hall and Sunday School built on the south side of the church in 1893. These two later buildings were demolished in 1966, with a new hall being built at the rear of the church. The Brunswick Day Centre operates from the rear of the complex.

The church contains the Gray & Davison Organ which is classified by the National Trust.

Description:

The Brunswick Baptist Church is a Gothic Revival bichrome brick building. Its east facade comprises three pointed arches springing from buttressed piers, the central one encompassing a leadlit tracery window above the main twin-arched entrance. The flanking arches encompass small circular windows above smaller arched windows. The top of the gable-end has a small circular opening (now housing a loudspeaker), and the gable has a stone fleur-de-lys finial. The entire facade is banded with wide cream brick string courses. Window opening dressings and parapet copings are of freestone, whilst the building sits on a bluestone plinth. The building also has an intact cast iron internal staircase.

The clinker brick and steel front fence appears to date from the inter-War period. The significance of the front facade has been diminished somewhat by the addition of a large white sign with neon lettering, which bears the name of the church.

Key Architectural Elements:

- polychrome Gothic Revival church
- freestone dressings and parapet copings
- leadlit pointed arch tracery windows

Conservation Guidelines:

- remove neon sign from above entrance
- preferably remove 20th century additions to rear

Heritage Victoria/Australian Heritage Commission Criteria:

HV C The place or objects potential to educate, illustrate or provide further scientific investigation in relation to Victoria's cultural heritage.

AHC C2 Importance for information contributing to a wider understanding of the history of human occupation in Victoria.

i.e., the site has been occupied continuously by the Baptist Church since 1862

HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community. <i>i.e., the building is an interesting example of Gothic revival in polychrome masonry.</i>

Significance:

The Brunswick Baptist Church is of local historical and architectural significance. The site has been occupied continuously by the Baptist Church since 1862. The present church is an interesting example of Gothic revival in polychrome masonry, and, along with the adjacent former Dental Surgery (No 503; see datasheet), it terminates the axis of Blyth Street.

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.

L Barnes. *It Happened in Brunswick*. Brunswick, 1987.

Building:	Former Dental Surgery and Residence	Significance:	B
Address:	503 Sydney Road, Brunswick	Map Ref:	29 G7
Current Use:	Manse	Current Owner:	Brunswick Baptist Church
Property Info:	Unknown	Construction Date:	1905
Architect:	Unknown	Builder:	Unknown
Original Use:	Dental Surgery and Residence	Original Owner:	Dr F W Kiel



Intactness:
E ☐ G ☒ F ☐ P ☐

Condition:
E ☐ G ☒ F ☐ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
Moreland Planning Scheme ☒
UC Area ☒
National Trust ☐

Recommended Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
HO Controls ☒

Principal Historic Themes:

- provision of health care and related activities

History:

The Dental Surgery and Residence at 503 Sydney Road, comprising 10 rooms, was erected in 1905 for Dr F W Kiel, who had commenced his Brunswick practice in Blyth Street in 1898.

The building once housed the Baptist Church Christian Education Centre, and is now the manse for the adjacent Brunswick Baptist Church (No. 491, see datasheet).

Description:

The former Dental Surgery at 503 Sydney Road, Brunswick, is a two storey Edwardian bichrome brick building with a transverse gabled terracotta roof. The east facade is dominated by two large gabled oriel windows at first floor level. The larger of these (to the south) is a polygonal bay, the smaller simply rectangular. Each has a different half-timbered and stucco gable-end and a bracketed shingled base. The larger also has shingle cladding at lintel level. A similar rectangular oriel sits beneath the projecting gable-end on the south elevation. Between these bays is a small leadlight window with a segmental-arched head. At ground floor level, the central entrance porch is flanked by arch-headed windows with cream brick dressings. The first floor windows are timber-framed casements with smaller arched highlights; the ground floor semi-circular arched heads are glazed with multi-paned fixed lights. Windows have bluestone sills. The steeply-pitched terracotta tiled roof has terracotta ridging and finials, and red brick chimneys with terracotta chimney pots. The northern end of the main gable terminates in a corbelled gabled parapet.

Key Architectural Elements:

- bichrome: red brick walls with cream brick lintels and string courses
- terracotta tiled gabled roof with terracotta ridging
- shingle-clad bracketed oriel windows with stucco and timber gable-ends
- unusual timber-framed windows: multi-paned arched heads at ground floor
- cantilevered porch at front entrance

Conservation Guidelines:

- .

Heritage Victoria/Australian Heritage Commission Criteria:

HV F The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.

AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

i.e., the building is an unusual example of a large Federation style residential form adapted for professional rooms; the building is notable in Sydney Road, predominantly a commercial streetscape.

Significance:

The former Dental Surgery at 303 Sydney Road, Brunswick, is of local historical and architectural significance. The residential form of this building is unusual in the commercial context of Sydney Road, and was one of small group of buildings near the intersection of Sydney Road and Blyth Street that combined professional rooms and a residence (cf 1-3 Blyth Street; see datasheet). Along with the adjacent former Baptist Church (No. 491, see datasheet), with which this building is now associated, it terminates the axis of Blyth Street. Architecturally, the building is an intact example of a large Federation residence designed to suit the context of a commercial streetscape.

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.

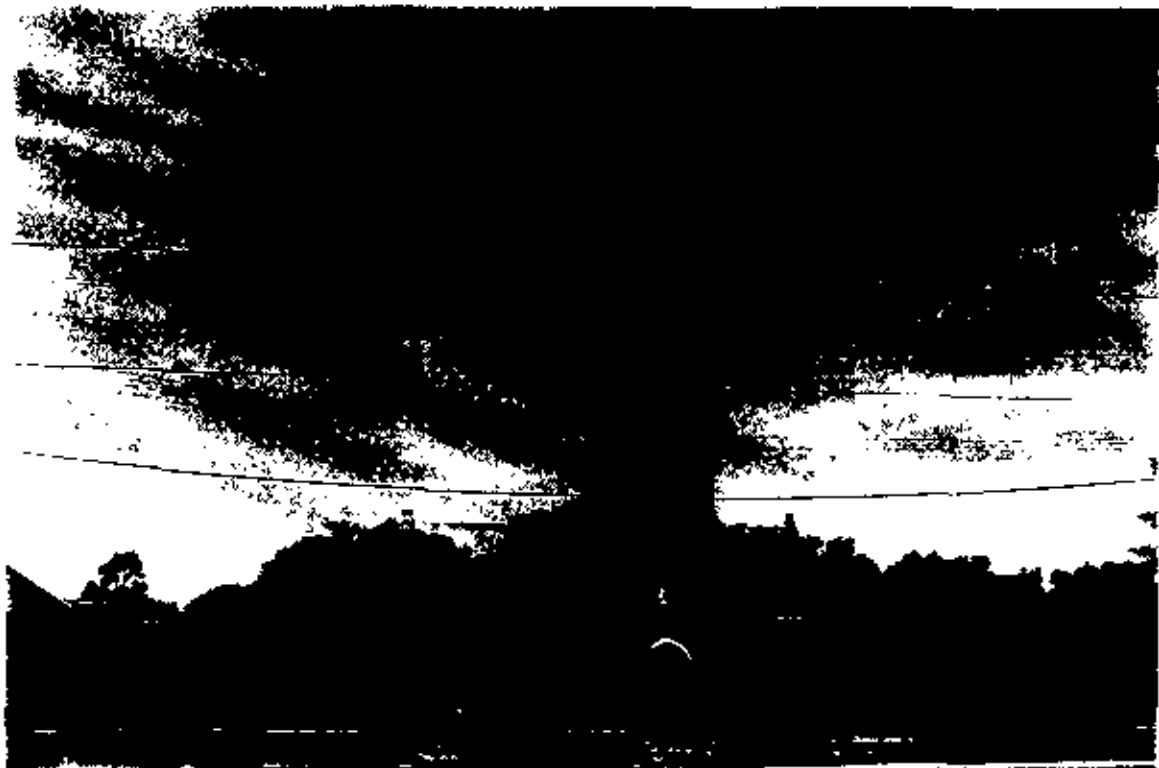
Brunswick City Council Rate Books.

Nigel Lewis & Associates. *Brunswick Conservation Study*. 1982.

Sands and McDougall. *Directory of Victoria*. (Various dates)

F G Miles. *Jubilee History of Brunswick and Illustrated Handbook of Brunswick and Coburg*. Melbourne 1907. p 95.

Building:	Holy Trinity Anglican Church	Significance:	A
Address:	520 Sydney Road, Coburg	Map Ref:	29 J12
Current Use:	Church	Current Owner:	Anglican Church
Property Info:	Unknown	Construction Date:	1855, 1857, 1869; 1982, 1987
Architect:	Chancel and Transepts (1855): Charles Vickers; Spire (1864): Sydney Smith; North transept (1883): Evander McIver	Builder:	Chancel and Transepts (1855): Merryfield & Bayne
Original Use:	Church	Original Owner:	Anglican Church



Intactness:
E ☐ G ☒ F ☐ P ☐

Condition:
E ☐ G ☒ F ☐ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☒
Register of the National Estate ☐
Moreland Planning Scheme ☒
UC Area ☒
National Trust ☒

Recommended Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☒
HO Controls ☒

Principal Historic Themes:

- establishment of permanent places of worship
- association with individuals or families

History:

The Holy Trinity Anglican Parish Church was erected on the site, granted by the New South Wales Colonial Government in 1848, in 1849. The building was designed by T B Hailes and opened in 1850.¹ A new chancel and transepts, designed by Charles Vickers, were added to the east end in 1854 by the builders Merryfield & Bayne and opened in 1855,² and in 1857 the original section of the church was replaced by a new nave and tower.³ S W Smith called for tenders for the construction of the nave, tower and spire in 1866 but the extent of these works is unclear.⁴ Part of the north transept collapsed about this time and was rebuilt with convict labour.⁵ The imported sandstone spire was added at this time, and it is possible that all this was done between 1866 and 1869.⁶ More alterations and renovations were made in 1888, at which time a Fincham organ was installed.⁷ The church was one of the first Coburg properties to be connected to mains gas in 1860.⁸

Description:

Holy Trinity Anglican Church is a Gothic Revival bluestone building. It has slate gabled roofs and the walls are of random coursed bluestone. It has tall octagonal sandstone spire with four pinnacles at its base, narrow louvred ventilated gables at two levels, and is topped with a delicate iron crucifix. A square carved stone panel with a hood mould sits above the main pointed arch entrance, which is at the base of the stepped buttressed tower. It has leadlit pointed arched windows with geometrical tracery.

Landscape:

Plantings on the church reserve include a row of Bhutan Cypress (*Cupressus Tortuosa*), along Sydney Road, a Claret Ash 'Raywood' (*Fraxinus Oxycarpa*), Dutch Elms (*Ulmus Hollandica*) and evergreen trees (*Olea Europea* ssp. *Africanus*), and adjacent to the vicarage a Dutch Elm (*Ulmus Hollandica*), New Zealand Cabbage Tree (*Cordyline australis*) and Himalayan Cedar (*Cedrus Deodora*).

Key Architectural Elements:

- notable Gothic Revival design in bluestone
- landmark tower and spire
- prominent siting

Conservation Guidelines:

- remove cyclone wire front fence

Heritage Victoria/Australian Heritage Commission Criteria:

- HV C The place or objects potential to educate, illustrate or provide further scientific investigation in relation to Victoria's cultural heritage.
- AHC C2 Importance for information contributing to a wider understanding of the history of human occupation in Victoria.
- i.e., a church has operated continuously on this site since 1848.*
- HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
- AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.
- i.e., the building is a distinctive example of a bluestone Gothic Revival church; the site retains a number of mature early plantings.*
- HV G The importance of the place of object in demonstrating social or cultural associations.
- AHC G1 Importance as a place highly valued by a community for reasons of religious, spiritual, symbolic, cultural, education, educational, or social associations.
- i.e., the building is a part of the Holy Trinity complex which has been associated with the Anglican church since 1848.*
- HV H Any other matter which the Council considers relevant to the determination of cultural heritage significance.
- AHC H1 Importance for close associations with individuals whose activities have been significant within the history of Victoria.
- i.e., the building is associated with prominent 19th century architects Charles Vickers and S W Smith.*

Significance:

Holy Trinity Anglican Church is of state historical and architectural significance. Its early date ensured the status of the Holy Trinity complex as the focus for Anglicanism in the northern suburbs. It is also significant for its sequential and distinctive design. It is a substantial and intact example of the work of the architects Charles Vickers and S W Smith.

Original Sources:

- Timothy Hubbard Pty Ltd. *City of Coburg Heritage Conservation & Streetscape Study* October 1990
- L. Burchell, CICC Tour Notes.
- National Trust of Australia (Victoria) File No 5655.

- 1 R Broome, *Coburg Between Two Creeks*, Port Melbourne 1987, p. 70, and Matthews, *Colonial Organs and Organ Builders*, p. 127
- 2 Melbourne, Church of England Messenger, New Series 1, 1 Nov 1854, p. 350; and Matthews, *Colonial Organs and Organ Builders*, p. 127
- 3 Broome, *Coburg*, p. 72.
- 4 Argus, 6 March 1866, p. 3.
- 5 Broome, *Coburg*, p. 70
- 6 1869 is the year usually given for the addition of the spire
- 7 Matthews, *Colonial Organs and Organ Builders*, p. 127
- 8 Holy Trinity Coburg Diamond Jubilee Souvenir, p. 8

Building:	Former Holy Trinity School	Significance:	A
Address:	520 Sydney Road, Coburg	Map Ref:	29 G3
Current Use:	Vacant	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	1859; 1879
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	Holy Trinity Church



Intactness:
E ☐ G ☐ F ☐ P ☒

Condition:
E ☐ G ☐ F ☒ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☒
Register of the National Estate ☐
Moreland Planning Scheme ☒
UC Area ☒
National Trust ☐

Recommended Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☒
HO Controls ☒

Principal Historic Themes:

- establishment of permanent places of worship
- provision of education

History:

The former Holy Trinity School was built in 1859 in the existing church complex to house the day school for boys and girls, which had been previously held in the church.¹ Tenders were called for alterations to the school in 1879, though the extent of these is unclear.

In 1848 the Holy Trinity Church was granted the site of the present complex by the New South Wales Colonial Government. The first church was built by T B Hailes in 1849.²

Description:

The former Holy Trinity School, is a single storey bluestone building. It has simple roof, hipped and gabled roof, which is now clad in corrugated galvanised steel. The windows have been bricked up. A single timber door on the east (Sydney Road) elevation remains, it may be original. None of the original landscaping remains.

Key Architectural Elements:

- simple single storey bluestone building

Conservation Guidelines:

- reinstate original roofing material
- reinstate original window openings
- remove cyclone wire front fence

Heritage Victoria/Australian Heritage Commission Criteria:

HV B	The importance of a place or object in demonstrating rarity or uniqueness.
AHC B2	Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest. <i>i.e., the building is an early surviving bluestone school building.</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community <i>i.e., the building is a typical example of an 1850s bluestone building</i>

HV G The importance of the place or object in demonstrating social or cultural associations

AHC G1 Importance as a place highly valued by a community for reasons of religious, spiritual, symbolic, cultural, education, educational, or social associations.

i.e., the building is part of the Holy Trinity complex which has been linked with the Anglican church since 1848.

Significance:

The former Holy Trinity School is of local historical and architectural significance. It is an early school building in Melbourne's northern suburbs, and part of the significant Holy Trinity complex. Its bluestone construction reinforces its contemporaneity with the early development of the Pentridge and the surrounding core of bluestone buildings.

Original Sources:

Timothy Hubbard Pty Ltd. *City of Coburg Heritage Conservation & Streetscape Study*. October 1990.

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- 1 The date is given on the commemorative stone above the main door
 - 2 Register of the National Estate, File No. 2/13/011/0021.

Building:	Former Holy Trinity Parish Hall	Significance:	B
Address:	920 Sydney Road, Coburg	Map Ref:	29 J12
Current Use:	Social Club	Current Owner:	Puglia Social Club?
Property Info:	Unknown	Construction Date:	1918
Architect:	Charles Robert Heath	Builder:	T H Rowe
Original Use:	Church Hall	Original Owner:	Anglican Church



Intactness:
E ☐ G ☒ F ☐ P ☐

Condition:
E ☐ G ☐ F ☒ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
Moreland Planning Scheme ☒
UC Area ☒
National Trust ☐

Recommended Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
HO Controls ☒

Principal Historic Themes:

- establishment of permanent places of worship
- association with local community groups
- post-war migration

History:

The former Holy Trinity Parish Hall, now the Puglia Social Club, was built in 1918 to the design of Charles Robert Heath, later the designer of the Coburg Town Hall, in addition to a number of other local buildings¹. The site was granted to the Holy Trinity Church by the New South Wales Colonial Government in 1848.

Description:

The former Holy Trinity Parish Hall is a symmetrical complex comprising a gable-roofed hall fronted by a domestic-styled entrance. The roof of the hall is of terracotta tiles, and the main front gable is topped with a simple cross. The entrance section comprises a gabled porch with buttressed clinker-brick piers and a decorative timber and roughcast gable end. At right angles to the entrance and hall is a gabled brick section. The walls are of red brick with clinker-brick plinth and windows are arched with clinker brick quoining. A further gable-roofed section joins the hall and entrance, featuring a clinker-brick decorative gothic arch.

Key Architectural Elements:

- face red and clinker brick walls
- gabled terracotta tiled roofs
- pointed arch timber-framed windows
- timber and stucco gable-ends
- entrance porch with stocky tapered brick piers

Conservation Guidelines:

- remove cyclone wire front fence
- reinstate front doors to original design
- replace signage with sympathetic design

Heritage Victoria/Australian Heritage Commission Criteria:

HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.

AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

i.e., the building is a typical example of a clinker brick and rough-cast inter-War public building

- HV G The importance of the place of object in demonstrating social or cultural associations.
- AHC G1 Importance as a place highly valued by a community for reasons of religious, spiritual, symbolic, cultural, education, educational, or social associations.
- i.e., the building is a part of the Holy Trinity complex which has been associated with the Anglican church since 1848.*
- HV H Any other matter which the Council considers relevant to the determination of cultural heritage significance
- AHC H1 Importance for close associations with individuals whose activities have been significant within the history of Victoria.
- i.e., the building is associated with prominent local architect, Charles Robert Heath*

Significance:

The former Holy Trinity Parish Hall is of local historical and architectural significance. One of a number of works by architect Charles Heath in the municipality, it is an important element in the significant Holy Trinity complex, and in the Church and Municipal Reserves Precinct. It now derives social significance from its role as a focus for the local Italian community, reflecting demographic change in the area.

Original Sources:

Timothy Hubbard Pty Ltd. *City of Coburg Heritage Conservation & Streetscape Study*. October 1990.
National Trust of Australia (Victoria) File No. 5655.

1 Foundation Stone.

Building:	Former Wesleyan Methodist Chapel (Kindergarten Hall)	Significance:	A
Address:	562 Sydney Road (cnr Bell Street), Coburg	Map Ref:	17 J12
Current Use:	Unknown	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	1849; 1982, 1987
Architect:	Thomas Smith	Builder:	Unknown
Original Use:	Church	Original Owner:	Unknown



Intactness:		Condition:	
E [] G [x] F [] P []		E [] G [] F [x] P []	
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	[x]	Victorian Heritage Register	[]
Register of the National Estate	[]	Register of the National Estate	[]
Moreland Planning Scheme	[x]	HO Controls	[x]
UC Area	[x]		
National Trust	[]		

Principal Historic Themes:

- establishment of permanent places of worship

History:

The former Wesleyan Methodist Chapel (also known as Kindergarten Hall) at Coburg was founded by J B Kendall and erected in 1849 on part of the old government pound in Sydney Road on a site described as 'one of the finest church sites in Victoria'.¹ It opened for public worship in 1850. Thomas Smith, a Public Works Department surveyor and member of the original congregation, was probably responsible for the design.² The church was the fifth built by the Wesleyan Methodists in Victoria and the first Chapel erected for the Pentridge (now Coburg) area.³

The hall adjoins the rear of the second Wesleyan Methodist Chapel (now the Uniting Church: see datasheet)

Description:

The former Wesleyan Chapel is a simple single storey rectangular building with a gabled slate roof. The side and rear walls are of bluestone; the facade is of imported sandstone with bluestone plinth, quoining and dressings to the central door and window. The gable-end has a simple timber bargeboard and finial

Key Architectural Elements:

- single storey sandstone building with bluestone plinth, quoining and dressings
- simple gabled roof with timber bargeboards and finials

Conservation Guidelines:

- reinstate doors to original design

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object.
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria. <i>i.e., the building was the fifth built by the Wesleyan Methodist church in Victoria.</i>
HV B	The importance of a place or object in demonstrating rarity or uniqueness.

- AHC B2 Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest.
- i.e., the building is the oldest surviving Methodist church in Victoria; it is one of the earliest buildings in Victoria to be built principally of bluestone.*
- HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
- AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.
- i.e., the building is good example of an early church, notable for the combined use of local bluestone and imported sandstone.*

Significance:

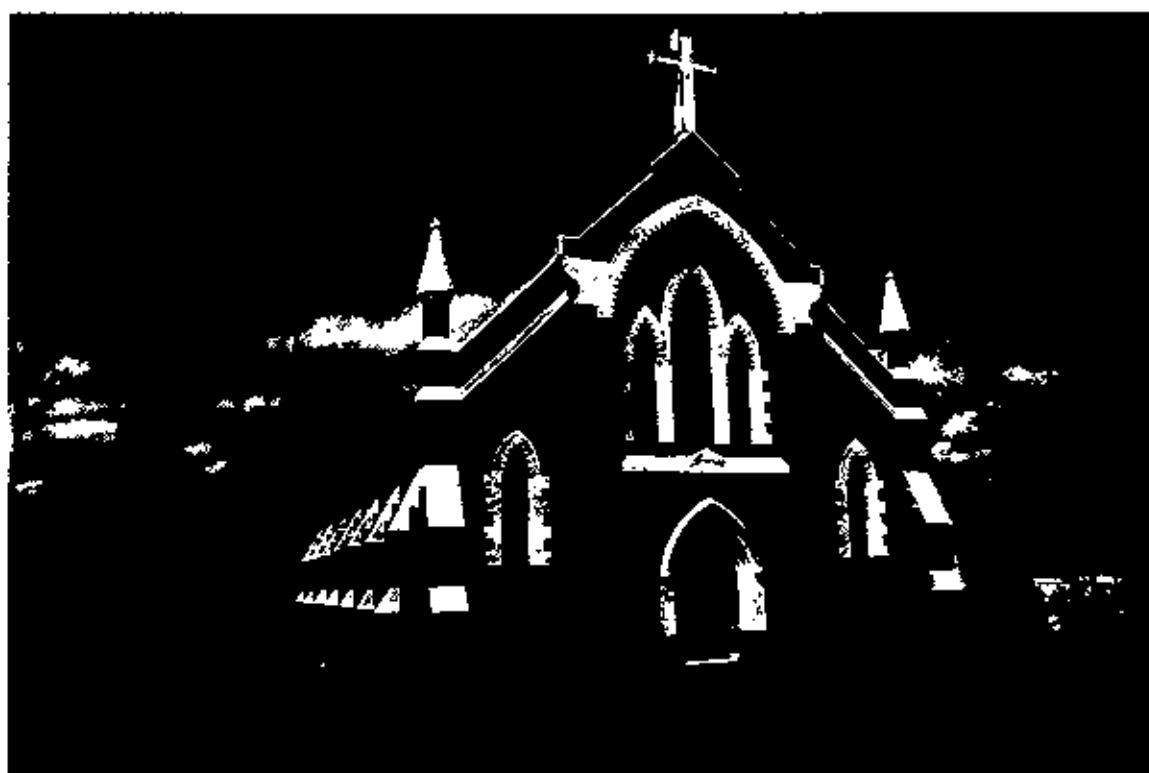
The former Wesleyan Methodist Chapel, Sydney Road, Coburg, is of state historical and architectural significance. It is the oldest surviving Methodist church in Victoria. Architecturally, it is notable for the combined use of local bluestone and imported sandstone; it is one of the earliest buildings in Victoria to be built principally of bluestone. It is a significant part of the Church and Municipal Reserve Precinct complex and as a contrast to the other religious buildings.

