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<b>Name</b>	House	<b>Reference No</b>	
<b>Address</b>	30 Howard Street, Glen Iris	<b>Survey Date</b>	20 September 2005
<b>Building Type</b>	Residence	<b>Grading</b>	B
<b>Date</b>	1894-5	<b>Previous Grading</b>	B



**Extent of Overlay**

To title boundaries.

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**Intactness**     Good     Fair     Poor

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

**History**

In 1894-95 the Australian Alliance Investment Company had a brick house constructed on an allotment they owned within the Glen Iris Estate. The residence was occupied by Mrs Mary Lewis.<sup>1</sup> By late 1895 the property was owned by the Victorian Permanent Building Society and occupied by Arthur Davis.<sup>2</sup> William Seymour Findlay resided here by 1905 in what was described as a brick house of nine rooms.<sup>3</sup>

After Findlay, James Alexander Weir, a secretary, and Lillian Weir occupied the house until James enlisted in 1916<sup>4</sup>. In 1925 John J. McAlister purchased the property and became the first owner-occupier<sup>5</sup>. McAllister constructed a garage on the property in 1929; this appears to have been replaced by a later version in 1989.<sup>6</sup> By the end of the 1930s the property had been purchased by Jonathon Morcombe and he remained there until the early 1950s<sup>7</sup>. Substantial rear additions which are largely obscured from the street were constructed in 1990 to a design by architects John & Thurley O'Connor.<sup>8</sup>

(G Butler, Camberwell Conservation Study 1991, additional research by Lovell Chen, 2005)

**Description & Integrity**

30 Howard Street is a double-fronted, two-storey brick house from the early Federation period. It has a slate roof in two intersecting gables patterned in five broad bands, with two plain chimneys, a brick gable facing the side and a half-timbered gable facing the street. A timber-framed gallery sits above the front verandah, topped by a coved soffit in stucco and half-timbering. The verandah valance is in paneled slats over five segmental spandrels supported on turned fretwork posts. The front window bay is a three-light, single-storey breakfront with shingled roof, and other windows are double-hung sashes with stilted segmental arches. Walls are in red brick punctuated by polychrome banding in

cream and brown brick. The window arches are shaped in moulded brickwork that carries the cream and brown striping over each window.<sup>9</sup> The picket fence and its posts are recent. Though they appear to have involved intervention into the original fabric, later additions to the house are all to the rear, and from the street the house appears basically intact to its original construction in 1895. The garage, clear of the main house and sited to the rear dated from 1989.

### **Historical Context**

Close to rail transport, the area around Gardiner's Creek and High Street in Glen Iris underwent significant development in the late Victorian and Federation periods, with further development in the interwar period. 30 Howard Street dates from the earlier phase in the development of the area.

### **Comparative Analysis**

There are two similar houses, in form and age, in nearby streets: Bourne and Kerferd Roads. In its brick polychromy 18 Kerferd Road (ungraded) is closer to 30 Howard Street, though 24 Bourne Road (ungraded) has a Japanese-patterned veranda that relates to timber details details at No. 30. The dichromatic window heads, in cream brick, compare with the earlier *Tarrawarra*, in Victoria Avenue, Canterbury, of 1890, also rated B.<sup>10</sup> In general form it suggests American free style precedents, then termed Queen Anne in the United States but now regarded as part of a general free manner termed *Shingle Style*.<sup>11</sup> The house was preceded by the Queen Anne and Richardson Romanesque fusions in houses by Reed, Henderson and Smart's and Reed, Smart and Tappin between 1883 and 1891, several of which included timber-framed galleries or related forms at the ground or first floors, and were similarly vertical to 30 Howard Street in their proportions.<sup>12</sup>

### **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.*

30 Howard Street is a prominent and relatively intact representative example of the two-storeyed 'Queen Anne' or early Federation Style in Boroondara and Camberwell, and shows its affinity with contemporary American free style architecture. It compares well with other examples in the municipality.

### **Statement of Significance**

30 Howard Street, Glen Iris is of local historical and architectural significance as a fine and prominent representative example of the two-storeyed 'Queen Anne' or early Federation Style in Boroondara and Camberwell, and shows its affinity with contemporary American free style architecture. Notwithstanding that alterations and additions have been undertaken at the rear of the house, the building is generally intact as viewed from the street.

### **Grading Review**

Unchanged.

### **Recommendations**

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

### **Identified By**

G Butler, Camberwell Conservation Study, 1991.

### **References**

*General:* G Butler, Camberwell Conservation Study, 1991.

*Specific:*

<sup>1</sup> Shire of Camberwell Rate Books, 1893-94, 242; 1894-95, 267.

<sup>2</sup> Shire of Camberwell Rate Book, 1895-96, 263.

<sup>3</sup> Shire of Boroondara and Camberwell Rate Book, 1905-6, 290.

<sup>4</sup> Town of Camberwell Rate Books, 1910-11, 403; *Sands and McDougall Directory of Victoria*, 1915; Electoral Roll, 1912.

<sup>5</sup> City of Camberwell Rate Books, 1925-26, 22965; *Sands and McDougall Directory of Victoria*, 1925; 1935.

<sup>6</sup> Details sourced from the City of Camberwell Buildings Index, #638, dated 27 July 1929, and #89030, dated 12 September 1989.

<sup>7</sup> *Sands and McDougall Directory of Victoria*, 1940; 1950.

<sup>8</sup> Drawing sourced from the City of Camberwell Building File 40/408/277701.

<sup>9</sup> Details sourced from Graeme Butler, *Camberwell Conservation Study 1991*, v. 4, pp. 244-5.

<sup>10</sup> Details of Victoria Avenue are sourced from Butler, *Camberwell Conservation Study 1991*, p. 291.

<sup>11</sup> See Mark Girouard, *Sweetness and Light: The Queen Anne Movement 1860-1900*, Oxford: University Press, 1977, Ch. 9 esp, and Vincent Scully, *The Shingle Style and the Stick Style*, New Haven: Yale, 1955, 1975. The apposite buildings in Scully's account are H H Richardson's Watts-Sherman house in Newport Rhode Island, 1874, and Wilson Eyre's William Ashurst house in Chestnut Hill, Pennsylvania, 1885.

<sup>12</sup> Miles Lewis, Ch. 2 in Philip Goad, ed., contrib., *Bates Smart: 150 Years of Australian Architecture*, Melbourne: Thames and Hudson, 2004, pp. 75-82. At least five of these were in Boroondara: *Mooroolbeek*, Kew, 1883, demolished, p. 77; *Urangeline*, now Carey Grammar School, Barkers Road Kew, of 1883-4, pp. 77-8, *Cabana*, 4 Stawell Street Kew, of 1889-90, p. 77; *Shenton*, Kinkora Road, Hawthorn, 1890, p. 77, and *Holyrood* at 816 Riversdale Road, Camberwell, 1890, 3 km to Howard Street's north. pp. 82-3. Butler graded *Holyrood* A in the *Camberwell Conservation Study 1991*, v. 4, pp. 244-5.