

<b>Name</b>	<i>Hermon</i>	<b>Reference No</b>	
<b>Address</b>	2 John Street, Kew	<b>Survey Date</b>	11 December 2005
<b>Building Type</b>	Residence	<b>Grading</b>	B
<b>Date</b>	c.1898	<b>Previous Grading</b>	B



#### Extent of Overlay

To title boundaries.

**Intactness** ☒ Good ☐ Fair ☐ Poor

**Heritage Status** ☐ HV ☐ AHC ☐ NT ☐ Rec. BPS Heritage Overlay

#### History

The land occupied by *Hermon* was part of the large land holding acquired by Captain Edward Dumaresq at a land sale conducted in October 1851.<sup>1</sup> Many of the streets in the vicinity of *Hermon* were named for Captain Dumaresq's sons – Alfred, Edward, John, Thomas, and Rowland. Captain Dumaresq himself lived at *St. Hellers*, in nearby Alfred Street.<sup>2</sup>

Previously 14 John Street, 2 John Street was built in c.1898 for Mr Harry P M Berry, who is only listed in the 1898 edition of the *Sands & McDougall Melbourne Directory*. The following year Walter Mead was listed as being in residence at the address. By 1900, Henry Dodd was listed as the occupant. The Dodd family named the house *Hermon*, and lived there until 1915. During this time, the house became known as 14 John Street.<sup>3</sup> One of their daughters Beatrice Olive Dodd, was to become a pioneer in the field of social work.<sup>4</sup>

After 1916, it is thought that the house may have been tenanted for several years before being acquired by Richard U Fitzgerald, an estate agent, in c.1922. Fitzgerald himself had occupied the house during 1918, which may indicate that he purchased the property at this time and subsequently let it before taking up residence in c.1922. He lived there until c.1934.<sup>5</sup> At this time the property's address also changed to 2 John Street.<sup>6</sup> From the middle of the 1930s the house was owned by William and Marian Graham, and remained in their ownership until the mid 1970s.<sup>7</sup>

(G Butler & Associates, Kew B-graded buildings study (draft), 2001, additional research by Lovell Chen, 2006)

#### Description & Integrity

*Hermon* was constructed as a double-fronted single-storey Italianate house, in rendered brick, now largely obscured by a high framed paling fence and a dense garden. The roof is concealed behind a

balustraded parapet. The chimneys are rendered and corniced. The original wing of the house is asymmetrical. The entry is located on the side (John Street) elevation, where it is located centrally, and comprises a tall masonry porch which reads as a miniature tower. It has a round arched stilted entry on the west side and a blind stilted arch on its south side. Above that is a pediment with scrollwork and a central cartouche, and a solid parapet behind that. Flanking the entry on its north side is a canted bay with three segmentally arched sash windows behind a return verandah. This was infilled initially in timber at a relatively early date (as shown on the 1904 MMBW Plan) and subsequently in masonry.<sup>8</sup> The verandah retains its original multi-coloured tile paving, though sections of the floor are in poor repair. To the south of the central entry on the John Street elevation, the façade comprises paired segmentally arched windows capped with paneled voussoirs and plate tops above the voussoirs. The front façade is dominated by a heavy balustraded parapet with ball finials over each pier. A heavy layered string course extends across both the masonry porch and the façade itself. The same treatment is extended around to the north elevation where a bay containing paired windows is located to the east of the infilled section of the return verandah.

The MMBW plan also shows a timber lean-to along the south wall which probably housed the kitchen, adjoining the main elevation of the house and visible from the street. This was a most unusual siting; such lean-tos were almost always constructed at the rear of the house, and it is possible that the intention was originally to extend the house on this side.

In 1975 works were undertaken by the Toorak architect S Broudo.<sup>9</sup> These included the demolition of the kitchen wing and a rear shed, and the replacement of the existing timber infill on the return verandah with a brick study. As part of these works Broudo designed a new south wing, housing the family room, an open galley kitchen, two bedrooms and a second bathroom combined with a laundry. Constructed of brick, this addition adopts a pseudo-nineteenth century form and detailing. The 1976 verandah frieze, facing John Street, continues the original verandah's timber-framed cast iron lace; the balustraded parapet, including the ball pier finials, continues south from the dining room face, three segmentally arched windows are included on the John Street side, and the lean-to shadow of the former kitchen wing was supplanted by a similarly lean-to car port. Earlier outbuildings were replaced by a single cavity brick outbuilding with a long single-pitch roof sloping north to south. This is not visible from the street.