Original Sources:

Timothy Hubbard Pty Ltd. *City of Coburg Heritage Conservation & Streetscape Study* October 1990.

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- 1 'Methodist History', Vol. 2, p. 6.
 - 2 National Trust of Australia (Victoria) File No. 2613.
 - 3 Register of the National Estate, File No. 2/13/011/0006

Building:	Uniting Church (Second Wesleyan Methodist Chapel)	Significance:	A
Address:	562 Sydney Road, corner Bell Street, Coburg	Map Ref:	29 J12
Current Use:	Church	Current Owner:	Uniting Church
Property Info:	Vol. 2548 Fol 415	Construction Date:	1857, 1974; 1977
Architect:	Thomas James Crouch	Builder:	Unknown
Original Use:	Church	Original Owner:	Wesleyan Methodist Church



Intactness:
E ☐ G ☒ F ☐ P ☐

Condition:
E ☐ G ☐ F ☒ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☒
Register of the National Estate ☐
Moreland Planning Scheme ☒
UC Area ☒
National Trust ☐

Recommended Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
HO Controls ☒

Principal Historic Themes:

- establishment of permanent places of worship
- 19th and early 20th century retailing

History:

The Uniting Church, formerly the second Wesleyan Methodist Chapel, Sydney Road, Coburg, was built in 1857 to the design of T J Crouch,¹ who designed the adjacent National School. Crouch, an important Melbourne architect, was active in Coburg from the late 1850s until the late 1880s, at which time he was designing houses on Montague Dare's Moreland Park Estate.

Thomas James Crouch, began practising as an architect in Tasmania, but was lured to Melbourne by the 1850s gold rush. He established a partnership with Ralph Wilson, the pair designing a large number of buildings in the 19th century including the Prahran Town Hall, the Royal Association for the Blind in St Kilda Road, the Methodist Ladies College and a great many metropolitan and country churches of most denominations.² They also designed a number of country mansions: Longeronong, Vectis and Woodlands.³ The partnership was dissolved in 1881, shortly before Wilson's death.⁴ Crouch went on to establish a well-known solo practice, designing in a range of building types. Amongst his later work was the subdivision plans for the mansion and estate, Synott Park, Brighton Road, St Kilda (1885), the Empire Buildings in Collins Street, Melbourne (1888) and the Homeopathic (now Alfred) Hospital, Melbourne (1893).⁵ Crouch was a founding member and secretary of the Victorian Institute of Architects and served as mayor of St Kilda in 1870-71.⁶

Description:

The Uniting Church is a simple Gothic Revival Building of rare randomly laid bluestone, the mortar joints of which have been repointed in a grey-blue colour. The church has a gabled slate roof topped by a neon-lit white cross at the western end. The western end is dominated by a large portal arch with rendered dressings and flanked by pinnacles. Embraced by this arch are three smaller arched windows, with non-original amber glazing. There is one stained glass window on the south side, and four on the north.

The rendered dressings have been painted white.

Key Architectural Elements:

- random coursed bluestone Gothic Revival Church with gabled slate roof
- rendered dressings to windows, parapets and buttresses

Conservation Guidelines:

- remove paint from rendered dressings
- reinstate original glazing
- remove neon-lit cross from west gable apex
- remove coloured surface treatment from mortar joints in bluestone

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria <i>i.e., the building is one of the an earliest churches on Melbourne's important northern route, Sydney Road.</i>
HV B	The importance of a place or object in demonstrating rarity or uniqueness
AHC B2	Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest. <i>i.e., the building is a rare example of uncoursed irregular bluestone construction in Melbourne</i>
HV C	The place or objects potential to educate, illustrate or provide further scientific investigation in relation to Victoria's cultural heritage.
AHC C2	Importance for information contributing to a wider understanding of the history of human occupation in Victoria. <i>i.e., a church has operated on this site since 1857.</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community. <i>i.e., the building is an unusual example of an 1850s bluestone church.</i>
HV G	The importance of the place of object in demonstrating social or cultural associations
AHC G1	Importance as a place highly valued by a community for reasons of religious, spiritual, symbolic, cultural, education, educational, or social associations. <i>i.e., the building is a part of the Wesleyan Methodist complex, which has operated from this site since 1857.</i>

- HV II Any other matter which the Council considers relevant to the determination of cultural heritage significance
- AHC H1 Importance for close associations with individuals whose activities have been significant within the history of Victoria.
- i.e., the building is associated with Thomas James Crouch, a notable 19th century architect*

Significance:

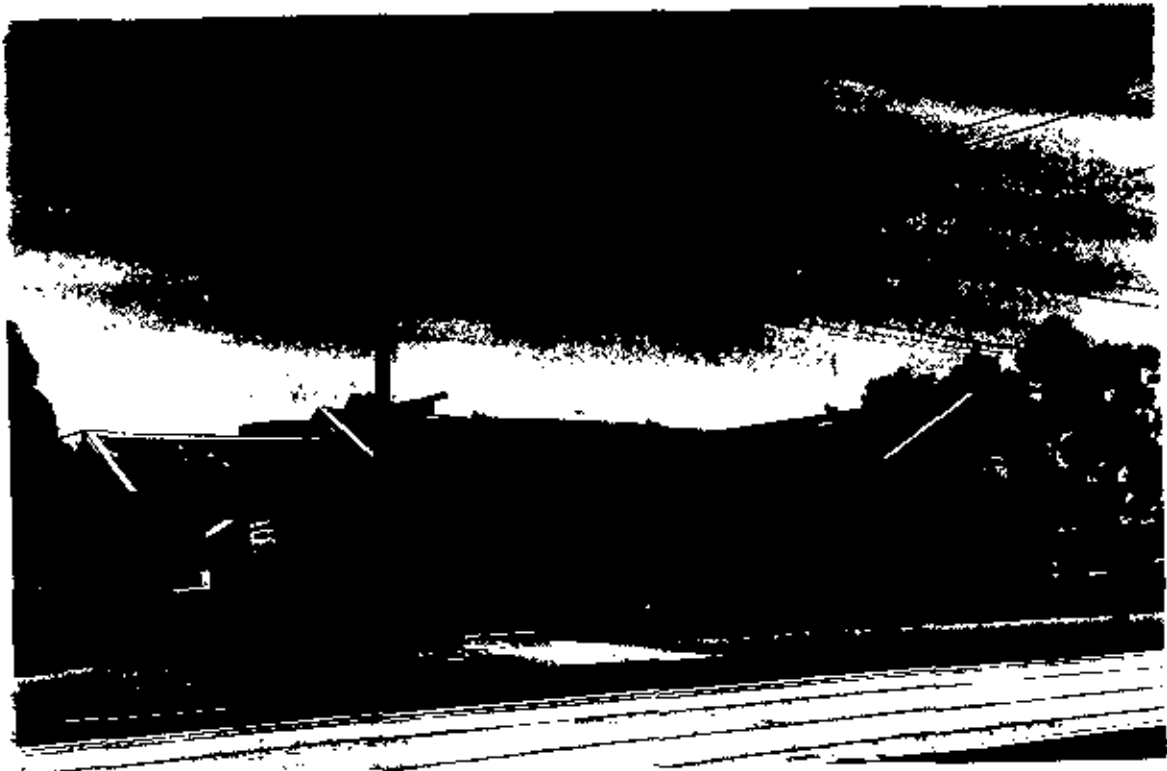
The Uniting Church, formerly the second Wesleyan Methodist Chapel, is of state historical and architectural significance. It is a rare example of uncoursed irregular bluestone construction in Melbourne and it is one of the earliest churches on Melbourne's vital northern route, Sydney Road. This significance is enhanced by its association with an important architect, T J Crouch, and by its position within the surviving 19th century Wesleyan Methodist complex.

Original Sources:

Timothy Hubbard Pty Ltd. *City of Coburg Heritage Conservation & Streetscape Study*. October 1990.

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- 1 *Argus*, 22 July 1857, p 7
 - 2 A Sutherland, *Victoria and its Metropolis*, Melbourne, 1888. Vol. IIB, p 515
 - 3 M Lewis, *59 Powlett Street, East Melbourne*, October 1988, p. 15.
 - 4 Sutherland, *Victoria and its Metropolis*, Vol. IIB, p. 515
 - 5 Lewis (ed.), *Australian Architectural Index*.
 - 6 Lewis, *59 Powlett Street, East Melbourne*, p 15.

Building:	Former St. Paul's School	Significance:	B
Address:	562 Sydney Road, Coburg	Map Ref:	29 J11
Current Use:	San Marco Restaurant	Current Owner:	Unknown
Property Info:	Vol. 2548, Fol 415	Construction Date:	1867, 1974, 1977
Architect:	Unknown	Builder:	Unknown
Original Use:	School	Original Owner:	Roman Catholic Church



Intactness:	Condition:
E [] G [] F [x] P []	E [] G [x] F [] P []

Existing Heritage Listings:

Victorian Heritage Register	[]
Register of the National Estate	[]
Moreland Planning Scheme	[x]
UC Area	[x]
National Trust	[x]

Recommended Heritage Listings:

Victorian Heritage Register	[]
Register of the National Estate	[]
HO Controls	[x]

Principal Historic Themes:

- provision of education
- establishment of permanent places of worship

History:

The former St Paul's School was built in 1867 to replace the original building, a 20'x12' weatherboard school house with a broad paling roof which was opened in January 1851.¹ It was erected during the incumbency of Father Charles O'Hea. The building functioned as a school until 1922 when a new school (now the Islamic School) was built further north on the other side of Sydney Road.

Description:

The former St Paul's School is a simple T-shaped single-storey rough-faced ashlar bluestone building with a gabled slate roof. It has timber sash windows, with non-original glass, and simple timber bargeboards to the gable-ends. There is a slate-roofed gabled porte-cochère, of unknown origin, on its north elevation, and weatherboard additions to the rear.

Key Architectural Elements:

- simple single storey bluestone building
- slate roof

Conservation Guidelines:

- reinstate original glazing to windows
- preferably remove porte-cochère at northern end of building
- preferably remove signage

Heritage Victoria/Australian Heritage Commission Criteria:

HV B	The importance of a place or object in demonstrating rarity or uniqueness.
AHC B2	Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest. <i>i.e., the building was one of the first schoolhouses in Coburg and the northern part of Melbourne.</i>
HV C	The place or objects potential to educate, illustrate or provide further scientific investigation in relation to Victoria's cultural heritage.
AHC C2	Importance for information contributing to a wider understanding of the history of human occupation in Victoria. <i>i.e., a Roman Catholic building has been on this site since 1851.</i>

HIV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community <i>i.e., the building is a good example of a traditional 19th century bluestone building.</i>

Significance:

The former St Paul's School is of local historical and architectural significance. It was one of the first schoolhouses in Coburg and the northern part of Melbourne and it forms part of an historic group of Roman Catholic buildings. Although its integrity has been compromised, it is in a good state of preservation with its alterations reflecting the generations of pupils which have passed through it. The simple structure is a fine example of traditional building skills in bluestone dating from the mid-19th century.

Original Sources:

Timothy Hubbard Pty Ltd. *City of Coburg Heritage Conservation & Streetscape Study*. October 1990.

1 R Brorne, *Coburg Between Two Creeks*, Port Melbourne 1987, pp. 72-73. Father O'Lea was one of the most important priests for the parish, serving from 1853 to 1882.

Building:	St Paul's Roman Catholic Church	Significance:	B
Address:	562 Sydney Road, Coburg	Map Ref:	29 J11
Current Use:	Church	Current Owner:	Roman Catholic Church
Property Info:	Vol. 2548 Fol 415	Construction Date:	1894; 1928, 1938, 1956
Architect:	Reed, Smart & Tappin	Builder:	Unknown
Original Use:	Church	Original Owner:	Roman Catholic Church



Intactness: E [] G [x] F [] P []	Condition: E [] G [x] F [] P []
Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register []	Victorian Heritage Register []
Register of the National Estate []	Register of the National Estate []
Moreland Planning Scheme [x]	HO Controls []
UC Area [x]	
National Trust []	

Principal Historic Themes:

- establishment of permanent places of worship

History:

St Paul's Roman Catholic Church was built in stages between 1894 and 1956. The nave was begun in 1894, the transepts in 1928, the sanctuary in 1938 and all was completed by 1956. The church was designed by Reed Smart & Tappin.

St Paul's Catholic Church was granted two acres (one hectare) as part of the original 1840s Pentridge village reserve, according to government policy. The foundation stone of the first St Paul's was laid in June 1850 by Bishop Gould and in 1852 a new bluestone church, designed by Samuel Jackson commenced, completed with a government subsidy by 1855¹. It was demolished in 1887 to make way for the present red brick structure.

Description:

St Paul's Church is a red brick gothic revival building with a tower at the south-west corner, topped with a metal-clad spire and a crucifix. The multiple gabled roofs are slate. The brick parapets and window openings have cement rendered dressings. The west elevation has a round leadlight window above a triple-arched entrance porch.

The plan is a full Latin cross. Notable elements include large brass doors, and a wagon-headed ceiling supported by richly-moulded principals springing from carved corbels. Diagonally-laid Kauri panelling forms some of the interior lining.

The surrounding garden includes some mature trees, in particular cypresses.

Landscape:

The significant landscape around St Pauls Catholic Church consists of mature trees.

Two rows of Bhutan Cypress (*Cupressus torulosa*) are located on the north and west boundary lines of the churchyard. Two mature specimen trees, an Elm (*Ulmus procera*) and an Ash (*Fraxmus excelsior*), are located on the southern side of the church.

The remnant trees are of local interest as they provide a contemporary setting with the church. They form a prominent local landmark on the Sydney Road frontage. Whilst this style of planting is typical of churchyards from this period, it is not commonly seen in the City of Moreland.

Key Architectural Elements:

- face red brick tower with
- full Latin cross plan with very long nave
- mature plantings, including cypresses

Conservation Guidelines:

- remove protective covering from west window

Heritage Victoria/Australian Heritage Commission Criteria:

HV C	The place or objects potential to educate, illustrate or provide further scientific investigation in relation to Victoria's cultural heritage.
AHC C2	Importance for information contributing to a wider understanding of the history of human occupation in Victoria <i>i.e., a church has operated from this site since 1850.</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.
HV F	The importance of the place or object in demonstrating or being associated with scientific or technical innovations or achievements.
AHC F1	Importance for its technical, creative, design or artistic excellence, innovation or achievement. <i>i.e., the building is a simple example of a late 19th century red brick Gothic Revival church; which retains a number of early mature plantings.</i>
HV G	The importance of the place of object in demonstrating social or cultural associations.
AHC G1	Importance as a place highly valued by a community for reasons of religious, spiritual, symbolic, cultural, education, educational, or social associations. <i>i.e., the Roman Catholic church has occupied this site continuously since 1850</i>
HV H	Any other matter which the Council considers relevant to the determination of cultural heritage significance.
AHC H1	Importance for close associations with individuals whose activities have been significant within the history of Victoria. <i>i.e., the building is associated with prominent 19th century architects, Reed Smart & Tappin.</i>

Significance:

St Paul's Church is of local historical and architectural significance. It is a rare Gothic revival church built by the prominent architectural firm of Reed Smart & Tappin and it became the

historic focus of the Catholic faith in Coburg and the northern suburbs. It is the principal component of the St Paul's complex and it has the longest nave of any church in Coburg

Original Sources:

Timothy Hubbard Pty Ltd. *City of Coburg Heritage Conservation & Streetscape Study* October 1990.

Foundation Stone.

1 R Broome, *Coburg Between Two Creeks*, Port Melbourne 1987, p. 73.

Building:	Villa Italia	Significance:	B
Address:	610 Sydney Road, Coburg	Map Ref:	17 G11
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Vol 7196 Fol 2132	Construction Date:	1948-49
Architect:	J Langdon	Builder:	Unknown
Original Use:	Residence	Original Owner:	Rizzetti family



Intactness:		Condition:	
E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>		E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>	
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	<input type="checkbox"/>	Victorian Heritage Register	<input type="checkbox"/>
Register of the National Estate	<input type="checkbox"/>	Register of the National Estate	<input type="checkbox"/>
Moreland Planning Scheme	<input checked="" type="checkbox"/>	HO Controls	<input checked="" type="checkbox"/>
UC Area	<input type="checkbox"/>		
National Trust	<input type="checkbox"/>		

Principal Historic Themes:

- post-war migration

History:

Villa Italia, 610 Sydney Road, Coburg, was constructed in the Moderne style in the late 1940s for the Rizzetti family to the design of Mr J Langdon.¹²

Description:

Villa Italia is a triple fronted house in the Moderne style featuring a waterfall facade composition with textured and glazed cream brick walls and a flat roof with wrought iron balustrade. The windows are steel framed, with curved glass corner windows, with a flat cantilevered concrete porch roof which extends the width of the front facade.

The front garden retains the original low textured and glazed cream brick fence and wrought iron gates, attached garage and landscaping.

Key Architectural Elements:

- curved cream brick parapeted facade
- steel framed windows with curved glass
- cantilevered concrete porch roof
- original cream brick front fence and gates

Conservation Guidelines:

- .

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria <i>i.e., the building is representative of post-World War Two immigration and settlement within Moreland.</i>
HV B	The importance of a place or object in demonstrating rarity or uniqueness.
AHC B2	Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest

i.e., the building is a rare example of a large Moderne style residence in Coburg.

HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.

AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community

i.e., the building is an excellent example of a residence in the Moderne style in Moreland.

Significance:

Villa Italia is of local architectural significance. While this style of house is common in Melbourne's southern suburbs this example is an unusually sophisticated example for the northern suburbs and, in this sense, is unique in Coburg.

Original Sources:

Timothy Hubbard Pty Ltd *City of Coburg Heritage Conservation & Streetscape Study* October 1990

-
- 1 Melbourne and Metropolitan Board of Works Drainage Plan No 241324
 - 2 MMBW No. 241324. According to information supplied by Mr Barry Waters. Mr A Rizzetti was a foundryman Langdon is said to have designed similar houses in West Brunswick

Building:	Don Bosco Youth Centre	Significance:	B
Address:	715-719 Sydney Road, Brunswick	Map Ref:	29 H5
Current Use:	Don Bosco Youth Centre	Current Owner:	Salesians of Don Bosco
Property Info:	Unknown	Construction Date:	1945
Architect:	Unknown	Builder:	Unknown
Original Use:	Hostel	Original Owner:	Salesians of Don Bosco



Intactness:	Condition:
E [] G [] F [x] P []	E [] G [] F [x] P []

Existing Heritage Listings:

Victorian Heritage Register	[]
Register of the National Estate	[x]
Moreland Planning Scheme	[x]
UC Area	[]
National Trust	[]

Recommended Heritage Listings:

Victorian Heritage Register	[]
Register of the National Estate	[]
HO Controls	[x]

Principal Historic Themes:

- association with local community groups
- establishment of permanent places of worship

History:

Sebastiano Dannelli opened a shop on this site before the mid-1880s, where he manufactured vermicelli. Dannelli was a migrant from Milan, and was responsible for persuading the Irish priest of the (present) St Ambrose's church to name the church after the patron saint of Milan. His property apparently passed to the Catholic Church after his death and shops were erected on the site. In 1945 the Church erected the Don Bosco Hostel and club for boys, later extending it in 1975 when the shops were burnt

Italians have made a significant contribution to Brunswick since the earliest years of European settlement, working in the stone quarries in Brunswick and Coburg, as craftsmen and builders, and from the 1890s often as shopkeepers. After World War Two, many Italians migrated to Australia and Brunswick became a centre of Italian settlement

Description:

The Don Bosco Hostel is a two storey red brick building with a tiled transverse gabled roof. The facade is dominated by a series of arched windows, mostly paired, which runs the length of the building at first floor level. The parapet, which is interrupted by three pediments with brick corbelling, is topped with Spanish tiles. Significant alterations have occurred at ground floor level. The simple rendered arched entrance is flanked on each side by a pair of original arched windows. However, to the south of the facade shopfronts have been created beneath a cantilevered awning, and to the north, the window openings have been squared off, topped with a long concrete lintel, and infilled with glass bricks to match an addition to the north of the building (c. 1970s-80s).

Key Architectural Elements:

- Spanish Mission elements: arched windows, tiled parapet
- repetition of similar window openings along facade
- landmark building: expansive face red brick facade

Conservation Guidelines:

- preferably reinstate original window openings to ground floor

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object.
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features.

- AHC A4 Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria.
- i.e., the building is representative of post-World War Two immigration and settlement within Moreland.*
- HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
- AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community
- i.e., the building is an unusual example of the Spanish Mission style applied to a religious/charitable building*
- HV G The importance of the place of object in demonstrating social or cultural associations.
- AHC G1 Importance as a place highly valued by a community for reasons of religious, spiritual, symbolic, cultural, education, educational, or social associations.
- i.e., the building has been associated with the Roman Catholic church since the 1880s.*

Significance:

The Don Bosco Hostel is of local historical and architectural significance. The building reflects the influence of early Italian migrants in Brunswick, and the continuity of use of the building the ongoing social importance of the Roman Catholic church as a charitable institution. The architectural significance of the building, which has unusually composed Spanish Mission elements, has been diminished greatly by the alterations to the ground floor.

