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Name	Norwood	Reference No	
Address	14 Auburn Grove, Hawthorn East	Survey Date	26 April 2006
Building Type	Residence	Grading	C*
Date	1882-83	Previous Grading	C*3



**Extent of Overlay**

To title boundaries.

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Intactness ☒ Good ☐ Fair ☐ Poor

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

**History**

*Norwood*, 14 Auburn Grove, Hawthorn East - the long-term home of the Barrett family - was occupied by solicitor, Edward Barrett, by 1883 with building commenced on the subject site during 1882. Local builder, Thomas Barrett, was associated with land Auburn Grove from 1881, and may have built this imposing house, described in 1886 as a brick house of nine rooms and valued for rating at £95, plus land.<sup>1</sup> Edward Barrett was involved in the community, for example supporting candidates Francis Gillman and Edward Heron for the local Council in 1888. He was a trustee of the local Oxley Road Methodist Church and for a while the Superintendent of the Sunday School, the foundation stone of which was laid by Mrs Barrett in 1888.<sup>2</sup> Mrs Sarah Barrett retained the house during and after the First World War, with subsequent occupants including Melinda Milne. The property was still rated as a nine-roomed house occupied by Jean Daley at the end of the Second World War, and then subsequently rated as two flats.<sup>3</sup>

(G Butler & Associates, *Hawthorn Keynote Places (draft)*, 2000; Meredith Gould Conservation Architects, *Hawthorn Heritage Study*, 1992)

**Description & Integrity**

*Norwood*, 14 Auburn Grove, Hawthorn East, is an externally generally intact and substantial Italianate villa of stuccoed brick with a canted west bay and a verandah with a non-original (but sympathetic) lace balustrade and iron posts.<sup>4</sup> The verandah cornice is dentilled, and the verandah roof is galvanized iron. The main roof is clad with slate, and has galvanized iron ridge-capping and stuccoed chimneys with prominent cornices. The eaves are boxed, with intermittent paired brackets. The footings and verandah base are exposed bluestone, dressed on the verandah and with rough-cut ashlar on the footings. The window openings are all square-topped, with double-hung timber sashes, and the reveals chamfered to points just above and below the sills and heads. The front door case appears original; the screen door is a 1900s -1920s pattern, likely to be reproduction. The garden has some eucalypt plantings and shrubs; the side fences are standard palings while the front picket fence is of fairly recent date.

## Historical Context

The subject property is a component of the residential development which occurred in this area of Hawthorn around the time of the arrival of the railway line and establishment of the Auburn railway station in the early 1880s. A number of large local and earlier estates were subdivided in this period, including 'Hepburn Hill' and 'Grove Estate'.<sup>5</sup>

## Comparative Analysis

*Norwood*, 14 Auburn Grove, Hawthorn East, compares with many two-storeyed and bayed Italianate houses in Melbourne and elsewhere. In its overall scale, composition, Italianate styling and detail, the property can be compared with a number of similar examples in Hawthorn and elsewhere in Boroondara. It is similar to *Church Hill* at 6 Hepburn Street, Hawthorn (Graded B2), which is enhanced by a commanding corner position. Similarly, it can be compared with the Italianate villas at numbers 1, 12 and 14 Goodall Street, Hawthorn (graded B1 and B2), which adopt a similar form, scale and styling, with decorative cast iron, projecting canted bays and slate hipped roofs, although number 1 displays bichrome face brickwork; these latter examples also have two-storey return verandahs. It is also similar to 149 Victoria Road, Hawthorn (q.v. graded B2), 110 Riversdale Road, Hawthorn (q.v. graded C\*2), 6 Gellibrand Street, Kew (graded B) and 12 Sackville Street, Kew (albeit polychrome brick and graded A).

## 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.*

*Norwood*, 14 Auburn Grove, Hawthorn East, is a representative example of a generally intact and substantial Victorian Italianate house with a generous garden setback.

**CRITERION E:** *The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features.*

*Norwood*, 14 Auburn Grove, Hawthorn East, is distinguished by its handsome façade, including the relatively unusual use of square-headed windows. The front garden setback is also of comparatively generous proportions and serves to highlight, and give some prominence to, the Italianate façade and presentation of the house within its streetscape.

## Statement of Significance

*Norwood*, 14 Auburn Grove, Hawthorn East, is of local historical and architectural significance. It is a generally intact and well executed example of a substantial Victorian house in the Italianate style, which was constructed in an area of Hawthorn where some considerable residential subdivision and development occurred in the 1880s. The front garden setback is of generous proportions and serves to highlight and give prominence to the building and its handsome façade within the streetscape context. The façade is also distinguished by the relatively unusual use of square-headed windows.

## Grading Review

Unchanged

## Recommendations

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

## Identified By

Meredith Gould Conservation Architects, *Hawthorn Heritage Study*, 1992.

## References

*General:* G Butler & Associates, *Hawthorn Keynote Places (draft)*, 2000; Meredith Gould Conservation Architects, *Hawthorn Heritage Study*, 1992.

*Specific:*

<sup>1</sup> Town of Hawthorn Rate Books, 1888-89, #3963, cited in G Butler & Associates, *Hawthorn Keynote places (draft)*, 2000.

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<sup>2</sup> Memorials, Auburn Methodist Church, Oxley Road, Hawthorn, 1974, p. 5, cited in G Butler & Associates, *Hawthorn Keynote places* (draft), 2000.

<sup>3</sup> City of Hawthorn Rate Books, 1946-47, #9084, cited in G Butler & Associates, *Hawthorn Keynote places* (draft), 2000.

<sup>4</sup> From details sourced from the City of Hawthorn Building index, Permit #15682, dated 1980, the iron verandah posts were proposed to be replaced with timber posts. This has not been confirmed.

<sup>5</sup> G Butler & Associates, *Hawthorn Keynote places* (draft), 2000.