### **Historical Context**

*Hermon* is at the south end of John Street, near several larger Italianate houses in Sackville, Wrixon and Davis Street. John Street generally is a mixture of houses from the 1890s to the 1920s, peppered with several 1960 designs. On its north side *Hermon* faces St Hillary's, a large and conspicuous evangelical church for a predominantly wealthy Anglican population.

### **Comparative Analysis**

As constructed, *Hermon* is a relatively small Italianate house for this part of Kew. Thought to have been constructed in c. 1898, it is a relatively late example of the Italianate, given that Federation prototypes had emerged about five years earlier and the mode was taking off in popular housing. Notwithstanding this, new Italianate houses and shops were still being constructed into the 1900s, as with the Stanhope Grove development and the *Tara* estate in Camberwell, the Stanhope Street estate in Malvern, or the southwest shops in Canterbury Road's Maling Road precinct (all c. 1895-1906).

Considered in isolation, the arched masonry porch entry and the bay immediately to its south form a composition that parallels many narrow Italianate houses in Sydney's inner west of the 1880s, but that is somewhat less common in the Melbourne context.<sup>10</sup> There are a number of examples in the Brighton area, including 172 Church Street, Brighton (1896). Aside from this element, the building broadly compares with the typical small Italianate houses common to Melbourne, such as those in Rathmines Road Hawthorn, on the north side near Auburn Road.

### **Assessment Against Criteria**

*Amended Heritage Victoria Criteria*

*CRITERION 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.*

*Hermon* is an interesting example of a small free-standing Italianate villa sited on a proportionally large block. Its composition and plan are conventional, but are good examples of practice in stuccoed Italianate, of which it is a relatively late example. The 1975 wing, constructed in a style intended to mimic or replicate the original house, detracts from the presentation of the building.

### Statement of Significance

*Hermon*, at 2 John Street, Kew, is of local historical and architectural significance as an interesting example of a small late nineteenth century villa house in Kew. Designed in the Italianate style, it is an assured, albeit relatively late, example of the style, which incorporates a distinctive entry porch. The 1975 wing, constructed in a style intended to mimic or replicate the original house, detracts from the presentation of the building, as does the partial infill of the verandah.

### Grading Review

Unchanged.

### Recommendations

Recommended for inclusion in the Schedule to the Heritage Overlay of the Boroondara Planning Scheme.

### Identified By

Pru Sanderson Design Pty Ltd, Kew Urban Conservation Study, 1988

### References

*General:* Pru Sanderson Design Pty Ltd, Kew Urban Conservation Study, 1988, G Butler & Associates, Kew B-graded places study (draft), 2001.

*Specific:*

<sup>1</sup> Rogers, Dorothy. *A history of Kew*, 1973, pp. 12-13.

<sup>2</sup> Rogers, Dorothy. *A history of Kew*, 1973, pp. 12-13.

<sup>3</sup> Pattern of occupation derived from listings in the *Sands & McDougall Directory of Victoria*, various years between 1898 and 1916.

<sup>4</sup> Cited in G Butler & Associates, *Kew B-graded places study* (draft), 2001.

<sup>5</sup> City of Kew Rate Books, 1925-26, #4252, nav £75, cited in G Butler & Associates, *Kew B-graded places study* (draft), 2001.

<sup>6</sup> *Sands & McDougall Directory of Victoria*, various years between 1930 and 1935.

<sup>7</sup> City of Kew Rate Books, #4919, nav £195; *Sands & McDougall Directory of Victoria*, various years between 1936 and 1974.

<sup>8</sup> MMBW Detail Plan no. 66. c. 1904.

<sup>9</sup> S Broudo, working drawings. Demolition plan, drawing 607, dated November 1975; replacement fabric is in drawings 601 and 602, dated June 1976, sourced from the City of Kew Building Index (no. not known).

<sup>10</sup> As in Everton Road, next to Strathfield Railway Station; or in Grosvenor Street Croydon. *UBD Street Directory of Sydney*, Map 65, M1, O 5-6.