Original Sources:

- Context Pty Ltd *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.
- L Barnes. 'Street names of Brunswick'. [Unpublished manuscript] 1987.
- C Sagazio. *Italian craftsmanship and building in Victoria*. National Trust of Australia (Victoria). Melbourne, 1990.
- C D'Aprano. 'Italian settlement in Brunswick', *Fusion*, Vol. 4, No. 3, August 1990 pp 1, 3

Building:	Brunswick Tram Depot	Significance:	B
Address:	807-813 Sydney Road, Brunswick	Map Ref:	29 H4
Current Use:	Tram Depot	Current Owner:	State Government of Victoria
Property Info:	Unknown	Construction Date:	Depot 1935
Architect:	Unknown	Builder:	Unknown
Original Use:	Cable Tram Depot	Original Owner:	State Government of Victoria



Intactness:
E ☐ G ☒ F ☐ P ☐

Condition:
E ☐ G ☒ F ☐ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
Moreland Planning Scheme ☒
UC Area ☐
National Trust ☐

Recommended Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
HO Controls ☒

Principal Historic Themes:

- moving goods and people: public transport system

History:

In 1887, a cable tram service opened in Brunswick, following the route of the previous omnibus service. The engine house was built in Brunswick Road (see datasheet) and a tram depot on this site in Sydney Road. It was the sixth route opened under the Melbourne Tramways Trust (MTT), comprising the representatives of the various municipalities. The MTT built cable lines and engine houses between 1884 and 1891 and remained owner of the lines and installations until its dissolution in June 1916. A separate company, the Melbourne Tramway & Omnibus Co. Ltd, leased and operated the system. Their successors were the Melbourne Tramway Board (c.1916-1918) and then the Melbourne & Metropolitan Tramways Board, from 1918 onwards.¹

When complete there were seventeen routes on the cable tram network.² The engine houses were located near the mid point of a route and the depots at the terminus. The depots were designed as massive storage sheds for the trams. Although in most depots, the cable trams were manhandled into the sheds, in Brunswick and Richmond, there were special slotted tracks leading into the sheds enabling the cable grip to be lifted and horses to be used to haul the larger and heavier bogie cars into the sheds.³ The Brunswick depot undertook all the servicing and overhaul of the tram cars on site due to their size, this was the only depot where this occurred.

The Brunswick depot was originally built in timber with a building on the corner of Peveril Street in brick. A 1906 plan shows that the sheds were built to the Sydney Road boundary, with the tram entry at the centre of the Sydney Road frontage.⁴ Around 1935 the depot was rebuilt in brick with shops fronting Sydney Road, and tram entry and shunting area now in Cameron Street.

The line was converted to electricity in 1936, replacing the cable tram. Brunswick's first electric tram line was established in 1916 along Lygon Street, but the conversion of the Sydney Road line seems to have occurred very late.

Description:

The Brunswick Tram Depot is a complex of buildings between Sydney Road, Peveril Street and Cameron Street. The main depot building is to the south of the site, a three storey brown brick building with a Georgian facade. A wide projecting central section, rendered and painted white, has six round-headed arched openings, incorporating the ground and first-floor windows, which are separated by rendered panel with simple rectangular mouldings, which also occurs above the low plinth along the ground floor. The first floor windows have fixed glazing and appear to be steel-framed; the ground floor windows have six-paned double-hung sashes. One opening has a simple front door. At third floor level is a row of six small square windows above a Vitruvian scroll frieze. The arch spandrels are enriched with abstract moulded bosses. Apart from a rendered cornice to the parapet, the rest of the building is face brickwork.

To the north of this building is a row of shops, also in brown brick, with a face brick parapet. The shopfronts have been significantly altered. The remainder of the site, ringed by a high red brick wall with rendered coping, comprises tram sheds. The northern elevation, to Peveril Street, has a series of abstracted brick pilasters. Abutting it, on Peveril Street, is a single storey building, almost Moderne in style, with a long strip of small windows beneath a rendered string course.

Key Architectural Elements:

- face brick and render Classical Revival facade
- three-storey building; prominent landmark in Sydney Road

Conservation Guidelines:

- preferably reinstate original shopfront designs

Comparative Examples:

Coppin Masonic Hall, 195 Weston Street, Brunswick

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object.
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria. <i>i.e., the building is associated with one of the early lines to be established in Melbourne's large cable tram network.</i>
HV B	The importance of a place or object in demonstrating rarity or uniqueness.
AHC B2	Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest. <i>i.e., the building is associated with Melbourne's cable tram network which, at its peak, was the largest in the world.</i>
HV C	The place or objects potential to educate, illustrate or provide further scientific investigation in relation to Victoria's cultural heritage.
AHC C2	Importance for information contributing to a wider understanding of the history of human occupation in Victoria. <i>i.e., the building is a late remnant of Melbourne's large cable tram network</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.

- AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community
- i.e., the Brunswick Depot is an unusual application of abstracted classicism to an industrial building type.*
- HV F The importance of the place or object in demonstrating or being associated with scientific or technical innovations or achievements.
- AHC F1 Importance for its technical, creative, design or artistic excellence, innovation or achievement.
- i.e., the site has been associated with Melbourne's tram network since the construction of the first cable tram depot in 1887.*

Significance:

The Brunswick Tram Depot is of local historical and architectural significance. The site has been associated with Melbourne's tram network since the construction of the cable tram depot in 1887. The architecture of the Brunswick Depot, with its abstracted classical facade, is unusual for its type.

Original Sources:

- Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.
- Allom Lovell & Associates. *Malvern Tram Depot and the Hawthorn Tram Depot. An assessment of the architectural and historical significance*. Prepared for the Public Transport Corporation. Melbourne, 1990.
- L Barnes. *It Happened in Brunswick*. Brunswick, 1987
- J Keating,. *Mind the Curve! A history of the cable trams*. Melbourne 1970
- Melbourne Metropolitan Board of Works Plan No. 104, 1906.

- 1 J Keating, *Mind the Curve. A History of Cable Trams*, Melbourne 1970, p. 141.
- 2 Keating, *Mind the Curve*, p. 48.
- 3 Keating, *Mind the Curve*, pp. 89, 90
- 4 MMBW Plan 104, 1906.

Building:	Holyrood	Significance:	B
Address:	22 The Grove, Coburg	Map Ref:	29 J3
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Vol. 414 Fol. 659	Construction Date:	c.1891
Architect:	T J Crouch?	Builder:	Unknown
Original Use:	Residence	Original Owner:	Unknown



Intactness: E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>	Condition: E <input type="checkbox"/> G <input type="checkbox"/> F <input type="checkbox"/> P <input checked="" type="checkbox"/>
Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register <input type="checkbox"/>	Victorian Heritage Register <input type="checkbox"/>
Register of the National Estate <input checked="" type="checkbox"/>	Register of the National Estate <input type="checkbox"/>
Moreland Planning Scheme <input checked="" type="checkbox"/>	HO Controls <input checked="" type="checkbox"/>
UC Area <input checked="" type="checkbox"/>	
National Trust <input type="checkbox"/>	

Principal Historic Themes:

- significant phases in the development of towns and suburbs, 19th century speculative building activity
- association with individuals or families

History:

Holyrood was built c.1891 in the Moreland Park Estate, which was considered to be Coburg's most prestigious estate in the 1880s. The house was probably to one of the standard designs prepared by T J Crouch, the architect who helped Montague Dare subdivide and develop The Grove after Dare purchased Jean Rennie's 40 acre (16.5 hectare) farm.¹ The street, originally known as Moreland Grove, was planted with elms and a covenant was issued preventing the erection of hotels, shops or houses costing less than £400.² Five designs were offered and by 1890 24 houses had been erected, 20 of which were owned by Dare. Occupants, including bankers, merchants, manufacturers and accountants, were able to use the specially built timber pavilion, tennis court and bowling rink. The estate was halted by the Depression and by 1900 only three more houses had been erected.³

Thomas James Crouch, began practising as an architect in Tasmania, but was lured to Melbourne by the 1850s gold rush. He established a partnership with Ralph Wilson, the pair designing a large number of buildings in the 19th century including the Prahran Town Hall, the Royal Association for the Blind in St Kilda Road, the Methodist Ladies College and a great many metropolitan and country churches of most denominations.⁴ They also designed a number of country mansions: Longerong, Vectis and Woodlands.⁵ The partnership was dissolved in 1881, shortly before Wilson's death.⁶ Crouch went on to establish a well-known solo practice, designing in a range of building types. Amongst his later work was the subdivision plans for the mansion and estate, Synott Park, Brighton Road, St Kilda (1885), the Empire Buildings in Collins Street, Melbourne (1888) and the Homeopathic (now Alfred) Hospital, Melbourne (1893).⁷ Crouch was a founding member and secretary of the Victorian Institute of Architects and served as mayor of St Kilda in 1870-71.⁸

Description:

Holyrood is a single story double fronted Italianate villa on an L-shaped plan, with a tower projecting on the east elevation. It has timber walls, in imitation of ashlar, and a hipped slate roof, bracketed beneath the eaves, and four brick chimneys with rendered caps. The return verandah has a bullnose profile and is clad in corrugated iron with the original slender Corinthian columns and the majority of the cast iron lace frieze. The tower is also clad in timber, in imitation of ashlar, and has a steep pyramidal slate roof, surmounted by a delicate iron finial. The house has double hung timber sash windows and a square bay window with a corrugated iron roof on the north elevation.

The garden retains its original timber picket fence and remnants of vegetation including a large Canary Island Date Palm (*Phoenix Canariensis*).

Key Architectural Elements:

- single storey timber Italianate villa
- imitation ashlar timber facade
- unusual pyramidal roof above entrance
- original slate roof with face brick and unpainted render chimneys

- original corrugated iron roof and cast iron lacework frieze to verandah
- original timber picket fence

Conservation Guidelines:

- -

Comparative Examples:

Ormsby, 11 The Grove, Coburg

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object.
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features,
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria <i>i.e., the building is associated with the period of rapid subdivision during the Land Boom.</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community. <i>i.e., the building is a good, intact example of Boom style architecture in the northern suburbs.</i>
HV H	Any other matter which the Council considers relevant to the determination of cultural heritage significance.
AHC H1	Importance for close associations with individuals whose activities have been significant within the history of Victoria. <i>i.e., the building is associated with notable 19th century architect, Thomas James Crouch; and local speculator Montague Dare.</i>

Significance:

Holyrood is of local architectural and historical significance. It is a relatively intact example of one of the houses probably built by Thomas Crouch for local property speculator, Montague

Dare It is one of the more intact examples of boom-time architecture dating from Coburg's heyday as an elite area of northern Melbourne

Original Sources:

Timothy Hubbard Pty Ltd. *City of Coburg Heritage Conservation & Streetscape Study*. October 1990.

-
- 1 Register of the National Estate, File No. 2/13,011/0017
 - 2 Register of the National Estate, File No. 2/13,011/0017
 - 3 Register of the National Estate, File No. 2/13,011/0017
 - 4 A Sutherland, *Victoria and its Metropolis*, Melbourne, 1888 Vol. IIB, p. 515.
 - 5 M Lewis, *59 Powlett Street, East Melbourne*, October 1988, p. 15
 - 6 Sutherland, *Victoria and its Metropolis*, Vol. IIB, p. 515.
 - 7 Lewis (ed.), *Australian Architectural Index*.
 - 8 Lewis, *59 Powlett Street, East Melbourne*, p. 15

Building:	Koorali & Kalimna	Significance:	A
Address:	23-25 The Grove, Coburg	Map Ref:	29 J3
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Kalimna: Volume 7650; Folio 017	Construction Date:	c.1887, 1912
Architect:	T J Crouch	Builder:	Unknown
Original Use:	Residence	Original Owner:	Montague Dare

**Intactness:**

Koorali

E ☐ G ☐ F ☒ P ☐

Kalimna

E ☐ G ☒ F ☐ P ☐**Condition:**

Koorali

E ☐ G ☒ F ☐ P ☐

Kalimna

E ☐ G ☒ F ☐ P ☐**Existing Heritage Listings:**Victorian Heritage Register ☐Register of the National Estate ☐Moreland Planning Scheme ☒UC Area ☒National Trust ☐**Recommended Heritage Listings:**Victorian Heritage Register ☐Register of the National Estate ☐HO Controls ☒

Principal Historic Themes:

- significant phases in the development of towns and suburbs 19th century speculative building activity

History:

Koorah and Kalimna, 23-25 The Grove, were built in 1887¹ to a design by Thomas James Crouch, architect.² The houses were built for Montague Dare who subdivided and developed the estate.³ The pair is one of three proposed and two actually built.

T J Crouch helped Montague Dare subdivide and develop The Grove after Dare purchased Jean Rennie's 40 acre (16.5 hectare) farm.⁴ The street, originally known as Moreland Grove, was planted with elms and a covenant was issued preventing the erection of hotels, shops or houses costing less than £400.⁵ Five designs were offered and by 1890 24 houses had been erected, 20 of which were owned by Dare. Occupants, including bankers, merchants, manufacturers and accountants, were able to use the specially built timber pavilion, tennis court and bowling rink. The estate was halted by the Depression and by 1900 only three more houses had been erected.⁶

Thomas James Crouch, began practising as an architect in Tasmania, but was lured to Melbourne by the 1850s gold rush. He established a partnership with Ralph Wilson, the pair designing a large number of buildings in the 19th century including the Prahran Town Hall, the Royal Association for the Blind in St Kilda Road, the Methodist Ladies College and a great many metropolitan and country churches of most denominations.⁷ They also designed a number of country mansions: Longeronong, Vectis and Woodlands.⁸ The partnership was dissolved in 1881, shortly before Wilson's death.⁹ Crouch went on to establish a well-known solo practice, designing in a range of building types. Amongst his later work was the subdivision plans for the mansion and estate, Synott Park, Brighton Road, St Kilda (1885), the Empire Buildings in Collins Street, Melbourne (1888) and the Homeopathic (now Alfred) Hospital, Melbourne (1893).¹⁰ Crouch was a founding member and secretary of the Victorian Institute of Architects and served as mayor of St Kilda in 1870-71.¹¹

Kalimna was later occupied by the Clare Grammar School and relatively recently was divided into four flats which were consolidated into a single dwelling in 1979. Other additions were made in 1987, and the house underwent renovation in 1997-98.

Description:

Koorah and Kalimna form a pair of two-storey polychrome brick mansionettes. They have hipped slate roofs with ornate bichrome brick chimneys, taller French pavilion roofs over the front entrances and an elaborate cast iron verandah and balcony. The cast iron verandahs and balconies both have highly ornate cast iron friezes; ornate cast iron balustrade has been removed from Kalimna. The rear sections of the houses are constructed of plain red brick.

Koorah has a high modern timber paling front fence, which stands in front of the remains of a cypress hedge. A brick and cast iron fence has been added to Kalimna, under construction at the time of survey.

Key Architectural Elements:

- excellent example of polychromatic brickwork
- rare example of 19th century Italianate mansionettes
- distinctive towers with French mansard roofs

- ornate cast iron verandahs and balconies

Conservation Guidelines:

- reinstate matching colour schemes

Koorah:

- remove non-original timber front fence

Kalimna:

- reinstate south window of east wing to original design
- Kalimna: reinstate missing cast iron balustrade panels to original design

Comparative Examples:

Oak Hill & Waratah, 45-47 The Grove, Coburg

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria. <i>i.e., the building is associated with the period of rapid subdivision during the Land Boom.</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community. <i>i.e., the building is a rare, and excellent, example of a 19th century bichrome paired mansionette, with Oak Hill & Waratah, the building makes a significant contribution to the streetscape and the towers of both buildings are local landmarks.</i>
HV H	Any other matter which the Council considers relevant to the determination of cultural heritage significance.
AHC H1	Importance for close associations with individuals whose activities have been significant within the history of Victoria.

i.e. the building is associated with notable 19th century architect, Thomas James Crouch, and local speculator Montague Dare

Significance:

Koorah and Kalimna are of state architectural and historical significance. The pair is part of the Moreland Park Estate and have important associations with Montague Dare and T J Crouch. The pair is a significant example of Victorian polychrome architecture and a rare example of paired mansionettes, distinctive for their two storey cast iron verandahs, tall tower roofs and self-confident polychromy.

Original Sources:

Timothy Hubbard Pty Ltd. *City of Coburg Heritage Conservation & Streetscape Study*. October 1990.

- 1 City of Coburg Assessment Card No. 937
- 2 *Australasian Builder and Contractor's News*, 19 November 1887, p. 454.
- 3 *Australasian Builder and Contractor's News*, 19 November 1887, p. 454
- 4 Register of the National Estate, File No. 2/13/011/0017.
- 5 Register of the National Estate, File No. 2/13/011/0017
- 6 Register of the National Estate, File No. 2/13/011/0017.
- 7 A Sutherland, *Victoria and its Metropolis*, Melbourne, 1888. Vol. IIB, p. 515.
- 8 M Lewis, *59 Powlett Street, East Melbourne*, October 1988, p. 15.
- 9 Sutherland, *Victoria and its Metropolis*, Vol. IIB, p. 515
- 10 Lewis (ed.), *Australian Architectural Index*.
- 11 Lewis, *59 Powlett Street, East Melbourne*, p. 15.

Building:	Oak Hill & Waratah (Manumbar)	Significance:	A
Address:	45-47 The Grove, Coburg	Map Ref:	29 J3
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Vol. 3553 Fol 739/40/41	Construction Date:	c 1887
Architect:	T J Crouch	Builder:	Unknown
Original Use:	residences	Original Owner:	Oak Hill: Unknown, Waratah: Dr J Mathew

**Intactness:**

Oak Hill

E [] G [] F [x] P []

Waratah

E [] G [x] F [] P []

Condition:

Oak Hill

E [] G [x] F [] P []

Waratah

E [] G [x] F [] P []

Existing Heritage Listings:

Victorian Heritage Register []

Register of the National Estate []

Moreland Planning Scheme [x]

UC Area [x]

National Trust [x]

Recommended Heritage Listings:

Victorian Heritage Register []

Register of the National Estate []

HO Controls [x]

Principal Historic Themes:

- significant phases in the development of towns and suburbs: 19th century speculative building activity

History:

Oak Hill and Waratah (formerly Manumbar), 45-47 The Grove, were built in 1887¹ to a design by Thomas James Crouch, architect.² The houses were built for Montague Dare who subdivided and developed the estate.³ The pair is one of three proposed and two actually built.

T J Crouch helped Montague Dare subdivide and develop The Grove after Dare purchased Jean Rennie's 40 acre (16.5 hectare) farm.⁴ The street, originally known as Moreland Grove, was planted with elms and a covenant was issued preventing the erection of hotels, shops or houses costing less than £400.⁵ Five designs were offered and by 1890 24 houses had been erected, 20 of which were owned by Dare. Occupants, including bankers, merchants, manufacturers and accountants, were able to use the specially built timber pavilion, tennis court and bowling rink. The estate was halted by the Depression and by 1900 only three more houses had been erected.⁶

Thomas James Crouch, began practising as an architect in Tasmania, but was lured to Melbourne by the 1850s gold rush. He established a partnership with Ralph Wilson, the pair designing a large number of buildings in the 19th century including the Prahran Town Hall, the Royal Association for the Blind in St Kilda Road, the Methodist Ladies College and a great many metropolitan and country churches of most denominations.⁷ They also designed a number of country mansions Longernong, Vectis and Woodlands.⁸ The partnership was dissolved in 1881, shortly before Wilson's death.⁹ Crouch went on to establish a well-known solo practice, designing in a range of building types. Amongst his later work was the subdivision plans for the mansion and estate, Synott Park, Brighton Road, St Kilda (1885), the Empire Buildings in Collins Street, Melbourne (1888) and the Homeopathic (now Alfred) Hospital, Melbourne (1893).¹⁰ Crouch was a founding member and secretary of the Victorian Institute of Architects and served as mayor of St Kilda in 1870-71.¹¹

Description:

Oak Hill and Waratah form a pair of two-storey polychrome brick mansionettes. They have with a hipped slate roof with ornate bichrome brick chimneys. Three storey towers sit above the front entrance. The mansionettes have elaborate cast iron verandahs and balconies. The cast iron verandahs and balconies both have highly ornate cast iron friezes; the balconies have ornate cast iron balustrading. The rear section of the houses are constructed of plain red brick.

Oak Hill has an aluminium picket front fence (c. 1980s). A large Canary Island Date Palm (*Phoenix Canariensis*) stands near the front fence which divides the two properties.

Key Architectural Elements:

- excellent example of polychromatic brickwork
- rare example of 19th century Italianate mansionettes
- distinctive towers with French mansard roofs
- ornate cast iron verandahs and balconies
- early planting: Canary Island Date Palm

Conservation Guidelines:

- reinstate matching colour schemes
- reinstate front fences to original design

Comparative Examples:

Koorali and Kalimna, 23-25 The Grove, Coburg

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object.
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria <i>i.e., the building is associated with the period of rapid subdivision during the Land Boom.</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community. <i>i.e., the building is a rare, and excellent, example of a 19th century bichrome paired mansionette; with Koorali and Kalimna, the building makes a significant contribution to the streetscape and the towers of both buildings are local landmarks.</i>
HV H	Any other matter which the Council considers relevant to the determination of cultural heritage significance.
AHC H1	Importance for close associations with individuals whose activities have been significant within the history of Victoria. <i>i.e., the building is associated with notable 19th century architect, Thomas James Crouch, and local speculator Montague Dare.</i>

Significance:

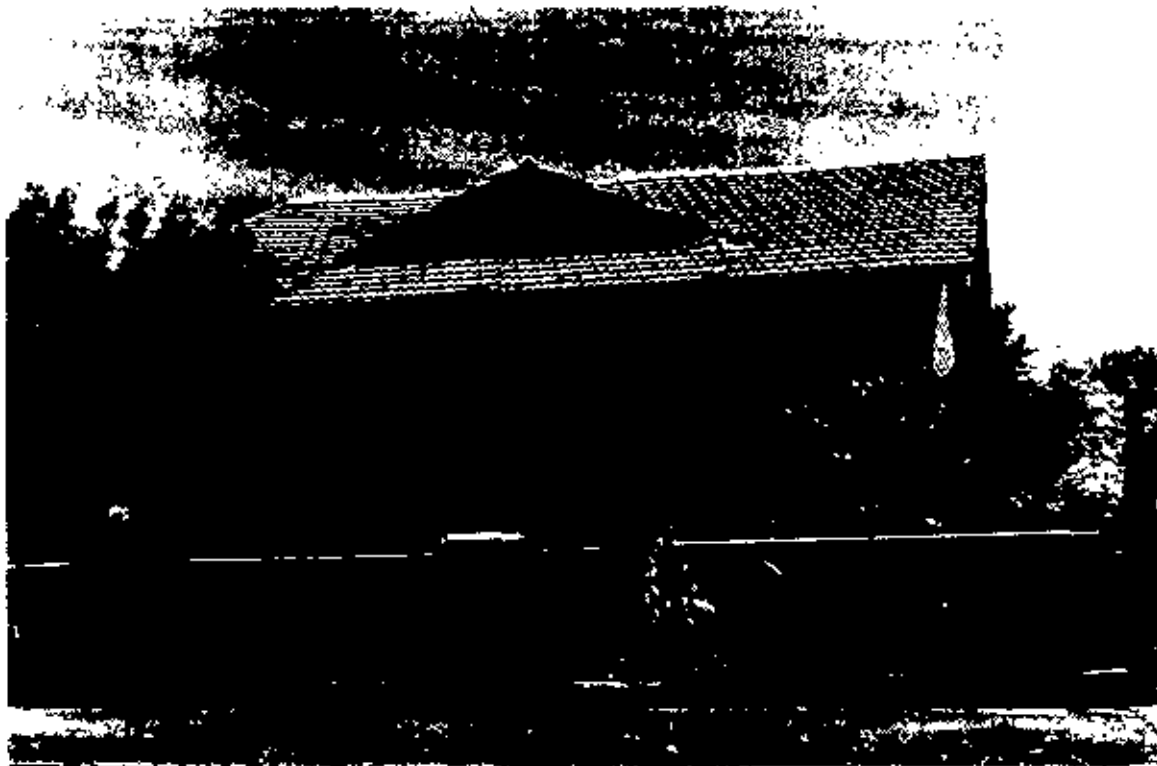
Oak Hill and Waratah are of state architectural and historical significance. The pair is part of the Moreland Park Estate and has important associations with Montague Dare and T J Crouch. It is a significant example of Victorian polychrome architecture and a rare example of a paired mansion.

