

Building:	Traquair	Significance:	B
Address:	20 Como Street, Alphington	Melway Map Ref:	31 B12
Building Type:	Residence	Construction Date:	1890
Architect:	Joseph Gibbs?	Builder:	Joseph Gibbs



Intactness:		Condition:	
G[x] F[] P[]		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	[x]
National Trust	[]	Heritage Overlay Controls	[x]

History

In 1885 Thomas Wills' Lucerne Farm (Crown Portion 121),¹ established in the 1840s, was subdivided into the Lucerne Estate by renowned Heidelberg developer, A D Hodgson.² Hodgson subdivided the western part of Lucerne Farm in two stages to create Constance, Chamouni and St Bernard Streets, followed by St Gothards and Genera Streets.³ Joseph Gibbs, a civil engineer, built Traquair in 1890 on land he purchased in this subdivision, possibly to his own design.⁴ Mary Crawford, who owned the adjoining property, acquired Traquair soon after 1900.⁵ Crawford leased it to George Emerson, a paper ruler.⁶ Other occupants from the 1920s to the 1940s included Adam Burrows, John Matheson and Frederick S Webb.⁷

Graeme Butler. *Northcote Urban Conservation Study*. 1982.

Description

Traquair, 20 Como Street, Alphington, is a single-storey late Victorian timber villa. Its side and rear walls are of weatherboard, whilst the facade is block-fronted, and the hipped roof is clad in slate. The front elevation is symmetrical, and has two protruding gabled bays with unusual curved timber fretwork and finials, above smaller polygonal bays, each with three windows and hipped roofs clad in fish-scale slate. The central section has a recessed corrugated iron verandah and a single window. The entrance is to the south side, via a concave-profile corrugated iron verandah. Windows are timber-framed double-hung sashes with wide architraves. There are four rendered chimneys with moulded caps.

The front fence is not original.

Significance

Traquair, 20 Como Street, Alphington, is of local architectural significance. It is an unusual example of a late Victorian timber villa and is set on a large block. Its facade, which is particularly notable, combines Victorian and Edwardian elements in a most unusual, symmetrical composition.

Original Source

Graeme Butler. *Northcote Urban Conservation Study*. 1982.

1 Rate Book 1890, 833 Lot 56

2 Lemon, Andrew. *History of Northcote Municipality*, Draft Typescript, Northcote City Council, Ch.4, p.6

3 Lodged Plans of Subdivision, 1068, stamped 17/4/86; 1460 Titles Office, Melbourne. Garden, pps.142, 151, 181

4 Plan, Parish of Jika Jika; Lemon, Ch6. p.14; L P 1068. Note: also Harry B Gibbs, architect; see V&M, Vol.2, p.519

5 Rate Book 1905, 312; Emerson leaves. Rate Books 1890, 454; James B Crawford, Lot 55

6 D (Wise) 1904, Traquair

7 Victorian Directories 1908-17, 1922, 1925-41