

## The Haven Centre (Contd.)

### BUILDING CITATION:

A large late Victorian dwelling, constructed in 1890,<sup>1</sup> that is devoid of much of the flamboyance of the boom period. It comprises a symmetrical two storey cement rendered structure with a smaller slate hipped roof projecting section which has a two storey return verandah. The verandah is notable for its scale and intact and pleasing cast iron work. The fenestration onto the verandah is of interest because it is all of a matching design with double hung sashes with side lights. The building is of a major streetscape value.

### RECOMMENDATIONS:

It is recommended that this building be specified under Clause 8 of the Town and Country Planning Act (Third Schedule).

1. Fitzroy Ratebook 1890: Brick house, 12 rooms £150.

NAME. State School No. 1490 ADDRESS. Alfred Crescent

CONSTRUCTION DATE: 1875  
ALTERATIONS: 1925-26  
ARCHITECT: Public Works Dept.  
BUILDER: 1875 - Geoffrey O'Connell  
1925 - Phillip Bros.  
FIRST OWNER: Colony of Victoria  
PRESENT OWNER: Victorian Government  
CONSTRUCTION MATERIALS: red brick, marseilles tiles  
CONSERVATION AREA: A5



### BUILDING CITATION:

This building was constructed in 1875 by Geoffrey O'Connell contractor for £3,331 and dramatically altered in 1925-26. At this date large rectangular windows replaced the former paired arched windows and drastically and detrimentally altered the elevations. The tower is the only component that is more or less intact.

The building is constructed in red brick with some diaper patterning and bands of cream brick. The roof, formerly slate, has been replaced by Marseilles tiles.

This building provides an attractive streetscape element to Alfred Crescent, and is important in a local context.

### RECOMMENDATIONS:

This building, owned by the Education Department, is recommended for addition to the Register of the National Estate and for specification under Clause 8 of the Town and Country Planning Act (Third Schedule). It is recommended that the building be referred to the Government Buildings Advisory Council.

BUILDING ANALYSIS:

The land for this school was gazetted in 1869 and in 1874 Geoffrey O'Connell submitted the successful tender (£3,331) for the construction of this building which was ready for occupation on the 5th April 1875.<sup>1</sup>

The present double gabled building visible from Alfred Crescent was only part of the original building. The smaller attached eastern wing (also facing Alfred Crescent) was built in 1925 and connected the present building with another original wing that has since been demolished.

The school, designed by the Public Works Department has a long double gabled block with side gables running in at either end. At the centre there is a large gable and a square tower with a steep roof with a row of arch ventilators breaking into the roof plane. A widow's walk surmounts the tower with the iron balustrade intact. The tower scheme is more or less intact. There is a cream brick Florentine arch over the entrance door with label moulds of shaped bricks forming a nail head mould around the inner side. The upper windows are paired arch headed windows, again with the arches in cream brick. The slating to the tower is of a fish scale pattern. The tower itself has a slight bell cast to the bottom.

The roof to the rest of the building has been totally reclad in Marseilles tiles, which has a very destructive effect. The ridge ventilators also detract from the building's appearance.

The two gables at either end are formed in cement work with a nail head serration to the Gothic arch within the triangular gable. The gable is carried on double brackets at eaves.

The gable adjoining the tower still retains an iron finial. The subsidiary gables on the front elevation have little ventilators surrounded by Florentine arch (thicker at the top than at the sides) in cement work.

All of the windows except for those of the tower were replaced in 1925-26. The original paired arch headed windows can be seen on the drawings for remodelling the school held at the Public Record Office. These alterations were extensive, designed by Evan Smith (?) Chief Architect and constructed by Philip Bros. Contractors for £4,277.<sup>2</sup>

The windows were originally similar to those in the tower (but larger), with label moulds of shaped cream bricks, keystones and bowtell (curved) moulded corners. The present larger windows have been located insensitively with little regard paid to the external symmetry and composition of the building. Large horizontal lintels surmount modern Georgian panes.

The main body of the wall is in red brick with some diaper patterning below sill height in dark brick.

The interior has been completely modernised.

This building provides an attractive streetscape element to Alfred Crescent. The garden and fence treatment to Alfred Crescent is inappropriate, and the appearance could be enhanced by sensitive planting and compatible fencing. The building itself is in good condition and exerts a strong visual impact to the area.