Original Sources:

Timothy Hubbard Pty Ltd. *City of Coburg Heritage Conservation & Streetscape Study*. October 1990

-
- 1 City of Coburg Assessment Card No. 937.
 - 2 *Australasian Builder and Contractor's News*, 19 November 1887, p. 454.
 - 3 *Australasian Builder and Contractor's News*, 19 November 1887, p. 454
 - 4 Register of the National Estate, File No. 2/13/011/0017
 - 5 Register of the National Estate, File No. 2/13/011/0017.
 - 6 Register of the National Estate, File No. 2/13/011/0017.
 - 7 A Sutherland, *Victoria and its Metropolis*, Melbourne, 1888 Vol. IIB, p. 515.
 - 8 M Lewis, 59 Powlett Street, East Melbourne, October 1988, p. 15.
 - 9 Sutherland, *Victoria and its Metropolis*. Vol. IIB, p. 515
 - 10 Lewis (ed.), *Australian Architectural Index*
 - 11 Lewis, 59 Powlett Street, East Melbourne, p. 15

Building:	Mernda	Significance:	B
Address:	1 Timaru Avenue, Brunswick East	Map Ref:	30 A7
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	c.1921-24
Architect:	War Service Homes Commission?	Builder:	Northern Timber Mills
Original Use:	Residence	Original Owner:	Unknown



Intactness:		Condition:	
E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>		E <input type="checkbox"/> G <input type="checkbox"/> F <input checked="" type="checkbox"/> P <input type="checkbox"/>	
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	<input type="checkbox"/>	Victorian Heritage Register	<input type="checkbox"/>
Register of the National Estate	<input type="checkbox"/>	Register of the National Estate	<input type="checkbox"/>
Moreland Planning Scheme	<input checked="" type="checkbox"/>	HO Controls	<input checked="" type="checkbox"/>
UC Area	<input type="checkbox"/>		
National Trust	<input type="checkbox"/>		

Principal Historic Themes:

- early 20th century suburban development

History:

Mernda is typical of the houses built on the Stewart Street War Service Homes Commission estate, one of several standard designs used. It was occupied by Mrs Mary Beard from c.1925, and by Miss M A Beard and later Miss L M Beard until at least the 1970s.

To meet the housing needs of returned soldiers, the War Service Homes Commission (WSHC) was established by the Federal Government. The WSHC purchased land for housing in many areas including Brunswick which still had substantial areas of undeveloped land, as well as good public transport by tram and train. The WSHC built some estates, but saw its primary role as providing loans at a low interest rate to returned servicemen. The State Government purchased the northern section of Alexander Stewart's Nicholson Street farm, which he had owned since the 1870s; to be developed as war service homes. The estate was developed by Northern Timber Mills between 1921-24, presumably under contract to the WSHC. Northern Timber Mills were located in Stewart Street between Nicholson Street and Metri Creek, and operated from the 1920s to the 1960s.

The estate, centred around Stewart Street, lacked the innovation and application of garden city principles evident in some other war service home estates.¹ It was one of two estates in Brunswick, the other being in Hall and Westbourne Streets (see Precinct datasheet).

Description:

Mernda is a single storey timber bungalow. It has weatherboard-clad walls with timber shingles beneath the eaves and on the wall of the northern front porch. The house is entered from a panelled timber porch to the south, through an entrance hall which has a low rectangular leadlit window. Other windows are timber-framed double-hung with six-paned upper sashes. The gabled roof is of terracotta tiles, with a central protruding lower gable with a louvred panel set within the shingled gable-end. The cyclone wire front fence and gate, which matches that at 1 Waihi Avenue, Brunswick East, may be original.

Key Architectural Elements:

- unusual timber shingled frieze and porch wall
- unusually-placed leadlit window to entrance hall
- timber shingled gablet with louvred panel
- possibly original house number and name on front elevation
- terracotta tiled roof

Conservation Guidelines:

- -

Comparative Examples:

1 Waihi Avenue, Brunswick East

Heritage Victoria/Australian Heritage Commission Criteria:

- | | |
|--------|--|
| HV A | The importance, association with or relationship to Victoria's history of the place or object. |
| AHC A3 | Importance in exhibiting unusual richness or diversity of cultural landscapes or features. |
| AHC A4 | Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria.

<i>i.e., the building is one of many houses erected by the War Services Commission in the 20th century for returned servicemen</i> |
| HV E | The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features. |
| AHC E1 | Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

<i>i.e., the building is an intact example of the a typical house erected after World War One by the War Service Homes Commission for returned servicemen.</i> |

Significance:

Merinda is of local historical and architectural significance. It is an intact example of the a small houses built by the Northern Timber Mills for the War Service Homes Commission to house returned servicemen following World War One. Its architectural significance lies in its unusual facade, and innovative use of a combination of weatherboard and shingle cladding. A different composition of the similar elements is seen at 1 Waihi Avenue, Brunswick East (see datasheet)

Original Sources:

- Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990
- L Barnes. *It Happened in Brunswick*. Brunswick, 1987.
- Brunswick City Council Rate Books.
- Sands and McDougall. *Directory of Victoria*. (Various dates)
- R Freestone. *Model communities, the Garden City movement in Australia*. Melbourne, 1989.
- Report of the War Service Homes Commission 1919 - 1921*. Commonwealth Parliamentary Papers, 1922 Vol. 2, Part 1.

1 R Freestone, *Model Communities the Garden City Movement in Australia* Melbourne 1989, pp 177-8.

Building:	Downs & Sons Rope and Cordage Works (Sampson Cordage Works)	Significance:	B
Address:	64-72 Tinning Street; 7-9 Cassells Road, Brunswick	Map Ref:	311 (35)
Current Use:	Factories	Current Owner:	Donaghy's Industries (Cassells Rd)
Property Info:	Unknown	Construction Date:	c.1890; 1907; 1947
Architect:	Unknown	Builder:	Unknown
Original Use:	Ropeworks	Original Owner:	Downs Cordage Works



Intactness:		Condition:	
E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>		E <input type="checkbox"/> G <input type="checkbox"/> F <input checked="" type="checkbox"/> P <input type="checkbox"/>	
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	<input type="checkbox"/>	Victorian Heritage Register	<input type="checkbox"/>
Register of the National Estate	<input checked="" type="checkbox"/>	Register of the National Estate	<input type="checkbox"/>
Moreland Planning Scheme	<input checked="" type="checkbox"/>	HO Controls	<input checked="" type="checkbox"/>
UC Area	<input type="checkbox"/>		
National Trust	<input type="checkbox"/>		

Principal Historic Themes:

• -

History:

The Downs Cordage Works were established in 1888 by A C Downs, a rope maker from Hull, England, who arrived from England in 1887 and worked as a master rope maker for James Miller & Co. Pty Ltd for a year. Downs was joined in business by his eldest son, J W C Downs, in 1890 and the business became known as Downs & Sons. The company occupied several premises in Brunswick and Coburg, including a site on Sydney Road (1888-1900) and the site of the Moreland Rope Works (1892-1903), before moving into an existing rope making factory, Sampson Ropeworks, in Tinning Street in 1903. The Brunswick Rope Works were operated by Jack & McLean. These works changed hands in 1893 and were operated by George McCarthy until 1898. The factory was then vacant until 1903.

The first ropeworks buildings were timber and extended from La Rose Street (off Tinning Street) westwards to the rear of the site. After 1907, with the change to a proprietary limited company and expansion of the business, the company replaced the earlier timber buildings with the brick structures which remain today. These buildings were built on the Tinning Street frontage, allowing the rear of the site for the rope walk. The 1907 buildings that remain are the two storey brick Mill Office and Bulk Store on the corner of La Rose and Tinning Streets, the Mill, Brading Department and Netting Department in single storey brick buildings fronting La Rose Street, and the rope walk to the rear of the site.

Later changes include the shortening of the rope walk as the company began to specialise on small cordage rather than heavy ropes, the addition of a 'modern' cafeteria and social hall for employees (c. 1947), the construction of an office building in Cassels Road and a warehouse on Tinning Street.

Downs Cordage Works is one of the few surviving ropeworks in Brunswick. Other ropeworks included George Jones Rope and Twine Makers (De Carle Street, established 1897, now demolished); McNally's Rope Factory (John Street); Brunswick Rope Works (est. pre-1888, closed by 1898, site and works taken over by Downs); F. J. Wolfe Cordage Manufacturers (Albion Street); and James Miller and Co (relocated to Dawson Street in 1908 from Yarraville (1890) and South Melbourne (1861)). Miller's manufactured a range of products from fine thread to the heaviest ropes, and competed with Downs in both products and to attract employees. It was a far larger establishment with many times the number of employees. Many of the buildings on their site have been demolished during c.1989-90. Downs & Sons has been regarded as second only to Kinnears in the rope and cordage business. It has branches in all states. Geo. Kinneear & Sons was established in 1874, transferring to their present Footscray works c.1902, and rebuilding the factory after a major fire c.1908. Like Downs it has remained largely a family concern.

Downs Works specialised in making smaller, more intricate rope products from butchers twine, plough reins, horse halters, parachute cord (during World War Two), today the works produces a range of more specialised products including laces, industrial and carpet threads, blind cords and tennis nets. The ropeworks has always been a family business drawing upon a predominantly local workforce. Downs and Sons now operates as Donaghy's Industries.

Description:

64-72 Tinning Street is a two storey bichrome building with a simple gabled roof. The plain facade is of face red brick, relieved by two cream brick string courses and cream brick diamond

patterns along the south facade. The ground floor windows are arranged singly, whilst those on the upper floor (apparently later additions) are arranged in pairs. All are timber-framed with double-hung sashes and rendered sills. The long gabled roof is parapeted on all sides except the east, where it terminates in a simple timber bargeboard.

7-9 Cassels Road is a single storey red brick building with cream-painted rendered plinth to facade, parapet and entrance porch. The exceedingly plain parapet sits upon square corbels and has a square profile coping. Timber-framed double-hung sash windows sit between wide brick piers. The small entrance porch has a corbelled concrete canopy and three small highlight windows between the parapet and the canopy. Externally, the building remains intact, apart from non-original aluminium-framed front entry doors.

At the rear (to the north-east) of these two buildings is a complex of red brick sawtooth-roofed factory buildings.

Key Architectural Elements:

- Tinning Street, two-storey bichrome brick building
- Cassels Road, single storey face red brick and render Edwardian building with timber-framed double-hung windows

Conservation Guidelines:

- Tinning Street: remove paint from brick parapet on south facade
- Cassels Road: preferably reinstate front doors to original or sympathetic design

Heritage Victoria/Australian Heritage Commission Criteria:

HV B	The importance of a place or object in demonstrating rarity or uniqueness.
AHC B2	Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest. <i>i.e., the complex is one of the few surviving operational rope works in Victoria.</i>
HV D	The importance of a place or object in exhibiting the principal characteristics or the representative nature of a place or object as a part of a class or type of places or objects.
AHC D2	Importance in demonstrating the principal characteristics of the range of human activities in the Victorian environment (including way of life, custom, process, land-use, function, design or technique). <i>i.e., the site has been associated with rope works since 1888.</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.

AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

i.e., the complex is a typical example of contemporary building styles applied to an industrial building type.

Significance:

The Downs and Sons Rope and Cordage Works is of state historical and technological significance. It is one of few such remaining works in Melbourne. The buildings on the site date from 1907, but the use dates from 1888 or earlier, and as such demonstrate a long continuity of use on the site by a specialised industry. Whilst the architecture itself is of little significance, the incorporation of industry-specific built elements such as the long rope walk, are of note.

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage. A Report on the Review of the Brunswick Conservation Study.* West Brunswick, 1990.

Gary Vines & Matthew Churchward. *Northern Suburbs Factory Study.* Maribyrnong, 1992.

Sands and McDougall. *Directory of Victoria.* (Various dates)

Downs & Sons. *The First 100 Years.* Brunswick, 1988.

Hy. Ling Limited. *Cordage Canvas and Jute World.* Dorchester (Dorset), 1947

F G Miles. *Jubilee History of Brunswick and Illustrated Handbook of Brunswick and Coburg* Melbourne, 1907.

Building:	Toxteth Park	Significance:	B
Address:	3-5 Toxteth Park Street, Coburg North	Map Ref:	18 B8
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	c 1880s
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	Unknown



Intactness:
E ☐ G ☐ F ☒ P ☐

Condition:
E ☐ G ☐ F ☒ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☐
 Register of the National Estate ☐
 Moreland Planning Scheme ☐
 UC Area ☐
 National Trust ☐

Recommended Heritage Listings:

Victorian Heritage Register ☐
 Register of the National Estate ☐
 HO Controls ☒

Principal Historic Themes:

- primary production: early agricultural/farming activity

History:

Unknown. Toxteth Park, 3-5 Toxteth Park Street, Coburg North appears to have been the homestead of a farm in the nineteenth century. It clearly predates the subdivision of the area, as is indicated by its skew position on the site, and is much older than any nearby buildings, all of which are of the 20th century.

Description:

Toxteth Park, sited on a rise above Edgar's Creek, is a double fronted Victorian tuck pointed red brick building. The recently reclad corrugated iron roof has timber bracketed eaves, red brick chimneys and a similarly clad non-original return verandah with square section timber posts. The front facade comprises a painted timber six panelled door with high and side lights, flanked by steel framed windows added c.1950-60. The building appears to have been added to and altered several times at the rear.

The garden, bounded by a non-original timber picket fence, contains remnants of the original plantings, including Californian Pepper trees (*Schinus molle* var. 'areira') and four Canary Island Date Palms (*Phoenix Canariensis*).

Key Architectural Elements:

- symmetrical red brick Italianate villa with tuckpointed facade
- original plantings: Pepper Trees and Canary Island Date Palms

Conservation Guidelines:

- reinstate original window openings and windows to original design
- reinstate original verandah frieze

Heritage Victoria/Australian Heritage Commission Criteria:

HV B	The importance of a place or object in demonstrating rarity or uniqueness.
AHC B2	Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest. <i>i.e., the building is one of the few villas to be erected east of Merri Creek, in the City of Moreland, in the 19th century.</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.

AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

i.e., the building is a typical example of a 19th century symmetrical brick villa, which retains elements of an early landscape.

Significance:

Toxteth Park, 3-5 Toxteth Park Street, Coburg North is of local historical and architectural significance. It is an example of a symmetrical brick villa, one of very few 19th century buildings in the area of the City of Moreland east of Merri Creek. Although its intactness has been diminished by the replacement of windows, the remnants of the original landscaping enhance its significance

Original Sources:

Timothy Hubbard Pty Ltd. *City of Coburg Heritage Conservation & Streetscape Study*. October 1990.

Building:	Buangor	Significance:	B
Address:	11 Tudor Street, Glenroy	Map Ref:	16 H3
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	c.1885-90
Architect:	Unknown	Builder:	Unknown
Original Use:	Assistant Station Master's Residence	Original Owner:	Glenroy Land Co?



Intactness:
E ☐ G ☐ F ☒ P ☐

Condition:
E ☐ G ☒ F ☐ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
Moreland Planning Scheme ☐
UC Area ☐
National Trust ☐

Recommended Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
HO Controls ☐

Principal Historic Themes:

- significant phases in the development of towns and suburbs; 19th century speculative building activity
- moving goods and people; public transport system

History:

The house at 11 Tudor Street, built in c.1890 within the Glenroy Land Co subdivision of 1887-88, served as the Assistant Station Master's residence.

The Glenroy Land Co was formed in the 1886 to purchase the Kennedy's' Glenroy Farm. As a part of the subdivision the companies principals built mansions for themselves and constructed 3 shops in Wheatsheaf Road in addition to other works, intended to entice prospective residents. The first sales were held in 1887-88 and were reported to be quite successful, however the majority of the land was not offered for sale, while generally only the deposit was paid on the remainder. The company's problems were compounded by the leadup to the Depression and it folded in 1890. Their assets at this time were the 3 shops in Wheatsheaf Road (see datasheets), a public hall, about 6 houses, a stable and over 300 acres (123 hectares) of land.¹

A photograph taken in the late 19th century shows the house with its original verandah along the front elevation, trimmed with cast iron lacework, and a timber picket fence.²

Description:

Buangor is a modest, single storey bichrome brick house with a non-original return verandah supported on timber posts, large timber-framed double-hung sash windows and a hipped slate roof with bracketed eaves. The street elevation is approximately symmetrical, in contrast to other contemporary surviving houses in the Italianate style in Glenroy.

Landscape:

The significant landscape associated with 11 Tudor Street consists of a few remnant trees within the surrounding garden. Of note is a large and mature Kurrajong (*Brachychiton populneus*) as well as a Pepper Tree (*Schinus molle* var. *areira*) in the front garden. Further investigation of the garden requires the permission of the owner.

The mature trees are of local interest as remnant plantings from the early history of the site. They assist in providing an appropriate setting for a locally significant house, and contribute to the amenity of the surrounding landscape.

Key Architectural Elements:

- bichrome brick Italianate villa
- slate roof with bracketed eaves

Conservation Guidelines:

- reinstate original verandah

Heritage Victoria/Australian Heritage Commission Criteria:

IIV A The importance, association with or relationship to Victoria's history of the place or object

AHC A3 Importance in exhibiting unusual richness or diversity of cultural landscapes or features.

AHC A4 Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria.

i.e. the house is associated with the first period of suburban subdivision in Glenroy in the late 19th century

HV B The importance of a place or object in demonstrating rarity or uniqueness

AHC B2 Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest.

i.e., the house is one of the few buildings in Glenroy constructed in the 19th century.

IIV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.

AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

i.e. the building is a unusual example of a symmetrical late 19th century bichrome brick Italianate style house.

Significance:

Buangor is of local historical significance. It is one of a small number of houses dating from the first suburban subdivision of Glenroy in 1887-88 by the Glenroy Land Co, and was originally the residence of the Assistant Station Master. It is the sole surviving example of a simple double-fronted 19th century brick cottage in Glenroy, and is distinguished from other contemporary examples by its modest scale.

1 R Broome, *Coburg Between Two Creeks*, Port Melbourne 1987, p 81

2 Broadmeadows Historical Society file on Buangor, 11 Tudor Street, Glenroy

Building:	Former Butcher's Shop and Dwelling	Significance:	B
Address:	145-147 Union Street, Brunswick	Map Ref:	29 F9
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	c.1863
Architect:	Unknown	Builder:	Unknown
Original Use:	Abattoir, Butcher's Shop and Residence	Original Owner:	John Heller



Intactness:		Condition:	
E <input type="checkbox"/> G <input type="checkbox"/> F <input type="checkbox"/> P <input checked="" type="checkbox"/>		E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>	
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	<input type="checkbox"/>	Victorian Heritage Register	<input type="checkbox"/>
Register of the National Estate	<input type="checkbox"/>	Register of the National Estate	<input type="checkbox"/>
Moreland Planning Scheme	<input checked="" type="checkbox"/>	HIO Controls	<input checked="" type="checkbox"/>
UC Area	<input type="checkbox"/>		
National Trust	<input type="checkbox"/>		

Principal Historic Themes:

- -

History:

John Heller opened slaughter yards on this site in 1852, building a butcher's shop in 1863 and converting the works to an abattoirs in 1867. The business was handed from Heller to his son Fred, and then transferred to Brunswick Council as the Borough Abattoirs in 1877. John Blakemore leased the works and operated it until 1886¹. Heller continued to operate as a butcher

In 1866-7 the rate books describe Heller's holdings as a brick house of 7 rooms and stables, a brick shop and rooms, a slaughterhouse and premises. By 1871-2 his holdings are described as a wood house, brick house, comprising 4 rooms and a kitchen, and stables, brick house and butchers shop, wood and brick slaughterhouses, boiling down establishment and land. The directories confirms that Heller continued to occupy these buildings (then No. 265-67) throughout the 1880s until the 1910s, when it listed to Mrs Rose Heller.

The buildings at 145-147 Union Street are probably the brick house and butcher's shop that formed part of his holdings at least from the 1870s and perhaps earlier.

The Phillipstown Hotel, which originally occupied the site of the Carrington Hotel at 158-162 Union Streets, was renamed the Butcher's Arms in 1867, suggesting the growing importance of Heller's slaughter yards as a local employer and landmark.

Description:

145 Union Street, Brunswick, is a single storey symmetrical cottage constructed of bichrome hand-made bricks. It has a central doorway flanked by windows, and a cast iron verandah with a corrugated iron roof. The house has a hipped corrugated iron roof with bracketed eaves and a bichrome brick chimney with a corbelled top. The walls have been painted white, aluminium-framed windows replace the original timber ones, and the verandah appears to date from the 1960s. The brick front fence and steel gate also date from this period.

The adjoining shop, at 147 Union Street, is a single storey brick structure with a longitudinal gable. The gable-end is clad with weatherboards. The brick walls have been painted white, the shopfront window clad with cement sheeting, and the front door replaced. A skillion-roofed aluminium cantilevered verandah appears to date from the 1960s or 1970s.

