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<b>Name</b>	House	<b>Reference No</b>	
<b>Address</b>	136 Whitehorse Road, Balwyn	<b>Survey Date</b>	13 December 2005
<b>Building Type</b>	Residence	<b>Grading</b>	B
<b>Date</b>	1938	<b>Previous Grading</b>	B



#### Extent of Overlay

To title boundaries.

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<b>Intactness</b>	<input checked="" type="checkbox"/> Good	<input type="checkbox"/> Fair	<input type="checkbox"/> Poor	
<b>Heritage Status</b>	<input type="checkbox"/> HV	<input type="checkbox"/> AHC	<input type="checkbox"/> NT	<input type="checkbox"/> Rec. BPS Heritage Overlay

#### History

Architects, A.K. Lines, with Jessica MacFarlane as the probable design architect (see Comparative Analysis, below) drew up this six room two-storey house in 1938 for Frank C. Oates, a manager.<sup>1</sup> His builder was A.E. Smart, the estimated cost was £1,823 and the area over 21 squares.<sup>2</sup> On completion, the Oates family moved here from 35 Walsh Street, Balwyn.<sup>3</sup>

(G Butler, Camberwell Conservation Study 1991)

#### Description & Integrity

136 Whitehorse Road is a three-fronted composition in brick with cement rendering; the lower walls are left as plain brick. It has metal frame windows, 'cantilevered' at the north-west corner of the front wing in that they have brick walling above. The roof is hipped with boxed eaves and terracotta tiles in a Marseilles pattern, punctuated by two long rectangular chimney stacks, one at the west side and the other at the centre, near the junction of the wing facing Whitehorse Road. The roof is parapetted on the north-east side. The eaves are deep on the north side, and the lower north-west window is shielded from sun by a further tiled projection, a cantilevered half hip. The entry porch has a thick lintel supported by an offset column, plain and untapered. The east side has relatively little fenestration, albeit including a circular porthole, and the driveway runs up past the house on that side, in a conventional manner.

The house is intact as viewed from the street; in 1952, a bedroom and dining room were added to the rear in a single storey extension with a flat roof in reinforced concrete, perhaps in anticipation of another addition above it.<sup>4</sup> Unspecified additions were recorded in 1996.<sup>5</sup>

The original garage was demolished and replaced in 1952. The primarily floral garden is sympathetic to the period of the house and is screened from Whitehorse Road by a shrub hedge. The driveway is a kerbed concrete slab, possibly original.

### Historical Context

This area of Whitehorse Road was developed for a series of substantial villas, in the interwar period and later.

### Comparative Analysis

136 Whitehorse Road is a distinctly modern house in its exterior, perhaps prompted by the now demolished Thomas house at 12 Reid Street, nearby, by Roy Grounds, of 1937.<sup>6</sup> There was, similarly, no Moderne or Art Deco ornamentation as with related houses in the areas such as 1205 Burke Road Kew. At the same time 136 is more pragmatic than Grounds' design, having a hipped tiled roof instead of Grounds' flat Malthoid roofing. Its plan, moreover, is closer to other architect-designed houses in the Balwyn-North Balwyn area, particularly LW Ritter's 1 Mountain View Road of 1939 (C-graded)<sup>7</sup>, and Clive Miller's 56 Riverside Avenue (q.v., B-graded) of 1940.<sup>8</sup> There is also a similarity to Norman Seabrook's own house in Hawthorn, publicized in *Home Beautiful* in 1935, and a Seabrook and Fildes house in Burke Road, Camberwell, also of c. 1938-40.<sup>9</sup> In other aspects the house hints at the accommodations to standard hipped tiled roofing and a new set of standard window fittings, both of which became hallmarks of the emerging suburban vernacular. Within A and K Lines' office, the design may well have been shaped by Jessica McFarlane, who is credited as design architect for two other very similar Lines houses in Balwyn North, the Myhill house at Oakdale Road, of 1936, and the Wilson house, City View Road, of 1939 and for the closely related Lines house at Grange Road Toorak, of 1938. These were all published in *Australian Home Beautiful*.<sup>10</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.*

136 Whitehorse Road is a broadly intact example of Modern Movement house design as it appeared in Camberwell in the late inter-war period. Historically, it appears a direct result of the Modern Movement's early 1930s 'popular revolution' as Robin Boyd described it.<sup>11</sup>

### Statement of Significance

136 Whitehorse Road, Balwyn is of local historical and architectural significance as a relatively intact example of Modern Movement house design as it appeared in Camberwell in the late inter-war period. Historically, it relates to the Modern Movement's early 1930s 'popular revolution' as Robin Boyd described it.<sup>12</sup> Though it has a hipped, rather than flat, roof, the building features geometric massing and modern devices such as corner windows with the new standard metal window fittings. Alterations and additions are relatively minor and sympathetic in their design.

### 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> Melbourne and Metropolitan Board of Works, Drainage Plan Application # 210511.

<sup>2</sup> Details sourced from the City of Camberwell Building Index #10417, dated 6 October 1938.

<sup>3</sup> *Sands & McDougall Directory of Victoria* 1938; 1939.

<sup>4</sup> Drawings sourced from the City of Camberwell Building Index, #9510, dated 17 March 1952. The drawings are listed as having been prepared in November 1951.

<sup>5</sup> Details sourced from the City of Boroondara Building Index, #740/408/16144, Banyule BPI.

<sup>6</sup> See G Butler, *Camberwell Conservation Study 1991*, vol. 4, p. 229-230. Butler discusses 136 Whitehorse Road on pp. 312-313.

<sup>7</sup> G Butler, *Camberwell Conservation Study 1991*, vol. 4, p. 207.

<sup>8</sup> Discussed by Butler also: graded B: *Camberwell Conservation Study 1991*, p. 247-8.

<sup>9</sup> See Christine Philips, Norman Seabrook, M Arch thesis, University of Melbourne, 2006, nearing completion at time of writing.

<sup>10</sup> See Julie Willis and Bronwyn Hanna, *Women Architects in Australia, 1900-1950*, RAI, Canberra, 2001, p. 55, 58.

<sup>11</sup> See Robin Boyd, *Victorian Modern: 111 years of Modern Architecture in the State of Victoria, Australia*, RVIA Students' Society, Melbourne, 1947; *Australia's home: its origins, builders and occupiers*, Melbourne university Press, 1952.

<sup>12</sup> See Robin Boyd, *Victorian Modern: 111 years of Modern Architecture in the State of Victoria, Australia*, RVIA Students' Society, Melbourne, 1947; *Australia's home: its origins, builders and occupiers*, Melbourne University Press, 1952.