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1. Education Department of Victoria *Vision and Realization - A Centenary History of State Education in Victoria* 3 volumes 1973. Volume 3. p.69

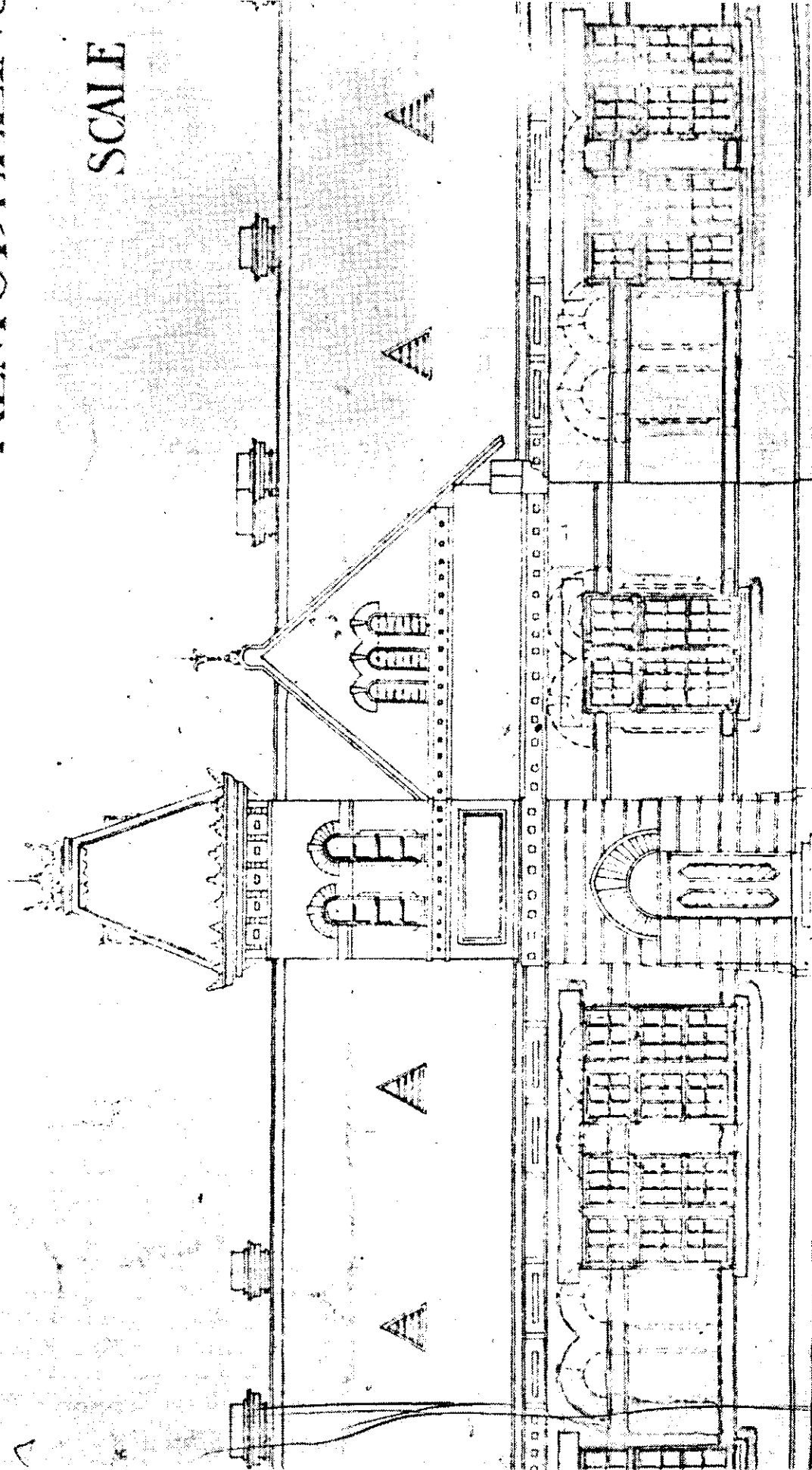
2. 2 drawings dated 1925-26 are held at the Public Record Office.

REMODELING

SCALE

ELEVATION

FRONT



(12)DETAIL OF ORIGINAL DRAWING SHOWING ALTERATIONS TO SOUTH ELEVATION IN 1925.  
(note original arched window heads with cream brick voussoirs)