Key Architectural Elements:

- house: simple symmetrical brick cottage with hipped corrugated iron roof
- shop: simple single storey gable-roofed brick structure

Conservation Guidelines:

- house: reinstate front verandah to original design
- house: reinstate original window openings and windows to original design
- house: remove paint from walls
- shop: preferably reinstate shopfront to original design

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object.
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria. <i>i.e., the buildings have a long association with the supply of meat to the Brunswick area, the site was associated with Heller's abattoir since 1852</i>
HV B	The importance of a place or object in demonstrating rarity or uniqueness.
AHC B2	Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest. <i>i.e., the buildings are the only surviving buildings of the Heller's abattoir complex; and are among the earliest known to remain in the Phillipstown Precinct.</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and or in exhibiting a richness, diversity or unusual integration of features.
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community <i>i.e., the former Butcher's shop and dwelling is a typical example of a utilitarian mid-19th century building.</i>
HV H	Any other matter which the Council considers relevant to the determination of cultural heritage significance.
AHC H1	Importance for close associations with individuals whose activities have been significant within the history of Victoria. <i>i.e., the building is associated with John Heller, an early local businessman.</i>

Significance:

The former butcher's shop and dwelling at 145-147 Union Street, Brunswick, are of local historical significance. They are the only surviving buildings of the Heller's abattoir complex, which included slaughterhouses, boiling down rooms and stables. The buildings are some of the earliest known to remain in the Phillipstown Precinct, which centred on the brickworks and potteries, and was the first part of Brunswick to be settled and developed. The buildings have a

long association with the supply of meat to the Brunswick area. The architectural significance of the house and shop have been reduced substantially by alterations.

Original Sources:

Context Pty Ltd *Keeping Brunswick's Heritage A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.

L Barnes. 'Street names of Brunswick'. [Unpublished manuscript] 1987

Sands and McDougall. *Directory of Victoria*. (Various dates)

Brunswick City Council Rate Books

L Cunningham. 'The Phillipstown Hotel', *Fusion*, Vol 3, No 2, April 1989. p.6

[1] L Barnes. 'Street names of Brunswick' [unpublished manuscript] 1987, *passim*.

Building:	Carrington Hotel	Significance:	B
Address:	158-162 Union Street, Brunswick	Map Ref:	29 E9
Current Use:	Hotel	Current Owner:	Shiranne Pty Ltd (licensee)
Property Info:	Unknown	Construction Date:	1927
Architect:	Unknown	Builder:	Unknown
Original Use:	Hotel	Original Owner:	Unknown



Intactness:	Condition:
E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>	E <input type="checkbox"/> G <input type="checkbox"/> F <input checked="" type="checkbox"/> P <input type="checkbox"/>

Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register <input type="checkbox"/>	Victorian Heritage Register <input type="checkbox"/>
Register of the National Estate <input type="checkbox"/>	Register of the National Estate <input type="checkbox"/>
Moreland Planning Scheme <input checked="" type="checkbox"/>	HO Controls <input checked="" type="checkbox"/>
UC Area <input type="checkbox"/>	
National Trust <input type="checkbox"/>	

Principal Historic Themes:

- association with provision of entertainment and recreation facilities

History:

The Carrington Hotel was built on the site of the Phillipstown Hotel in 1927

The Phillipstown Hotel was established in 1855-56 by Samuel Halfpenny and by 1867, then the Butchers Arms, it had been purchased by brothers Frederick and Henry Froment. The Froments also owned the Union Hotel, which was located on the south side of Union Street, from 1860-1, which they then closed for about five years after purchasing the Butchers Arms. The hotel was sold in 1874, then described as a rendered brick building with a slate roof and 12 rooms, comprising two front parlours and business bar, two side rooms and 6 bedrooms upstairs.

Description:

The Carrington Hotel is a two storey brick building. Walls are rendered, with simple moulded string courses and patterned tile dado. A parapet with a shallow pediment in the centre of the Union Street facade bears the hotel's name and the date 1928. A projecting corbelled bay beneath the pediment has a geometric moulded base, and its windows are flanked by shallow pilasters. The main entrance is sheltered by a narrow corbelled canopy. The first floor bay windows have been replaced, but most other windows, which are timber-framed with leadlit double-hung sashes, have been retained. Red canopies, some of canvas, have been added to several of the ground floor windows and doors.

Key Architectural Elements:

- symmetrical two-storey composition
- patterned tile dado to south and east elevation
- leadlit windows

Conservation Guidelines:

- remove first floor balcony windows and reinstate original balcony design
- remove window and door awnings
- preferably remove signage structure from roof
- remove air-conditioning units from first floor windows

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object.
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria.

i.e., the hotel is constructed on the site of the former 1855 hotel in Phillipstown, an early settlement in Brunswick

- HV D The importance of a place or object in exhibiting the principal characteristics or the representative nature of a place or object as a part of a class or type of places or objects.
- AHC D2 Importance in demonstrating the principal characteristics of the range of human activities in the Victorian environment (including way of life, custom, process, land-use, function, design or technique)
- i.e., the site has been continuously occupied by a hotel since 1855.*
- HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
- AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community
- i.e., the hotel is representative of the inter-War classical revival style, typical of hotels constructed during this period.*

Significance:

The Carrington Hotel is of local historical and architectural significance. Its historical significance derives from its location on the site of the former Phillipstown Hotel, this location has thus been occupied by a hotel since. Architecturally, it is as a good example of a typical 1920s hotel, retaining many features, such as the tiled dado and leadlit windows.

Original Sources:

- Context Pty Ltd *Keeping Brunswick's Heritage. A Report on the Review of the Brunswick Conservation Study* West Brunswick, 1990.
- L Cunningham. *'History of the Union Hotel'*. Brunswick, 1990.
- Sands and McDougall. *Directory of Victoria* (Various dates)

Building:	Jewell Railway Station, Signal Box and Gates	Significance:	A
Address:	Union Street, Brunswick	Map Ref:	29 G9
Current Use:	Railway Station, Signal Box and Gates	Current Owner:	State Government of Victoria
Property Info:	Unknown	Construction Date:	1888
Architect:	Railway Station, Signal Box: George W Sims?	Builder:	McConnell & McIntosh
Original Use:	Railway Station, Signal Box and Gates	Original Owner:	Colonial government of Victoria



Intactness:
E [] G [x] F [] P []

Condition:
E [] G [] F [x] P []

Existing Heritage Listings:

Victorian Heritage Register []
Register of the National Estate [x]
Moreland Planning Scheme [x]
UC Area [x]
National Trust [x]

Recommended Heritage Listings:

Victorian Heritage Register [x]
Register of the National Estate []
HO Controls [x]

Principal Historic Themes:

- significant phases in the development of towns and suburbs, 19th century speculative building activity
- significant phases in the development of towns and suburbs (urban settlement), 19th century speculative subdivision patterns
- association with 19th century brickmaking and clay industries
- association with stone quarrying industries
- moving goods and people: public transport system
- landmark structures

History:

Jewell Railway Station, originally known as South Brunswick, was constructed in 1888 by Mc Connell & McIntosh, who were also successful tenderers for the stations at Brunswick and Moreland. Timber shelters were built at these stations in 1891-92. The station was renamed Jewell in 1954, in honour of the Hon I R Jewell MJA, a Brunswick Councillor.

The North Melbourne-Coburg line (now Upfield) was constructed between 1881 and 1884, following the 1880 *Railways Construction Act*, to serve Brunswick and Coburg's many quarries and brickworks.¹ The line was constructed by Robert Thornton & Co. and opened in September 1884. Better public transport encouraged the housing boom, which in turn boosted the building industries; private sidings were built at Jewell Station for Hoffman's Brickworks and Cornwall's Potteries in 1886, at Moreland Station for Thomas Warr & Co in 1887 and 1889, and the Moreland Timber Co in 1894.² The first stations were built at Coburg (1888), Jewell (1889), Brunswick (1889) and Moreland (1889), together with associated signal boxes, gatekeepers' cabins, fences and gates.

Description:

Jewell Railway Station (east) is a single storey brick building. Walls are of face red brick with a bluestone base, with moulded string course and dressings to openings rendered. The building has a hipped corrugated iron roof with bracketed eaves. On the east elevation, a parapeted gable with rendered copings and delicate iron finial has a trefoil opening within a circular moulding above the main pointed arched doorway. The west (platform) elevation has a wide curved-profile verandah with cast iron columns, corrugated iron roof and latticed end panels. The timber-framed double-hung sash windows have been retained, but the openings have been covered with cyclone wire screens.

To the north of the building a single-storey skillion-roofed red brick wing incorporating a loading bay, has been added (c.1960s).

The Jewell signal box, on the north-east corner of the Union Street level crossing, is a simple one-and-a-half-storey building which has a red-painted gabled corrugated iron roof trimmed with timber king post finials. The walls are weatherboard and the simple timber-framed windows form a horizontal band along the south, west and north facades, allowing a view of the railway tracks. The windows are shaded by a narrow corrugated iron bracketed canopy.

The Jewell railway gates comprise two timber-framed gates, each of three panels; two are cross-braced, the third has an additional central vertical member and timber corner bracing. Each gate has five horizontal iron rods, and is attached to cast iron gateposts. A longer member, probably of wrought iron, crosses the entire gate diagonally.

Key Architectural Elements:

- station: symmetrical red brick building with rendered dressings
- signal box: simple timber structure with gabled corrugated iron roof and canopied windows

Conservation Guidelines:

- station: preferably remove 20th century additions from north end of building

Comparative Examples:

Brunswick Railway Station, Brunswick

Coburg Railway Station, Coburg

Moreland Railway Station and Signal Box, Coburg

Heritage Victoria Criteria/Australian Heritage Commission Criteria:

HV A The importance, association with or relationship to Victoria's history of the place or object.

AHC A3 Importance in exhibiting unusual richness or diversity of cultural landscapes or features.

AHC A4 Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria.

i.e., the Upfield Railway Line cabins, gates and related structures demonstrate the impact of the railway on the development of the inner suburbs.

HV B The importance of a place or object in demonstrating rarity or uniqueness.

AHC B2 Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest.

i.e., the Upfield Railway Line cabins, gates and related structures are one of the few such structures to survive in Victoria and are probably the only ones to have remained in continuous manned operation since construction.

HV D The importance of a place or object in exhibiting the principal characteristics or the representative nature of a place or object as a part of a class or type of places or objects.

AHC D2 Importance in demonstrating the principal characteristics of the range of human activities in the Victorian environment (including way of life, custom, process, land-use, function, design or technique).

i.e., the Upfield Railway Line cabins, gates and related structures demonstrate a range of buildings types developed for railway purposes.

HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.

AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

i.e., the Upfield Railway Line cabins, gates and related structures are key visual features of the railway line in Moreland

HV G The importance of the place or object in demonstrating social or cultural associations

AHC G1 Importance as a place highly valued by a community for reasons of religious, spiritual, symbolic, cultural, education, educational, or social associations.

i.e., the Upfield Railway Line is a focus of local sentiment and as such is socially, economically and geographically important to the people of Moreland

HV H Any other matter which the Council considers relevant to the determination of cultural heritage significance.

AHC H1 Importance for close associations with individuals whose activities have been significant within the history of Victoria

[Adapted from Gutteridge Haskins & Davey Pty Ltd, *Upfield Railway Line: Heritage and Closures Study*, Final Report for the Public Transport Corporation, November 1996, p. 15.]

Significance:

The Jewell Railway Station, and Gates are of local historical, architectural and technological significance. The station is a relatively intact late Victorian railway which retains many of its characteristic details. The signal box and gates are rare surviving examples of such structures still in regular operation. The appearance of the station building has been marred by the addition at its northern end.

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.

Andrew Ward & Associates. *Railway Stations Study*. 1982

1 Gutteridge Haskins & Davey Pty Ltd, *Upfield Railway Line. Heritage and Closures Study*, Report prepared for the Public Transport Corporation, Melbourne 1996, p. 9

2 Gutteridge Haskins & Davey, *Upfield Railway Line*, pp 9-10.

Building:	Liquorice Factory Chimney (Hoadley & Robertson)	Significance:	B
Address:	342-348 Victoria Street, Brunswick	Map Ref:	29 G7
Current Use:	Chocolate Factory	Current Owner:	GKC Foods Pty Ltd
Property Info:	Unknown	Construction Date:	1922 onwards
Architect:	Unknown	Builder:	Unknown
Original Use:	Liquorice Factory	Original Owner:	Australian Liquorice Co.



Intactness:		Condition:	
E [] G [] F [] P [x]		E [] G [] F [x] P []	
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	[x]	Victorian Heritage Register	[]
Register of the National Estate	[]	Register of the National Estate	[]
Moreland Planning Scheme	[x]	HO Controls	[x]
UC Area	[]		
National Trust	[]		

Principal Historic Themes:

- -

History:

Prior to the erection of the Australian Liquorice Co factory, Bakers Stadium opened a Stadium on the site, in 1917, which was connected with the famous fighter Reginald 'Snowy' Baker. Due to the war the stadium was unsuccessful and the stadium was put to other uses including 'Bruces Big Boom' carnival run by W H Bruce, Perry Bros Circus and the Coles Strolling Players. In addition, the Salvation Army apparently used the site to run an open air mission.

In 1922 the Australian Liquorice Co. purchased the land and erected its factory on the site. This was a joint venture between myds Hoadleys and MacRobertsons. The building included shop fronts which were probably situated on the corner of Victoria Street and Rowser Street. The building was a two storey structure, with the present Victoria Street frontage. The building is now occupied by GKC Foods Pty Ltd, and operates as a chocolate factory.

Description:

The original Liquorice Factory complex comprises an assortment of buildings, most of red brick and single storey. The site is dominated by the tall octagonal red brick chimney stack which is ringed with iron bracing. It sits within the shell of the original boiler house, which is now disused. The present boiler house appears to date from the 1930-40s, post-dating the construction of the stack. The roughness of this concrete block building contrasts with the fine detailing and distinctively Edwardian styling of the stack. On the Victoria Street frontage, the original buildings have been entirely obscured by the long, low dark brown brick buildings built in 1970.

Key Architectural Elements:

- octagonal red brick chimney with iron bracing

Conservation Guidelines:

- -

Heritage Victoria/Australian Heritage Commission Criteria:

HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.

AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

i.e., the chimney stack is a local landmark.

Significance:

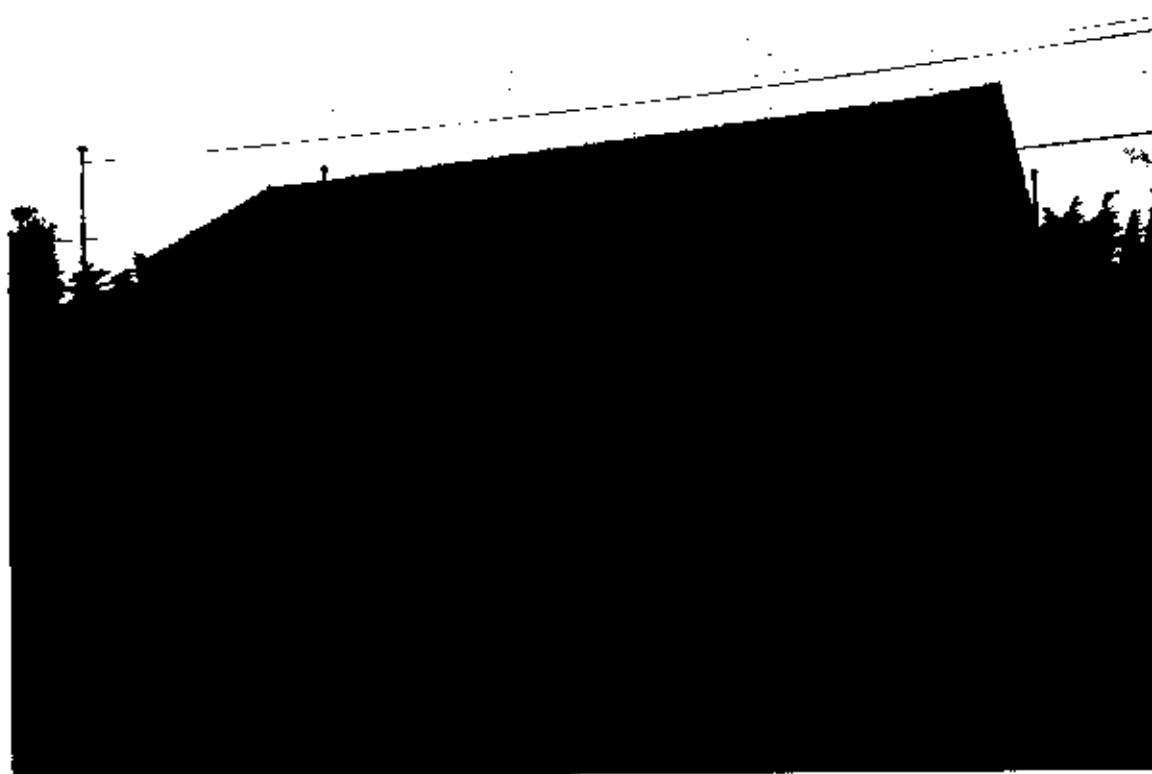
The chimney stack of the former Australian Liquorice Co. factory is of local historical significance. It is a local landmark and a reminder of the liquorice factory, which was well-known in Brunswick, particularly due to the liquorice aroma which emanated from it

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.

L Barnes 'Street names of Brunswick' [Unpublished manuscript] 1987.

Building:	West Brunswick Progress Association Hall	Significance:	B
Address:	484 Victoria Street, Brunswick West	Map Ref:	D7
Current Use:	Social Club	Current Owner:	Monte Lauro Social Club
Property Info:	Unknown	Construction Date:	1931
Architect:	Unknown	Builder:	Unknown
Original Use:	Community Hall	Original Owner:	West Brunswick Progress Association



Intactness:
E [] G [x] F [] P []

Condition:
E [] G [x] F [] P []

Existing Heritage Listings:

Victorian Heritage Register []
Register of the National Estate []
Moreland Planning Scheme [x]
UC Area [x]
National Trust []

Recommended Heritage Listings:

Victorian Heritage Register []
Register of the National Estate []
HO Controls [x]

Principal Historic Themes:

- association with local community groups
- post-war migration

History:

The West Brunswick Progress Association, which formed just after 1900 as the Moonee Vale Progress Association to serve the needs of the Brunswick Estate Closer Settlement Scheme, built the first West Brunswick Public Hall on this site in 1910, and then built the current hall in 1931. The hall served many local needs from a meeting hall, to a picture show and dance hall, as well as the headquarters of the Progress Association. The West Brunswick branch of the Labor Party, then the Political Labour Council, met here from 1902 until 1975. The Association disappeared in the 1960s and in 1970 the hall was leased as a reception centre. In 1980 it was sold and is now the Monte Lauto Social Club.

Description:

The West Brunswick Progress Association Hall is a two-storey brick building in the Spanish Mission style.

It has rendered walls (painted on the front facade only), and a shallow-pitched terracotta tiled roof with wrought iron brackets to the eaves. The timber-framed double-hung sash windows have semi-circular arched heads. The front entrance, flanked by barley-sugar columns, is a shallow-gabled portico with a corbelled arched opening and a terracotta tiled roof. Two small diamond-patterned moulded panels decorate the walls beside the entrance. Back-to-back clocks, which appear to be original, project from the entrance portico.

Key Architectural Elements:

- rendered Spanish Mission facade
- arched multi-paned windows
- gabled terracotta tiled roof with iron eaves brackets

Conservation Guidelines:

- remove non-original cyclone wire fence

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria. <i>i.e., the building is associated with the West Brunswick Progress Association, a local group concerned with improving the community.</i>

HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community. <i>i.e., the building is an unusual, and well executed, example of the Spanish Mission style applied to a civic building type.</i>
HV G	The importance of the place of object in demonstrating social or cultural associations.
AHC G1	Importance as a place highly valued by a community for reasons of religious, spiritual, symbolic, cultural, education, educational, or social associations. <i>i.e., the building has always been a focus for community events and also for community pride</i>

Significance:

The West Brunswick Progress Association Hall is of local historical and architectural significance. Its historical significance derives from its association with the West Brunswick Progress Association, which was formed to represent the interests of those who have settled in the area as part of the Brunswick Estate Closer Settlement Scheme. As a meeting hall, cinema and dance hall, it was a social focus for the West Brunswick community. Architecturally, it is a well-executed example of the Spanish Mission style, an unusual style for this building type.

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.
L Barnes. 'Street names of Brunswick'. [Unpublished manuscript] 1987.
Foundation Stones.
Sands and McDougall. *Directory of Victoria* - various dates

Building:	Former Brunswick West Primary School	Significance:	B
Address:	490-492 Victoria Street, Brunswick West	Map Ref:	29 D7
Current Use:	Residences	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	c.1889; 1891; 1910
Architect:	Public Works Department?	Builder:	Public Works Department?
Original Use:	School	Original Owner:	State Government of Victoria



Intactness: E <input type="checkbox"/> G <input type="checkbox"/> F <input checked="" type="checkbox"/> P <input type="checkbox"/>	Condition: E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>
Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register <input type="checkbox"/>	Victorian Heritage Register <input type="checkbox"/>
Register of the National Estate <input checked="" type="checkbox"/>	Register of the National Estate <input type="checkbox"/>
Moreland Planning Scheme <input checked="" type="checkbox"/>	HO Controls <input checked="" type="checkbox"/>
UC Area <input checked="" type="checkbox"/>	
National Trust <input type="checkbox"/>	

Principal Historic Themes:

- provision of education

History:

Brunswick West Primary School No. 2890 was constructed c.1889, presumably to serve the needs of the growing western parts of Brunswick; much of the development anticipated in this area in the 1880s failed when the land boom collapsed. The building was on Victoria Street and comprised seven classrooms, a teachers room, hat and cloakrooms, and an open courtyard. The building was the only school in the metropolitan area, built between 1877 and 1904, to be designed with verandahs, the remaining twenty-five schools were rural. It was also the only metropolitan example of a school designed around a distinctive courtyard plan, the other two being rural.

Within six months, the school had enrolled 500 pupils, perhaps drawing on those living further east near the brickworks.¹ The building was extended in 1889 and 1891, including a separate timber caretaker's residence (now 496 Victoria Street). An Infant's School was built in 1910, one of the first group of twenty-eight built by the Public Works Department for the Education Department between 1900 and 1929.

The school closed in the 1990s, and the complex was converted into apartments in 1998.

Description:

The former Brunswick West Primary School is a complex of single storey red brick buildings with hipped and jerkin head roofs. It has groups of multi-paned timber-framed double-hung sash windows, some with awning highlights. The Victoria Street section has a terracotta tiled roof; the section to the rear a slate roof with terracotta ridge tiles.

The building has been fully rendered. A small protruding section to Victoria Street has a heavy rendered parapet above a narrow concrete projection. The parapet, dating from the 1930s, bears the name of the school beneath a circular moderne motif.

Infants School: These had Edwardian characteristics and a plan consisting of a series of classrooms surrounding a pavilion drill hall.

Key Architectural Elements:

- design elements rare in schools: courtyard plan, verandahs
- large timber-framed double-hung multi-paned windows

Conservation Guidelines:

- remove unsympathetic cyclone wire boundary fence

Heritage Victoria/Australian Heritage Commission Criteria:

HV A The importance, association with or relationship to Victoria's history of the place or object.

AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria <i>i.e., the Infant's School was one of the first group built by the Public Works Department.</i>
HV B	The importance of a place or object in demonstrating rarity or uniqueness.
AHC B2	Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest. <i>i.e., the building is the only metropolitan example of a school with a distinctive courtyard plan, which incorporated verandahs.</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community. <i>i.e., the school is a unusual example of a 19th century primary school built with a courtyard plan and incorporated verandahs; the building facade is a good example of the Moderne style.</i>

Significance:

West Brunswick Primary School is of state architectural and historical significance. It is the only metropolitan example of a school with a distinctive courtyard plan, which incorporated verandahs, while the Infant's School was one of the first built by the Public Works Department.

The significance of the school complex has been diminished by the rendering of the face brickwork and the 1998 conversion into apartments. The moderne facade on Victoria Street is a small but notable example of the type.

Original Sources:

Context Pty Ltd *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.

L Barnes. 'Street names of Brunswick'. [Unpublished manuscript] 1987.

Sands and McDougall. *Directory of Victoria*. (Various dates)

Education Department file - drawings.

Melbourne Metropolitan Board of Works Plan No. 97, 1906

R Peterson. Survey of historic schools. Unpublished survey and data base, Department of Housing and Construction, 1988 - 91.

1 L Barnes, 'Street names of Brunswick', [unpublished manuscript] 1987, *passim*.

Building:	Brunswick Railway Station, Signal Box and Gates	Significance:	A
Address:	Victoria Street, Brunswick	Map Ref:	29 G7
Current Use:	Railway Station, Signal Box and Gates	Current Owner:	State Government of Victoria
Property Info:	Unknown	Construction Date:	1888
Architect:	George W Sims?	Builder:	McConnell & McIntosh
Original Use:	Railway Station, Signal Box and Gates	Original Owner:	Colonial Government of Victoria



Intactness:
E ☐ G ☐ F ☒ P ☐

Condition:
E ☐ G ☒ F ☐ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☒
Moreland Planning Scheme ☒
UC Area ☒
National Trust ☒

Recommended Heritage Listings:

Victorian Heritage Register ☒
Register of the National Estate ☐
HO Controls ☒

Principal Historical Themes:

- significant phases in the development of towns and suburbs; 19th century speculative building activity
- significant phases in the development of towns and suburbs (urban settlement), 19th century speculative subdivision patterns
- early 20th century suburban development
- association with 19th century brickmaking and clay industries
- association with stone quarrying industries
- moving goods and people public transport system
- landmark structures

History:

Brunswick Railway Station was constructed in 1888 by Mc Connell & McIntosh, who were also successful tenderers for the stations at Moreland and Jewell (South Brunswick). It was the third station to be built on the line. The 1891 the associated Railway Hotel was erected in Albert Street (see datasheet) and in 1891-92, timber shelters were constructed at all three stations.

The North Melbourne-Coburg line (now Upfield) was constructed between 1881 and 1884, following the 1880 Railways Construction Act, to serve Brunswick and Coburg's many quarries and brickworks, and the resultant housing boom.¹ The line was constructed by Robert Thornton & Co. and opened in September 1884. Better public transport encouraged the housing boom, which in turn boosted the building industries; private sidings were built at Jewell Station for Hoffman's Brickworks and Cornwall's Potteries in 1886, at Moreland Station for Thomas Warr & Co in 1887 and 1889, and the Moreland Timber Co in 1894.² The first stations were built at Coburg (1888), Jewell (1889), Brunswick (1889) and Moreland (1889), together with associated signal boxes, gatekeepers' cabins, fences and gates.

Description:

Brunswick Railway Station (east) is a single storey building. Walls are of red brick with a bluestone base, with moulded string course and dressings to openings rendered. The building has a hipped corrugated iron roof with bracketed eaves. On the east elevation, a parapeted gable with rendered copings and delicate iron finial has a trefoil opening within a circular moulding above the main pointed arched doorway. The west (platform) elevation has a wide curved-profile verandah with cast iron columns, corrugated iron roof and latticed end panels.

All the window openings have been bricked up.

Key Architectural Elements:

- symmetrical red brick building with rendered dressings
- hipped and gabled corrugated iron roof with bracketed eaves
- wide cast iron verandah to platform

Conservation Guidelines:

- reinstate original window openings

Comparative Examples:

Jewell Railway Station, Brunswick
 Moreland Railway Station, Coburg
 Coburg Railway Station, Coburg

Heritage Victoria Criteria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object.
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria. <i>i.e., the Upfield Railway Line cabins, gates and related structures demonstrate the impact of the railway on the development of the inner suburbs.</i>
HV B	The importance of a place or object in demonstrating rarity or uniqueness.
AHC B2	Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest. <i>i.e., the Upfield Railway Line cabins, gates and related structures are one of the few such structures to survive in Victoria and are probably the only ones to have remained in continuous manned operation since construction.</i>
HV D	The importance of a place or object in exhibiting the principal characteristics or the representative nature of a place or object as a part of a class or type of places or objects.
AHC D2	Importance in demonstrating the principal characteristics of the range of human activities in the Victorian environment (including way of life, custom, process, land-use, function, design or technique) <i>i.e., the Upfield Railway Line cabins, gates and related structures demonstrate a range of buildings types developed for railway purposes.</i>
HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community. <i>i.e., the Upfield Railway Line cabins, gates and related structures are key visual features of the railway line in Moreland.</i>

- HV G The importance of the place of object in demonstrating social or cultural associations.
- AHC G1 Importance as a place highly valued by a community for reasons of religious, spiritual, symbolic, cultural, education, educational, or social associations.
- I.e., the Upfield Railway Line is a focus of local sentiment and as such is socially, economically and geographically important to the people of Moreland.*
- HV H Any other matter which the Council considers relevant to the determination of cultural heritage significance.
- AHC H1 Importance for close associations with individuals whose activities have been significant within the history of Victoria.

[Adapted from Gutteridge Haskins & Davey Pty Ltd, *Upfield Railway Line. Heritage and Closures Study*, Final Report for the Public Transport Corporation, November 1996, p. 15.]

Significance:

Brunswick Railway Station is of local historical and architectural significance. The station is a substantially intact example of a relatively ornate late 19th century railway building which is an important heritage element in central Brunswick.

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.

Andrew Ward & Associates. *Railway Stations Study*. 1992.

- 1 Gutteridge Haskins & Davey Pty Ltd, *Upfield Railway Line Heritage and Closures Study*. Report prepared for the Public Transport Corporation, Melbourne 1996, p. 9
- 2 Gutteridge Haskins & Davey, *Upfield Railway Line*, pp. 9-10.

Building:	House	Significance:	B
Address:	1 Waihi Avenue, Brunswick	Map Ref:	30 A7
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	c.1921-25
Architect:	War Service Homes Commission	Builder:	Northern Timber Mills
Original Use:	Residence	Original Owner:	William S Pearl?



Intactness:
E ☐ G ☒ F ☐ P ☐

Condition:
E ☐ G ☐ F ☒ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
Moreland Planning Scheme ☒
UC Area ☐
National Trust ☐

Recommended Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
HO Controls ☒

Principal Historic Themes:

- early 20th century suburban development

History:

The house at 1 Waihi Avenue, Brunswick East, is a simple timber bungalow erected by the War Services Homes Commission (WSHC) and is typical of the houses built on this estate, and one of several standard designs used. It appears to have been first occupied by William S Pearl and has had a variety of occupants since including John Martin (1930s), Mrs May Docter (1930s-40s), George White (1940s-50s).

To meet the housing needs of returned soldiers, the WSHC was established by the Federal Government. The WSHC purchased land for housing in many areas including Brunswick which still had substantial areas of undeveloped land, as well as good public transport by tram and train. The WSHC built some estates, but saw its primary role as providing loans at a low interest rate to returned servicemen. The State Government purchased the northern section of Alexander Stewart's farm, which had owned since the 1870s, on Nicholson Street to develop as war service homes.

The estate was developed by Northern Timber Mills between 1921-4, presumably under contract to the WSHC. The rate books reveal the Northern Timber Mills as the primary land owner, with some houses owned by WSHC. Northern Timber Mills were located in Stewart Street between Nicholson Street and Merri Creek, and operated from the 1920s to the 1960s. The estate centred around Stewart Street lacked the innovation and application of garden city principles evident in some other war service home estates.¹ It was one of two estates in Brunswick, the other being in Hall and Westbourne Streets (see Precinct datasheet).

Description:

1 Waihi Avenue, Brunswick East, is a single storey timber bungalow. It has weatherboard-clad walls and a terracotta tiled gabled roof, the front eaves of which extend across the gabled bay to the north of the west elevation. The gable-end has a rectangular louvred panel set within the shingled gable-end. There is one red brick corbelled chimney with terracotta chimney pots. The house is entered from an open porch to the south, through an entrance hall which has a low rectangular window. Other windows are timber-framed double-hung sashes. Multi-paned French doors open onto the porch. The cyclone wire front fence and gate, which match those at 1 Timaru Avenue, Brunswick East, may be original.

Key Architectural Elements:

- timber shingled gable end with wide louvred panel
- unusually-proportioned window to front porch
- multi-paned timber-framed French doors to front porch
- terracotta tiled roof

Conservation Guidelines:

- reinstate missing terracotta chimney pot

Comparative Examples:

Mernda, 1 Timaru Avenue, Brunswick East.

Heritage Victoria/Australian Heritage Commission Criteria:

- | | |
|--------|---|
| HV A | The importance, association with or relationship to Victoria's history of the place or object. |
| AHC A3 | Importance in exhibiting unusual richness or diversity of cultural landscapes or features. |
| AHC A4 | Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria.

<i>i.e., the building is one of many houses erected by the War Services Commission in the 20th century for returned servicemen.</i> |
| HV E | The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features. |
| AHC E1 | Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

<i>i.e., the building is an intact example of the a typical house erected after World War One by the War Service Homes Commission for returned servicemen.</i> |

Significance:

1 Waihi Avenue, Brunswick East, is of local historical and architectural significance. It is an intact example of the a small houses built by the Northern Timber Mills for the War Service Homes Commission to house returned servicemen following World War One. Its architectural interest derives from an innovative use of a combination of weatherboard and shingle cladding. A different composition of the similar elements is seen at 1 Timaru Avenue, Brunswick East (see datasheet).

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.

L Barnes. *It Happened in Brunswick*. Brunswick, 1987.

Sands and McDougall. *Directory of Victoria*-various dates.

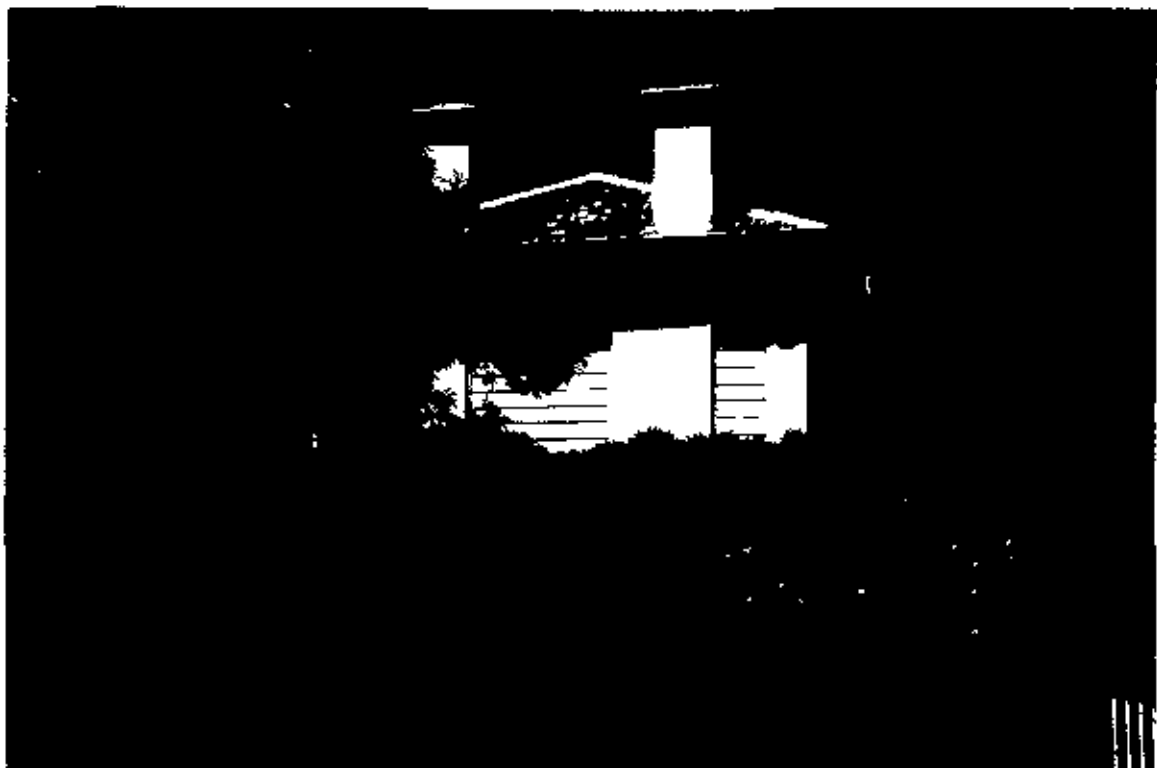
Brunswick City Council Rate Books.

R Freestone. *Model Communities: the Garden City movement in Australia*.

Report of the War Service Homes Commission 1919-1921, Commonwealth Parliamentary Papers, 1922, Vol. 2, part 1.

1 R Freestone, *Model Communities. the Garden City Movement in Australia*. Melbourne 1989, pp 177-8

Building:	Lyndhurst Hall	Significance:	A
Address:	46 Walhalla Street, Pascoe Vale South	Map Ref:	29 C3
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Vol. 9570, Fol 267	Construction Date:	c.1853; 1868
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	Edward de Carle



Intactness:		Condition:	
E <input type="checkbox"/> G <input type="checkbox"/> F <input checked="" type="checkbox"/> P <input type="checkbox"/>		E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>	
Existing Heritage Listings:		Recommended Heritage Listings:	
Victorian Heritage Register	<input type="checkbox"/>	Victorian Heritage Register	<input type="checkbox"/>
Register of the National Estate	<input type="checkbox"/>	Register of the National Estate	<input type="checkbox"/>
Moreland Planning Scheme	<input checked="" type="checkbox"/>	HO Controls	<input checked="" type="checkbox"/>
UC Area	<input type="checkbox"/>		
National Trust	<input type="checkbox"/>		

Principal Historic Themes:

- association with individuals or families

History:

Lyndhurst Hall was originally erected on the south west corner of Albion and Nicholson Street, Brunswick, in c 1853 for Edward de Carle, Coburg auctioneer and property developer.¹ It was dismantled and re-erected for Alan Strange in Pascoe Vale South in 1868.² It was used as a residence for the Strange family until the 1920s.

Description:

Lyndhurst Hall is a two-storey prefabricated timber house with weatherboard wall cladding, hipped slate roof and rendered paired brick chimneys. It has timber dressings and bracketed eaves.

The building has undergone some alterations, several probably dating from the time of re-erection. The chimneys have been rebuilt, as has the verandah. Several large French doors and other large windows have been added to the south elevation, and windows on the north elevation have been altered.

At the north-west corner of the site part of an old brick stable with a gabled corrugated iron roof has undergone considerable renovation. Other early outbuildings on this site have been demolished.

Key Architectural Elements:

- prefabrication two-storey timber construction
- brick stables

Conservation Guidelines:

- reinstate windows and doors to original design

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria. <i>i.e., the building is a an early surviving substantial timber residence in Victoria.</i>
HV B	The importance of a place or object in demonstrating rarity or uniqueness.

AHC B2	<p>Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest.</p> <p><i>i.e., the building is a very rare example of substantially intact two-storey 19th century prefabricated house.</i></p>
HV C	<p>The place or objects potential to educate, illustrate or provide further scientific investigation in relation to Victoria's cultural heritage.</p>
AHC C2	<p>Importance for information contributing to a wider understanding of the history of human occupation in Victoria.</p> <p><i>i.e., the building is an surviving example of a mid-19th century two storey timber prefabricated house.</i></p>
HV D	<p>The importance of a place or object in exhibiting the principal characteristics or the representative nature of a place or object as a part of a class or type of places or objects.</p>
AHC D2	<p>Importance in demonstrating the principal characteristics of the range of human activities in the Victorian environment (including way of life, custom, process, land-use, function, design or technique).</p> <p><i>i.e., the building demonstrates the type of building erected by successful settlers in the mid-19th century in Victoria</i></p>
HV E	<p>The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.</p>
AHC E1	<p>Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.</p> <p><i>i.e., the building is an excellent example of a 19th century two storey prefabricated timber house.</i></p>
HV F	<p>The importance of the place or object in demonstrating or being associated with scientific or technical innovations or achievements.</p>
AHC F1	<p>Importance for its technical, creative, design or artistic excellence, innovation or achievement</p> <p><i>i.e., the building is a representative example of a 19th century prefabricated two storey timber house</i></p>
HV H	<p>Any other matter which the Council considers relevant to the determination of cultural heritage significance.</p>

AHC III Importance for close associations with individuals whose activities have been significant within the history of Victoria.

i.e., the building is associated with Edward de Carle, a notable local businessman.

Significance:

Lyndhurst Hall is of state historical and architectural significance. It is a very rare example of substantially intact two-storey prefabricated house. Its historical significance derives from its association with Edward de Carle, Coburg auctioneer and property developer.

Original Sources:

Timothy Hubbard Pty Ltd *City of Coburg Heritage Conservation & Streetscape Study* October 1990.

1 National Trust of Australia (Victoria) File No 4317.

2 National Trust File of Australia (Victoria) File No 4317.

Building:	House	Significance:	B
Address:	49 Walsh Street, Coburg	Map Ref:	29 J2
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	1912
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	Unknown



Intactness: E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>	Condition: E <input type="checkbox"/> G <input type="checkbox"/> F <input type="checkbox"/> P <input checked="" type="checkbox"/>
Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register <input type="checkbox"/>	Victorian Heritage Register <input type="checkbox"/>
Register of the National Estate <input type="checkbox"/>	Register of the National Estate <input type="checkbox"/>
Moreland Planning Scheme <input checked="" type="checkbox"/>	HO Controls <input checked="" type="checkbox"/>
UC Area <input type="checkbox"/>	
National Trust <input type="checkbox"/>	

Principal Historic Themes:

- early 20th century suburban development

History:

The house at 49 Walsh Street, Coburg, was built in 1912.¹

Description:

49 Walsh Street, Coburg, is a single storey Edwardian timber-framed villa. It has painted stucco walls and a painted corrugated iron hipped roof which embraces a rear-facing attic. It has an unusual pressed metal candle-snuffer tower and tall red brick chimneys with terracotta chimney-pots. The return verandah, beneath the main roof, has an original decorative deep timber frieze and turned timber posts. The windows are casements; some of the glazing is missing and has been replaced with opaque sheeting. A window bay on the south elevation retains original flat sheet iron roofing. A timber-framed lean-to addition (c.1940s) stretches between the east wall of the house and the side fence. The roofing iron and some of the window joinery may retain original colour schemes.

The original fence and gates have been retained; the fence now supports a hedge. Much of the original garden also remains.

Key Architectural Elements:

- tower with candlesnuffer roof
- ornate timber verandah frieze and turned timber posts
- flat galvanised iron roof to front window bay and tower
- original front fence and hedge
- tall corbelled red brick chimneys
- original corrugated iron roof
- possibly original finish to stucco walls

Conservation Guidelines:

- move downpipe from in front of verandah frieze
- repaint roofing iron to original colour scheme

Heritage Victoria/Australian Heritage Commission Criteria:

HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.

AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

i.e., the building is an unusual example of an Edwardian villa, incorporating an intact garden; it is a local landmark.

Significance:

49 Walsh Street, Coburg, is of local architectural significance. It is a good example of a substantially intact Edwardian villa, which has become a local landmark due to its incorporation of unusual architectural elements, in particular the tower and attic storey. Its significance is enhanced by the intactness of the house, garden and front fence.

Original Sources:

Timothy Hubbard Pty Ltd. *City of Coburg Heritage Conservation & Streetscape Study*. October 1990.

1. Municipal assessment card No. 6092.

Building:	House	Significance:	B
Address:	37 Waxman Parade (originally Hopetoun Avenue), Brunswick West	Map Ref:	29 A5
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	c.1905-10
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	John Mooner?



Intactness: E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>	Condition: E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>
Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register <input type="checkbox"/>	Victorian Heritage Register <input type="checkbox"/>
Register of the National Estate <input type="checkbox"/>	Register of the National Estate <input type="checkbox"/>
Moreland Planning Scheme <input checked="" type="checkbox"/>	HO Controls <input checked="" type="checkbox"/>
UC Area <input checked="" type="checkbox"/>	
National Trust <input type="checkbox"/>	

Principal Historic Themes:

- early 20th century suburban development

History:

The house at 37 Waxman Parade was erected on the Dal Campbell Estate, part of the Brunswick Estate Closer Settlement scheme, and was offered for lease purchase in 1905. Successful applicants were required to build a house valued at least £50 within the first year. The property was occupied by John Mooner in 1910, presumably the original lessee, and remained in that family until the 1940s. The original allotment No. 68 was priced at £65. By 1907 (Melbourne Metropolitan Board of Works Plan No. 103) the house appears to be largely in its present form.

The Brunswick Estate was a Closer Settlement scheme established in 1900 by the State Government. Such schemes were a response to the 1890s depression. The aim was to provide agricultural land on a lease purchase arrangement to enable those of limited means to establish a farm and a livelihood. The earliest versions of these schemes, the 'village settlement' were tried in the early 1890s, but most failed. By 1898 the Government introduced legislation on a new scheme based on similar principles, the Closer Settlement scheme.

The Brunswick Estate was the second Closer Settlement in Victoria, the first being at Whitfield, and the first in metropolitan Melbourne. It was developed in three stages: the Brunswick Estate (91 acres (27.5 hectares), purchased in 1900 and divided into 56 allotments), the Dal Campbell Estate (18 acres (5.4 hectares), purchased in 1904 and divided into 42 allotments) and the Cadman Estate (45 acres (13.5 hectares), purchased in 1905 and divided into 63 allotments).

Description:

37 Waxman Parade is a single storey timber Edwardian house. It is asymmetrical in plan with a return verandah between two projecting gable ends, with a smaller gable on the corner. The roof and verandah are clad in corrugated iron, the latter being supported by chamfered timber posts and a simple timber frieze. The front door is situated on the return and the windows are predominantly casements. Detailing on the house includes half timbered gable ends supported on carved timber brackets, oversized bargeboards and ornate window hoods.

The garden appears to retain a number of original trees and is bounded by a chain mesh and steel pipe rail fence.

Key Architectural Elements:

- timber bargeboards, verandah frieze and window hoods

Conservation Guidelines:

- remove front cyclone wire fence
- remove white-painted brick front gateway
- remove timber side fence

Comparative Examples:

43 Waxman Parade, Brunswick West.
47 Cumming Street, Brunswick West

Heritage Victoria/Australian Heritage Commission Criteria:

- HV A The importance, association with or relationship to Victoria's history of the place or object.
- AHC A3 Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
- AHC A4 Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria.
- i.e., the building is a surviving remnant of the first Closer Settlement Scheme in the Dal Campbell Estate, established by the State Government in 1904*
- HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
- AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.
- i.e., the building is representative of an Edwardian timber villa of the period.*

Significance:

37 Waxman Parade, Brunswick West is of local historical significance. It is one of few relatively intact houses remaining from the Dal Campbell Estate, the second stage of the first metropolitan Closer Settlement Scheme. The house is largely intact and retains original garden elements.

Original Sources:

- Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.
- Melbourne Metropolitan Board of Works Plan No. 103, (1907).
- Plan of subdivision for workmen's homes (Dal Campbell Estate). Town of Brunswick, Parish of Joka Joka, 1905 (B755 B (1)).
- Sands and McDougall. *Directory of Victoria*. (Various dates)
- J Hodgson, E Holloway, A Kirwan & D Thege. Heritage significance of the "Brunswick Estate" Student project, Footscray Institute of Technology, 1989

Building:	Canowindra	Significance:	B
Address:	43 Waxman Parade (originally Hopetoun Avenue), Brunswick West	Map Ref:	29 A5
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	c.1905-10
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	Laurence McCann



Intactness: E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>	Condition: E <input type="checkbox"/> G <input checked="" type="checkbox"/> F <input type="checkbox"/> P <input type="checkbox"/>
Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register <input type="checkbox"/>	Victorian Heritage Register <input type="checkbox"/>
Register of the National Estate <input type="checkbox"/>	Register of the National Estate <input type="checkbox"/>
Moreland Planning Scheme <input checked="" type="checkbox"/>	HO Controls <input checked="" type="checkbox"/>
UC Area <input checked="" type="checkbox"/>	
National Trust <input type="checkbox"/>	

Principal Historic Themes:

- early 20th century suburban development

History:

Canowindra is part of the Dal Campbell Estate, which was offered for lease purchase in 1905. Successful applicants were required to build a house valued at more than £50 within the first year. This house was occupied by Laurence McCann from c.1910 until the 1950s when it was listed as Mrs M McCann, and in the 1970s as Miss U M McCann. This single storey timber house was built on allotment 69, valued at £65. The house appear to be largely in its present form by 1907

The Brunswick Estate was a Closer Settlement scheme established in 1900 by the State Government. Such schemes were a response to the 1890s depression. The aim was to provide agricultural land on a lease purchase arrangement to enable those of limited means to establish a farm and a livelihood. The earliest versions of these schemes, the 'village settlement' were tried in the early 1890s, but most failed. By 1898 the Government introduced legislation on a new scheme based on similar principles, the Closer Settlement scheme.

The Brunswick Estate was the second Closer Settlement in Victoria, the first being at Whitfield, and the first in metropolitan Melbourne. It was developed in three stages: the Brunswick Estate (91 acres (27.5 hectares), purchased in 1900 and divided into 56 allotments), the Dal Campbell Estate (18 acres (5.5 hectares), purchased in 1904 and divided into 42 allotments) and the Cadman Estate (45 acres (13.5 hectares), purchased in 1905 and divided into 63 allotments).

Description:

Canowindra is a Edwardian style house, with an asymmetrical facade and verandah on two sides between two projecting gabled bays. The house is weatherboard, which is notched on the entire front (north) elevation, with a corrugated iron gabled roof with terracotta ridge capping and corbelled red brick chimneys. The bullnose profile corrugated iron verandah is supported by timber posts and has a carved timber fretwork frieze. The front door has leadlit side- and highlights while the windows have ornate timber window hoods.

The allotment has been divided into two (creating No 47) and retains some early plantings, including a large oak

Key Architectural Elements:

- notched weatherboard cladding to north elevation
- decorative timber bargeboards, frieze and window hoods
- decorative iron ridge capping and finials
- corbelled red brick chimneys
- early plantings: oak tree

Conservation Guidelines:

- reinstate missing terracotta chimney pot

Comparative Examples:

37 Waxman Parade, Brunswick West
47 Cumming Street, Brunswick West

Heritage Victoria/Australian Heritage Commission Criteria:

- HV A The importance, association with or relationship to Victoria's history of the place or object.
- AHC A3 Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
- AHC A4 Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria.
- i.e., the building is a surviving remnant of the first Closer Settlement Scheme in the Dal Campbell Estate, established by the State Government in 1904.*
- HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
- AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.
- i.e., the building is representative of an Edwardian timber villa of the period.*

Significance:

Canowindra is of local significance. It is the most elaborate of the few relatively intact houses remaining from the Dal Campbell Estate, the second stage of the first metropolitan Closer Settlement Scheme. The retention of some of its original garden elements adds to its significance

Original Sources:

- Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study* West Brunswick, 1990.
- Sands and McDougall. *Directory of Victoria*. (Various dates)
- Plan of subdivision for workmen's homes (Dal Campbell Estate). Town of Brunswick, Parish of Jika Jika, 1905 (B755 B (1)).
- J Hodgson, E Holloway, A Kirwan & D Thege. Heritage significance of the "Brunswick Estate". Student project, Footscray Institute of Technology, 1989.
- Melbourne Metropolitan Board of Works Plan No. 103 (1907).

Building:	House	Significance:	B
Address:	51 Waxman Parade (originally Hopetoun Avenue), Brunswick.	Map Ref:	29 A5
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	c.1910
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	James Power



Intactness:
E ☐ G ☐ F ☒ P ☐

Condition:
E ☐ G ☐ F ☒ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
Moreland Planning Scheme ☒
UC Area ☒
National Trust ☐

Recommended Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
HIO Controls ☒

Principal Historic Themes:

- early 20th century suburban development

History:

51 Waxman Parade was part of the Dal Campbell Estate, offered for lease purchase in 1905. Successful applicants were required to build a house valued at least £50 within the first year. The single storey timber cottage at 51 Waxman Parade is sited on allotment 70 of the Dal Campbell Estate, valued originally at £65. The remainder of the allotment has been reclaimed for the Tullamarine Freeway. The house was probably originally built for James Power c.1910. It has been held by six people until 1970 the major occupant being Thomas Halliwell who remained there for around twenty years.

The Brunswick Estate was a Closer Settlement scheme established in 1900 by the State Government. Such schemes were a response to the 1890s depression. The aim was to provide agricultural land on a lease purchase arrangement to enable those of limited means to establish a farm and a livelihood. The earliest versions of these schemes, the 'village settlement' were tried in the early 1890s, but most failed. By 1898 the Government introduced legislation on a new scheme based on similar principles, the Closer Settlement scheme.

The Brunswick Estate was the second Closer Settlement in Victoria, the first being at Whitfield, and the first in metropolitan Melbourne. It was developed in three stages: the Brunswick Estate (91 acres (27.5 hectares), purchased in 1900 and divided into 56 allotments), the Dal Campbell Estate (18 acres (5.5 hectares), purchased in 1904 and divided into 42 allotments) and the Cadman Estate (45 acres (13.5 hectares), purchased in 1905 and divided into 63 allotments).

Description:

51 Waxman Parade, Brunswick West, is a small double fronted weatherboard cottage. It has a corrugated galvanised steel gabled roof and bullnose profile verandah which is supported by turned timber columns and bears the remnants of a timber frieze. The centrally placed door is flanked by double hung sash windows which abut the roofline.

Key Architectural Elements:

- turned timber verandah posts

Conservation Guidelines:

- remove timber lattice side fence
- reinstate verandah frieze to original design

Comparative Examples:

37 Waxman Parade, Brunswick West
43 Waxman Parade, Brunswick West
47 Cumming Street, Brunswick West

Heritage Victoria/Australian Heritage Commission Criteria:

- HV A The importance, association with or relationship to Victoria's history of the place or object.
- AHC A3 Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
- AHC A4 Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria.
- i.e., the building is a surviving remnant of the first Closer Settlement Scheme in the Dal Campbell Estate, established by the State Government in 1904.*
- HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
- AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.
- i.e. the building is representative of a simple timber cottage of the period.*

Significance:

51 Waxman Parade, West Brunswick, is of local significance. It is a representative example of the smaller cottages which, although not the predominant building type, were found on the Dal Campbell Estate, which was part of the first metropolitan Closer Settlement scheme.

Original Sources:

- Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.
- Plan of subdivision for workmen's homes (Dal Campbell Estate), Town of Brunswick, Parish of Jika Jika, 1905 (B755 B (1)).
- J Hodgson, E Holloway, A Kirwan & D Thege. *Heritage significance of the "Brunswick Estate"* Student project, Footscray Institute of Technology, 1989
- Sands and McDougall. *Directory of Victoria*. (Various dates)
- Melbourne Metropolitan Board of Works Plan No. 103 (1907).

Building:	Coppin Masonic Lodge	Significance:	B
Address:	191 Weston Street, Brunswick	Map Ref:	29 K10
Current Use:	Masonic Lodge	Current Owner:	Freemasons

Property Info:	Unknown	Construction Date:	1928
Architect:	Unknown	Builder:	Unknown
Original Use:	Masonic Lodge	Original Owner:	Freemasons



Intactness:
E ☐ G ☒ F ☐ P ☐

Condition:
E ☐ G ☒ F ☐ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
Moreland Planning Scheme ☒
UC Area ☐
National Trust ☐

Recommended Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
HO Controls ☒

Principal Historic Themes:

- association with local community groups

History:

The Coppin Masonic Lodge was built in 1928, on the site of, and possibly retaining some of the bluestone structure from, the United Free Methodist Church which was built here in 1877. The church wasn't used after 1902 and was sold in 1908. The directories suggest that the East Brunswick Masonic Hall was using this site from around 1910.

Description:

The Coppin Masonic Lodge is a two storey symmetrical clinker brick building with a white-painted rendered dressings, entrance and parapet. The entrance is a restrained composition of four ionic pilasters with a simple moulded entablature with the building's name flanked by the Freemason's set square and compasses device, and topped with four acroteria. The westernmost door is flanked by orb-topped columns on pedestals. The entrance is flanked by two arched windows with fixed multiple panes. At first floor level are four rectangular windows with a large diamond-shaped central pane, set between a rendered string courses beneath the corniced parapet. All windows are steel-framed. Between these windows are three rectangular panels with inlaid tapestry brickwork. The rear of this building is, apparently, an older section in bluestone.

The building sits between the moderne rear elevation of the Tip Top bakery (170 Edward Street), and a small bluestone cottage (No. 193; see datasheets).

Key Architectural Elements:

- clinker brick and render Classical Revival facade
- distinctive first floor windows and tapestry brickwork panels
- prominent street presence

Conservation Guidelines:

- remove cyclone wire gates and panels on front facade

Comparative Examples:

Brunswick Tram Depot, Sydney Road, Brunswick

Heritage Victoria/Australian Heritage Commission Criteria:

HV E	The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
AHC E1	Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

i.e., the building is an elegant example of a inter-War clinker brick design incorporating classical elements.

HV G The importance of the place of object in demonstrating social or cultural associations.

AHC G1 Importance as a place highly valued by a community for reasons of religious, spiritual, symbolic, cultural, education, educational, or social associations.

i.e., the building possibly retains some of the bluestone structure from the United Free Methodist Church which was built on the site in 1877; the building has been associated with religious and community activities since that time.

Significance:

Coppin Masonic Lodge is of local architectural significance and local historical interest. Historically, the building's apparent re-use of parts of the 1870s United Free Methodist Church adds to its interest. Architecturally, the building is an elegant 1920s composition of classical elements which makes a positive contribution to a varied streetscape.

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.

L Barnes. 'Street names of Brunswick'. [Unpublished manuscript] 1987.

Foundation Stone.

Sands and McDougall. *Directory of Victoria* (Various dates)

Building:	Cottage	Significance:	B
Address:	193 Weston Street, Brunswick	Map Ref:	29 K10
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	c.1860s
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	Unknown



Intactness:
E ☐ G ☐ F ☒ P ☐

Condition:
E ☒ G ☐ F ☐ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☐
 Register of the National Estate ☐
 Moreland Planning Scheme ☒
 UC Area ☐
 National Trust ☐

Recommended Heritage Listings:

Victorian Heritage Register ☐
 Register of the National Estate ☐
 HO Controls ☒

Principal Historic Themes:

- primary production early agricultural/farming activity

History:

This single storey bluestone cottage, with remains of stables at the rear, appears to date from 1860s. Known occupiers include Joseph Smith who ran the East Brunswick Dairy from this location in the early 1900s, and Archibald MacMillan (carner) and Mrs Mary MacMillan from c.1910.

Description:

193 Weston Street is a simple single storey bluestone cottage. The front door is slightly off-centre, and is flanked by single windows. The walls are of quarry-faced stone, with bluestone quoins and sills to timber-framed double-hung sash windows. It has a hipped slate roof and bluestone chimneys. The verandah has a bullnose-profile corrugated galvanised steel roof on turned timber posts and a decorative cast iron lacework frieze. The turned timber verandah posts and bullnose roof profile indicate the verandah is not original. To the rear of the house is a double storey red brick wing, also with a hipped slate roof and corbelled brick chimney. The front fence, of iron pickets on a bluestone base, is possibly original.

Key Architectural Elements:

- bluestone construction
- original slate roof
- possibly original iron picket fence

Conservation Guidelines:

- -

Comparative Examples:

130 Barkly Street, Brunswick
151 Barkly Street, Brunswick
82 Bell Street, Coburg

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object.
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria.

i.e., the building is an early surviving example of a bluestone cottage in Brunswick and Coburg

HV B The importance of a place or object in demonstrating rarity or uniqueness.

AHC B2 Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest.

i.e., the building is an rare surviving early example of a bluestone cottage in Brunswick and Coburg.

HV F The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.

AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

i.e., the building is a typical example of an early bluestone cottages in Brunswick and Coburg.

Significance:

The bluestone cottage and remains of the stables at 193 Weston Street, Brunswick, are of local historical and architectural significance. The house is typical of early bluestone cottages in Brunswick and Coburg.

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study* West Brunswick, 1990.

L Barnes. 'Street names of Brunswick'. [Unpublished manuscript] 1987.

Sands and McDougall. *Directory of Victoria*. (Various dates)

Building:	Shop	Significance:	B
Address:	92 Wheatsheaf Road, Glenroy	Map Ref:	16 H3
Current Use:	Shop	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	1887
Architect:	Unknown	Bulder:	Unknown
Original Use:	General Store and Residence	Original Owner:	Glenroy Land Co



Intactness: E <input type="checkbox"/> G <input type="checkbox"/> F <input checked="" type="checkbox"/> P <input type="checkbox"/>	Condition: E <input type="checkbox"/> G <input type="checkbox"/> F <input checked="" type="checkbox"/> P <input type="checkbox"/>
Existing Heritage Listings:	Recommended Heritage Listings:
Victorian Heritage Register <input type="checkbox"/>	Victorian Heritage Register <input type="checkbox"/>
Register of the National Estate <input type="checkbox"/>	Register of the National Estate <input type="checkbox"/>
Moreland Planning Scheme <input type="checkbox"/>	HO Controls <input type="checkbox"/>
UC Area <input type="checkbox"/>	
National Trust <input type="checkbox"/>	

Principal Historic Themes:

- significant phases in the development of towns and suburbs; 19th century speculative building activity
- 19th and early 20th century retailing

History:

92 Wheatsheaf Road was one of 3 two storey shops built in 1887 in Wheatsheaf Road, intended for use as a butcher's shop, a bakery and a general store.¹ The shops were constructed by the Glenroy Land Co to attract purchasers to the area. 92 Wheatsheaf Road was originally the general store.²

The Glenroy Land Co was formed in the 1886 by Frank Stuart, John McCutcheon and brothers Arthur and Albert Wiseman, to purchase the Glenroy Farm, originally owned by the Kennedy brothers. The partners divided half the 20,000 shares between them, while the majority of the remainder were held by the General Land and Savings Company. As a part of the subdivision they built around 20 houses,³ converted McCulloch's bullshed (now demolished), located in Widdford Road, into a public hall, formed and metalled the districts' first roads, paid the government to provide a railway station, in addition to improving the railway service itself, all to increase the chance of sales in the estate.⁴

In addition to the shops, most of the company's principals constructed mansions for themselves to entice potential residents to the new subdivision (see datasheet for Sawbridgeworth). The first sales were held in 1887 and 1888, and were reported to be quite successful, however the majority of the land was not offered for sale, while generally only the deposit was paid. The company's problems were compounded by the lead up to the Depression, and it folded in 1890. At the time of the bankruptcy in 1890, the bakery was empty, while the general store and butchers were leased by Edward Buller and Martin Lavers respectively.⁵

Description:

92 Wheatsheaf Road is a two storey attached shop and residence of rendered brick construction, now painted, with rendered chimneys and a hipped corrugated iron roof. The first floor windows are double-hung sashes with eared architrave mouldings, and the central window is pedimented. The corners of the elevation have rendered quoins. The main cornice is dentulated and surmounted by a plain parapet which is pedimented in the centre. The shopfront has been altered and a cantilevered verandah added c.1950s.

Key Architectural Elements:

- symmetrical Italianate facade with simple mouldings
- unpainted rendered chimneys

Conservation Guidelines:

- remove cantilevered verandah
- reinstate original windows to first floor
- reinstate original shopfront design

Comparative Examples:

139 Wheatsheaf Road, Glenroy.

Heritage Victoria/Australian Heritage Commission Criteria:

HIV A The importance, association with or relationship to Victoria's history of the place or object.

AHC A3 Importance in exhibiting unusual richness or diversity of cultural landscapes or features.

AHC A4 Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria.

i.e., the shop is associated with the first period of suburban subdivision in Glenroy in the late 19th century; it was one of a number of buildings erected by the Glenroy Land Co. to promote land sales.

HVB The importance of a place or object in demonstrating rarity or uniqueness.

AHC B2 Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest.

i.e., the house is one of the few buildings in Glenroy constructed in the 19th century.

Significance:

92 Wheatsheaf Road is of local historical significance. The building is one of three shops constructed by the first speculative developers in Glenroy, the Glenroy Land Co, of which two survive, the other being 139 Wheatsheaf Road. The shops were among a number of buildings which the company erected to encourage land sales in the estate.

1 A Lemon, *Broadmeadows. A Forgotten History*, West Melbourne 1982, p. 81.

2 Broadmeadows Historical Society file on the shops in Wheatsheaf Road

3 Broadmeadows Historical Society, 'The History of the City of Broadmeadows, 1803-1987', (Video).

4 Lemon, *Broadmeadows*, p. 81

5 Lemon, *Broadmeadows*, p. 91

Building:	Shop	Significance:	B
Address:	139 Wheatsheaf Road, Glenroy	Map Ref:	16 H3
Current Use:	Shop and Residence	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	1887
Architect:	Unknown	Builder:	Unknown
Original Use:	Bakery and Residence	Original Owner:	Glenroy Land Co"



Intactness:
E [] **G** [] **F** [x] **P** []

Condition:
E [] **G** [] **F** [x] **P** []

Existing Heritage Listings:

Victorian Heritage Register []
 Register of the National Estate []
 Moreland Planning Scheme []
 UC Area []
 National Trust []

Recommended Heritage Listings:

Victorian Heritage Register []
 Register of the National Estate []
 HO Controls []

Principal Historic Themes:

- significant phases in the development of towns and suburbs, 19th century speculative building activity
- 19th and early 20th century retailing

History:

139 Wheatsheaf Road was one of 3 two storey shops built in 1887 in Wheatsheaf Road, intended for use as a butcher's shop, a bakery and a general store as a part of the Glenroy subdivision.¹ The shops were constructed by the Glenroy Land Co to attract purchasers to the area. 139 Wheatsheaf Road was originally the bakery.²

The Glenroy Land Co was formed in the 1886 by Frank Stuart, John McCutcheon and brothers Arthur and Albert Wiseman, to purchase the Glenroy Farm, originally owned by the Kennedy brothers. The partners divided half the 20,000 shares between them, while the majority of the remainder were held by the General Land and Savings Company. As a part of the subdivision they erected around 20 houses,³ converted McCulloch's bullshed (now demolished), located in Widford Road, into a public hall, formed and metalled the districts' first roads, paid the government to provide a railway station, in addition to improving the railway service itself, all to increase the chance of sales in the estate.⁴

In addition to the shops, most of the company's principals constructed mansions for themselves to entice potential residents to the new subdivision (see datasheet for Sawbridgeworth). Sales were held in 1887 and 1888, and were reported to be quite successful, however the majority of the land was not offered for sale, while generally only the deposit was paid on the remainder. The company's problems were compounded by the lead up to the Depression, and it folded in 1890. At the time of the company's bankruptcy in 1890 the bakery was empty, while the general store and butchers were leased by Edward Buller and Martin Lavers respectively.⁵

Description:

139 Wheatsheaf Road is a two storey attached shop and residence of bichrome or polychrome brick, now painted, with a hipped corrugated iron roof and rendered chimneys. The first floor windows are segmented arched double-hung sashes, with rendered moulded archivolt. A moulded string course runs across the street elevation at sill level, whilst the main cornice has moulded brackets. The brick parapet is surmounted by a segmented arched pediment. The shopfront has been altered.

Key Architectural Elements:

- symmetrical Italianate facade
- arched window openings with string course and head mouldings
- timber-framed double-hung sash windows to first floor
- unpainted rendered chimneys

Conservation Guidelines:

- remove cantilevered verandah
- reinstate original shopfront design

Comparative Examples:

92 Wheatsheaf Road, Glenroy.

Heritage Victoria/Australian Heritage Commission Criteria:

HV A The importance, association with or relationship to Victoria's history of the place or object.

AHC A3 Importance in exhibiting unusual richness or diversity of cultural landscapes or features.

AHC A4 Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria.

i.e. the shop is associated with the first period of suburban subdivision in Glenroy in the late 19th century; it was one of a number of buildings erected by the Glenroy Land Co to promote land sales.

HV B The importance of a place or object in demonstrating rarity or uniqueness.

AHC B2 Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest.

i.e., the house is one of the few buildings in Glenroy constructed in the 19th century.

Significance:

139 Wheatsheaf Road is of local historical significance. The building is one of three shops constructed by the first speculative developers in Glenroy, the Glenroy Land Co, of which two survive, the other being 92 Wheatsheaf Road. The shops were among a number of buildings which the company erected to encourage land sales in the estate.

1 A Lemon, *Broadmeadows: A Forgotten History*, West Melbourne 1982, p. 81

2 Broadmeadows Historical Society file on the shops in Wheatsheaf Road.

3 Broadmeadows Historical Society, *The History of the City of Broadmeadows, 1803-1987*, (Video).

4 Lemon, *Broadmeadows*, p. 81.

5 Lemon, *Broadmeadows*, p. 91.

Building:	Whitby House (Whitbyfield)	Significance:	A
Address:	28 Whitby Street, Brunswick West	Map Ref:	29 D6
Current Use:	Flats	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	c.1850
Architect:	John Gill	Builder:	Unknown
Original Use:	House	Original Owner:	Edward Whitby



Intactness:
E [] G [] F [] P [x]

Condition:
E [] G [] F [] P [x]

Existing Heritage Listings:

Victorian Heritage Register [x]
Register of the National Estate [x]
Moreland Planning Scheme [x]
UC Area [x]
National Trust [x]

Recommended Heritage Listings:

Victorian Heritage Register []
Register of the National Estate []
HO Controls [x]

Principal Historic Themes:

- association with individuals or families

History:

Whitby House was constructed probably in 1850 as an eight roomed house with adjacent coach house and stables on approximately one hectare of land fronting Whitby Street in Brunswick. Edward Whitby was a merchant, operating his business from Flinders Lane (Melbourne). In 1849 he purchased land in Brunswick and probably commenced construction of the house in 1850.¹ The property was known as Whitbyfield. The house was almost certainly designed by John Gill, a prominent Melbourne architect of the period. It was reported to have been built under his superintendence.² John Gill was responsible for other well known Melbourne buildings such as Royal Terrace, the Goldsborough & Co. Wool Store (cnr William and Bourke Streets), Charlotte Place (Swanston Street) and the original Baptist Church (Melbourne), and Invergowrie (Hawthorn). He served as the President of the Victorian Institute of architects from 1861 to 1865.³

In 1860 the property comprised an "8 roomed brick house, one wooden room, stables, coach house and garden of 5 acres [1.5 hectares]" (Rate book, 1860). When Whitby House was offered for sale in 1870, the notice in the *Argus* (2 March 1870) provided a detailed description of the building at this time. Edward Whitby died in c.1876 and his estate passed to May Celeste Whitby; she sold the house to Alfred Theodore Somers (a publican) in 1876⁴ or 1879.⁵ He rented out the property, and only lived there from 1888-89. The property was sold to Graham Robert Ferry in 1903. Ferry owned a property in Albert Street, Brunswick (c.1887-1926) of which only a small office remains (see datasheet).

In 1907-09 Ferry added a single storey music room wing in a style compatible with the original but introducing a half timbered effect to the gable and carved brackets. After Ferry's death the property was subdivided and all portions sold. Subdivision of an allotment on the eastern side of the property resulted in the demolition of half of the coach and stable building, and subdivision of a number of allotments to the north created Ferry Street. Ralph Loch Garrett, a local builder, bought the portion containing the house and remaining part of the stables in 1925.

Subsequent alterations have included the enclosure of the northern part of the verandah and the demolition of the verandah on the southern and eastern sides of the house, new porches and gates erected, and the face brick of the 1850s section rendered in a 1920s style. The whole building, including the unrendered face brick of Ferry's 1907-09 music room extension, has been painted.

The house has been divided into six flats.

Description:

Whitby House is a predominantly single storey brick house with some Gothic elements. It has steeply pitched gabled roofs with small dormers and paired octagonal chimneys. The gutter boards and bargeboards have curved timber fretwork. Terracotta ridging (in two different patterns) appears to have been added at a much later date. Windows are a combination of timber-framed casements and double-hung sashes, and the east elevation has a small oriel window. Some windows have awning highlights and simple rendered mouldings. Beneath the main gable on the south elevation is an unusual moulded panel bearing the name, Whitby, and the date 1848.

The house is in generally poor condition. Its conversion into flats has included the addition of several skillion-roofed rooms and carports between the original wings. Some of the face red

brickwork has been exposed at ground floor level, and much of the rendered surface is deteriorating.

Key Architectural Elements:

- unusual Gothic Revival style
- distinctive details: windows, chimneys, bargeboards

Conservation Guidelines:

- repair deteriorated joinery
- reinstate sympathetic front fence and gates
- reconstruct missing decorative details
- preferably remove unsympathetic 20th century additions

Comparative Examples:

Glenfern, East St Kilda (1850s)

Coryule Homestead, Drysdale (Charles Laing, 1849)

Old Geelong Grammar School, Corio (Backhouse and Reynolds, 1857)

Longeranong Homestead (1850)

The Hawthorns, 5 Creswick Street, Hawthorn (1847)

Heritage Victoria/Australian Heritage Commission Criteria:

HV A The importance, association with or relationship to Victoria's history of the place or object.

AHC A3 Importance in exhibiting unusual richness or diversity of cultural landscapes or features.

AHC A4 Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria

i.e., the building is one of the earliest surviving buildings in Brunswick, associated the establishment of 'gentlemen's estate's on Brunswick's early farming allotments. .

HV B The importance of a place or object in demonstrating rarity or uniqueness.

AHC B2 Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest.

i.e., the building is the only surviving building of this period associated the establishment of 'gentlemen's estate's on Brunswick's early farming allotments.

- HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.
- AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.
i.e., the building is a unusual mid-19th century example of a residence in the Gothic style.
- HV H Any other matter which the Council considers relevant to the determination of cultural heritage significance.
- AHC H1 Importance for close associations with individuals whose activities have been significant within the history of Victoria
i.e., the building is associated with notable local figures Edward Whitby and Graham Ferry; also prominent 19th century architect John Gill

Significance:

Whitby House is of state historical and architectural significance. It is one of the earliest surviving buildings in Brunswick, and the only surviving building of this period associated the establishment of 'gentlemen's estate's on Brunswick's early farming allotments. These were established by businesspeople and merchants, who often built fine architect-designed houses set in extensive grounds.

Whitby House is a modest example of the uncommon Gothic style, relatively few of which were built during a period in which the classical architectural vocabulary held sway. It is an example of the work of John Gill, an important Melbourne architect in the 1850s-60s.

Whitby House is significant within Brunswick for its association with noted local figures Edward Whitby and Graham Ferry. It is in a prominent location in a predominantly single storey street and is a local landmark.

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990

1851 Victorian Directory

Argus, 2 April 1870, 6 October 1876.

City of Brunswick, Rate Books.

Department of Crown Land & Survey Plan J16 (4).

L.P. 10317 lodged 4/10/1924.

Titles office application No. 45333.

H Eckersley 'History of Whitbyfield 1840-1927'. Manuscript of report presented to Classification Sub-Committee of Historic Buildings Preservation Council. 1979.

F G Miles. *Jubilee History of Brunswick and Illustrated Handbook of Brunswick and Coburg*.

Nigel Lewis & Associates. *Brunswick Conservation Study*. Report prepared for the Brunswick City Council, 1982.

Terry Sawyer, architect, Melbourne City Council - personal communication confirmed that Gill designed Whitbyfield.

1 Rate books are not available prior to 1860.

2 *Argus*, 2 April 1870

3 G Tibbits, 'Biographical Index of Australian Architects' Faculty of Architecture and Building, University of Melbourne [undated], p. 2/G/3

4 Rate books.

5 H Eckersley, 'History of Whitbyfield 1840-1927', Manuscript of Report presented to Classification Sub-Committee of Historic Buildings Preservation council, 1979

Building:	Harcourt	Significance:	B
Address:	43 Whitby Street, Brunswick West	Map Ref:	29 D6
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	Late 1920s
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	William G. Dowsley?



Intactness:
E [] **G** [x] **F** [] **P** []

Condition:
E [] **G** [x] **F** [] **P** []

Existing Heritage Listings:

Victorian Heritage Register []
 Register of the National Estate []
 Moreland Planning Scheme [x]
 UC Area [x]
 National Trust []

Recommended Heritage Listings:

Victorian Heritage Register []
 Register of the National Estate []
 HO Controls [x]

Principal Historic Themes:

- association with individuals or families

History:

Harcourt was probably constructed in the late 1920s, on land owned that William G Dowsley had owned for some years in Whitby Street; other family members also owned land in the street.

William G Dowsley was an important local businessman, opening a newsagency, incorporating West Brunswick Post Office, in Victoria Street in 1889 and running it until he retired when his son took over the business. Dowsley later started a real estate agency, which was successful locally and continues today. Dowsley was also involved in local affairs and was the treasurer of the Building Committee of the West Brunswick Progress Association for the construction of the 1910 hall in Victoria Street.

Description:

Harcourt is a single storey roughcast rendered brick house with a low-pitched jerkin head tiled roof. The central gabled section, which has buttress-like wing walls, has two sets of tripartite timber-framed double-hung sash windows, one set in a polygonal bay. The front gable-end has a flat string course above the window bays, a central low-relief geometric motif, and bracketed eaves. The building's name in render sits between the windows. The vehicular entrance has wrought iron gates between two stocky piers surmounted by a flat pergola-like roof; the brick front fence, garage and other outbuildings—all rendered—are also consistent in design.

The roof has been re-tiled (c. 1980s).

Key Architectural Elements:

- buttress-like wing walls
- polygonal bay
- building's name in render between the windows

Conservation Guidelines:

- reinstate original roofing material
- reinstate original external wall surface treatments

Heritage Victoria/Australian Heritage Commission Criteria:

HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.

AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

i.e., the building is an unusual example of a large, substantially intact inter-War bungalow with integrated fence, gateway and vehicle accommodation.

- HV H Any other matter which the Council considers relevant to the determination of cultural heritage significance
- AHC H1 Importance for close associations with individuals whose activities have been significant within the history of Victoria.
- i.e., the building is associated with local entrepreneur William Dowsley.*

Significance:

43 Whitby Street is of local historical and architectural significance. Its historical significance derives from its association with Brunswick West entrepreneur William Dowsley. Architecturally, it is an unusual example of a large, substantially intact inter-War bungalow with integrated fence, gateway and vehicle accommodation.

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.

Brunswick City Council Rate Books

L Barnes. 'Street names of Brunswick'. [Unpublished manuscript] 1987.

Sands and McDougall. *Directory of Victoria*. (Various dates)

Building:	House	Significance:	B
Address:	57 Whitby Street, Brunswick West	Map Ref:	29 C6
Current Use:	Residence	Current Owner:	Unknown
Property Info:	Unknown	Construction Date:	c.1885
Architect:	Unknown	Builder:	Unknown
Original Use:	Residence	Original Owner:	John Trenoweth



Intactness:
E ☐ G ☒ F ☐ P ☐

Condition:
E ☒ G ☐ F ☐ P ☐

Existing Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☒
Moreland Planning Scheme ☒
UC Area ☒
National Trust ☐

Recommended Heritage Listings:

Victorian Heritage Register ☐
Register of the National Estate ☐
HO Controls ☒

Principal Historic Themes:

- association with 19th century brickmaking and clay industries

History:

Land on the south side of Whitby Street was offered for sale in 1883. John Trenoweth, brickmaker, purchased this allotment in 1884. By 1886 the rate books record a brick house on the site. John Trenoweth ran a brickyard in Victoria Street in the 1880s on the site now occupied by Brunswick High School. It was one of several small brickyards on this site; the other were run by John Mills and Peter Buckingham. After selling out in the 1890s, John Mills returned to the site and opened the federal Pottery in 1901, probably incorporating all the previous works in this new development. John Trenoweth was a Councillor (1882-1892 at least) and Mayor (1891-2). After 1887 he is listed as a gent, and resided here until around 1900. Subsequent occupiers included Richard Stone (early 1900s) and William Flannery, a cartage contractor (1940s to 1970s at least).

Description:

57 Whitby Street is a single storey asymmetrical rendered brick house with a hipped slate roof and a projecting gabled bay to the front. The walls are rendered with vermiculated quoins and, and the tripartite arched windows are separated by rusticated pilasters. Windows are timber-framed double-hung sashes. There is a moulded string course at impost level. The projecting gable end simulates a pediment, with bracketed bargeboards and eaves; a frieze runs under the eaves across the entire facade. The cast iron verandah has bullnose profile corrugated galvanised steel roof (non-original), and retains its original cast iron lacework frieze. Brick stables remain at the rear of the allotment. The brick front fence appears to date from the 1960s.

Key Architectural Elements:

- unusual Italianate composition
- slate roof with bracketed eaves and gable end
- unpainted rendered chimney
- decorative details: mouldings, vermiculated quoining, rosettes, pilasters

Conservation Guidelines:

- remove brick front fence

Heritage Victoria/Australian Heritage Commission Criteria:

HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.

AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.

i.e., the building is a representative example of a 19th century Italianate house.

- HV H Any other matter which the Council considers relevant to the determination of cultural heritage significance.
- AHC H1 Importance for close associations with individuals whose activities have been significant within the history of Victoria.
- i.e., the building is associated with local brickmaker and Brunswick Councillor John Trenoweth*

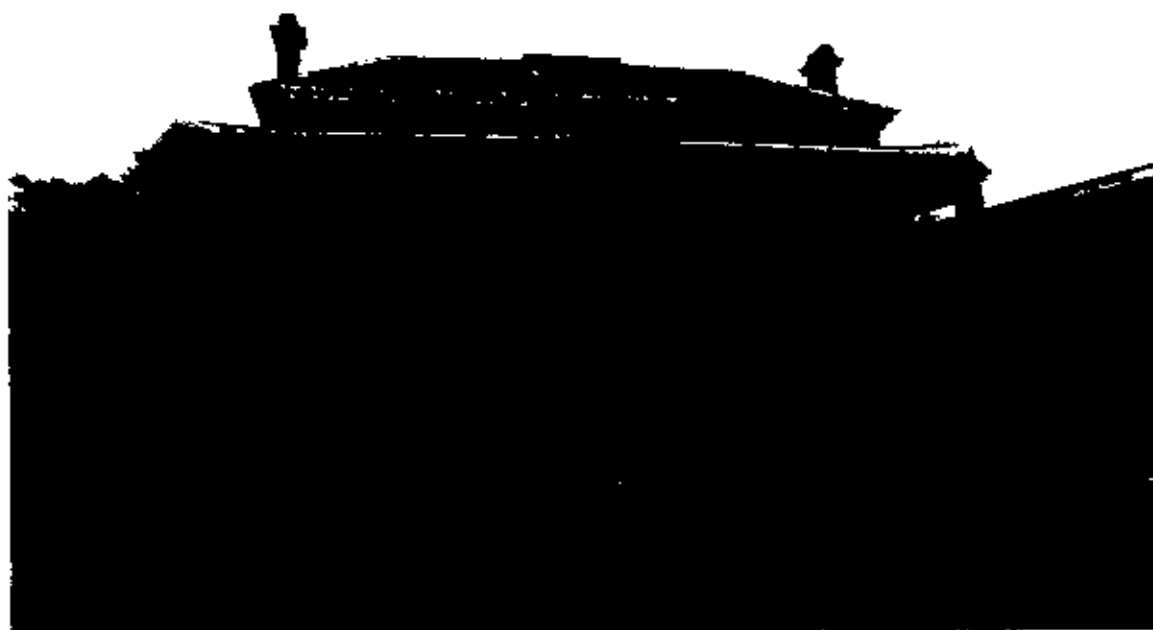
Significance:

57 Whitby Street is of local historical significance. Its significance derives from its association with local brickmaker and Brunswick Councillor John Trenoweth. Architecturally, it is a carefully executed and well detailed Italianate house.

Original Sources:

Context Pty Ltd. *Keeping Brunswick's Heritage: A Report on the Review of the Brunswick Conservation Study*. West Brunswick, 1990.
Brunswick City Council Rate Books 18830-1900.
Sands and McDougall. *Directory of Victoria* - 1882 - 1892.
L Barnes 'Street names of Brunswick'. [Unpublished manuscript] 1987.

Building:	Wiseman House (Sawbridgeworth)	Significance:	A
Address:	Widford Road (corner Melbourne Avenue)	Map Ref:	16 J2
Current Use:	Youth Centre	Current Owner:	Anglican Church
Property Info:	Unknown	Construction Date:	1887-88
Architect:	Unknown	Bullder:	Unknown
Original Use:	Residence	Original Owner:	Arthur Wiseman



Intactness:
E [] G [] F [x] P []

Condition:
E [] G [] F [] P [x]

Existing Heritage Listings:

Victorian Heritage Register []
Register of the National Estate []
Moreland Planning Scheme []
UC Area []
National Trust [x]

Recommended Heritage Listings:

Victorian Heritage Register [x]
Register of the National Estate [x]
HO Controls [x]

Principal Historic Themes:

- significant phases in the development of towns and suburbs; 19th century speculative building activity
- landmark structures

History:

Wiseman House, originally named Sawbridgeworth after the family village in England, was built in Widford Road in 1887-88 for Arthur Wiseman. It adjoined Ashleigh, which was built for Wiseman's brother Albert. The brothers, who ran a woollen and imported tailor's trimmings warehouse in Flinders Lane,¹ were principals in the Glenroy Land Co and both houses were erected to facilitate sales in the Glenroy Estate. Sawbridgeworth and Ashleigh were mirror-image mansions, the 15 acre (6 hectare) blocks planned identically in reverse, down to the driveways and stables.²

The Glenroy Land Co was formed in the 1886 by Frank Stuart, John McCutcheon and brothers Arthur and Albert Wiseman, to purchase the Glenroy Farm, which was originally owned by the Kennedy brothers. The partners divided half the 20,000 shares between them, while the majority of the remainder were held by the General Land and Savings Company. As a part of the subdivision, they built approximately 20 villas,³ converted the McCulloch's bullshed (now demolished) in Widford Road, into a public hall, formed and metalled the districts first roads and paid the government to provide a railway station. In addition, the railway service was improved, all to increase the chance of sales in the estate.⁴ The first sales were held in 1887 and 1888, which were reported to be quite successful, however the majority of the land was not offered for sale, while generally only the deposit was paid on the remainder. The company's problems were compounded by the lead up to the Depression and it folded in 1890. Their assets at this time were 3 shops in Wheatshaf Road (see datasheets), the public hall, about 6 houses, a stable and over 300 acres (123 hectares) of land.⁵

After Wiseman's death in 1892, his widow remained at Sawbridgeworth until 1910 when it was sold. The house remained in private ownership until 1923, however, during World War One, together with Ashleigh, the house was used as a Infectious Diseases hospital, run by the Red Cross.⁶ In 1923 Sawbridgeworth was purchased by the Mission of St James and St John, becoming St Agnes Girls' Home. When the Home was discontinued in 1963, Sawbridgeworth was sold to the local Anglican congregation and was renamed Wiseman House.⁷

Wiseman House is still owned by St Matthew's Anglican Church, who built the adjacent church in 1963, and now operates as the Wiseman Youth Centre. The adjacent Ashleigh was demolished in 1964.⁸

Description:

Wiseman House is a symmetrical two storey rendered brick house with a hipped slated roof with coupled eaves brackets. A two storey cast iron return verandah with ornate friezes and balustrading encircles the house on three sides, supported on Corinthian cast iron columns grouped in pairs. The verandah is further enriched with three small gables at roof level in the centre and at the angled corners, each infilled with cast iron. The central entrance door has sidelights and highlight, and is flanked by tripartite double-hung sash windows. Chimneys have rendered moulded cappings surmounted by barrelled tops.

The unusual rear elevation has two hipped-roofed pavilions flanking a barrel-vaulted central ballroom. The large arched window is not original, and a red brick addition dates from the 1970s or '80s.

Landscape:

The significant landscape associated with Wiseman House consists of remnant trees and shrubs, and possibly the path system to the west of the mansion.

The pathways at the front (West) of the house probably follow their original alignment, at least those close to the house. Further investigation is required to ascertain the significance of these paths.

A number of mature trees are extant on the site, namely a Pepper Tree (*Schinus molle* var. *arceira*) at the rear (east) of the house, a spreading Moreton Bay Fig (*Ficus macrophylla*) at the north western corner of the site, a Silky Oak (*Grevillea robusta*) and three mature Funeral Cypress (*Chamaecyparis funebris*) along the western frontage. A Golden Privet (*Ligustrum ovalifolium* 'Aureum') hedge is located to the north of the house.

The landscape is of local interest for the extant mature trees planted during the early history of the site. Though the house is set on only a fraction of its original curtilage, the trees convey some of the grandeur of the site's early history. The trees also contribute to the amenity value of the surrounding landscape, and form local landmarks within the locality.

Key Architectural Elements:

- two-storey 19th century Italianate style: rare for Glenroy
- ornate verandah and balcony
- prominent corner siting

Conservation Guidelines:

- preferably remove 20th century additions at rear

Heritage Victoria/Australian Heritage Commission Criteria:

HV A	The importance, association with or relationship to Victoria's history of the place or object.
AHC A3	Importance in exhibiting unusual richness or diversity of cultural landscapes or features.
AHC A4	Importance for association with events, developments or cultural phases which have had a significant role in the human occupation and evolution of Victoria. <i>i.e., the building is associated with the subdivision of Glenroy during the Land Boom.</i>
HV B	The importance of a place or object in demonstrating rarity or uniqueness.

- AHC B2 Importance in demonstrating a distinctive way of life, custom, process, land use, function or design no longer practised, in danger of being lost, or of exceptional interest
- i.e., the building is one of two known extant 19th century two storey houses constructed in Glenroy; it is the surviving house in a pair which were identically planned in reverse, including the driveways and stables.*
- HV E The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features
- AHC E1 Importance for a community for aesthetic characteristics held in high esteem or otherwise valued by the community.
- i.e., the building is a good example of a Victorian boom style mansion and was one of the largest residences in Glenroy*
- HV H Any other matter which the Council considers relevant to the determination of cultural heritage significance.
- AHC H1 Importance for close associations with individuals whose activities have been significant within the history of Victoria.
- i.e., the building is associated with prominent local resident and property developer, Arthur Wiseman, and his brother Albert.*

Significance:

Wiseman House is of local architectural and historical significance. The house is the survivor of a pair of mirror-planned mansions built in the 1880s for Glenroy land developers Albert and Arthur Wiseman, who played an important role in the development of the area. The house is one of two known extant 19th century two storey houses constructed in Glenroy. Substantially intact, Wiseman House is a good example of a Victorian boom style mansion and was one of the largest residences in Glenroy.

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- 1 Broadmeadows Historical Society file on Wiseman House (Sawbridgeworth), Widford Road.
 - 2 A Lemon, *Broadmeadows: A Forgotten History*, West Melbourne 1982.
 - 3 Broadmeadows Historical Society, *The History of the City of Broadmeadows, 1803-1987*, (Video)
 - 4 Lemon, *Broadmeadows*, p. 81.
 - 5 Lemon, *Broadmeadows*, p. 91
 - 6 Broadmeadows Historical Society file on Wiseman House (Sawbridgeworth), Widford Road.
 - 7 Lemon, *Broadmeadows*, pp.95-96
 - 8 Broadmeadows Historical Society file on Wiseman House (Sawbridgeworth), Widford Road.