

PLACE IDENTIFICATION FORM

ADDRESS

41 Hawthorn Grove

TYPE

- Single Residence
- Shop
- Office
- Landscape feature
- View
- Multiple Unit Res.
- Outbuildings
- Industrial Building
- Public building
- Other

TITLE

EXISTING DESIGNATION

HBR [] GBR [] AHC [] NT [] VAS []

STREETSCAPE LEVEL

1 2 [] 3 []
 SIGNIFICANT [] SIGNIFICANT []
 STREET TREES KERB & GUTTERS

GRADING

A [] B [] C D [] E []
 KEYNOTE BUILDING

RECOMMENDED FOR

HBR/GBR [] AHC [] URBAN CONSERVATION AREA
 VAS [] PLANNING SCHEME PROTECTION
 CULTURAL LANDSCAPE [] OTHER []

SURVEY DATE Oct 91.

NEG FILE 21.14

Title
 Vol.
 Fol.

THEME

- Early Settlement
- Mansions
- Victorian Garden Suburb
- Municipal dev.
- 1870s growth
- Garden villas
- Working enclaves
- Commercial Centres
- Edwardian Prosperity
- Interwar Housing
- Flats and Offices

CONSTRUCTION DETAILS

Date 1892*
 Architect
 Builder E. Bishop.
 Elements



- Contributing garden
- Landmark tree
- Original or early hard landscape layout
- Original or early fence

NOTABLE FEATURES/SIGNIFICANCE

No 41, built for Melbourne Permanent Building Society - (one of at least eight in Hawthorn Grove.)
 Note: Bishop also built nos. 39, 43, 45, 55, 57, 61, 63, 65. (No. 65 demolished)

INTEGRITY Good Fair [] Poor []
 CONDITION Good Fair [] Poor []

CROSS REFERENCED INFORMATION

Associated significant garden []

The site information given above has been determined from external street level inspection.

* Requires Rate book confirmation

41 HAWTHORN GROVE

History

This is one of at least eight houses in Hawthorn Grove constructed by the local builder, Edward Bishop. Like most of these houses, No. 41 constructed in 1892 was built for the Melbourne Permanent Building Society.³⁶ Other Hawthorn Grove buildings constructed by Bishop were Nos. 55-57 (1886-87), Nos. 61-65 (1887-88) and Nos. 39, 41, 43, 45 (1892). No. 65 has been demolished. The M.P.B.S. was formed in 1873, its first office being at 61 Elizabeth Street. William McLean, a leading hardware merchant, contractor and bank director, and leading Victorian Baptist, was chairman. Other directors included businessman, R.W. Kitchen and Hugh McKay, and the society's solicitor was Thomas Plumley Derham, Jnr., younger brother of the noted politician and speculator. During the 1880s boom years, the M.P.B.S. became one of Melbourne's most successful institutions. Most of its money was loaned out on mortgage to home builders all over Melbourne.³⁷

No. 41 was occupied by C. Gray, auctioneer, in 1893; J. George, marine surveyor, in 1905; and Le Couteur, teacher, in 1925. By the late 1970s it had been converted into flats.³⁸

Significance

Local

Constructed in 1892, this single storey house has historical significance as one of at least eight houses in Hawthorn Grove constructed by the local builder, E. Bishop, and mainly funded by the Melbourne Permanent Building Society. It has significance, also, as an example of the comfortable villas in garden settings constructed during the 1880s and early 1890s for affluent local residents (mostly business and professional men and their families) in middle class suburban Hawthorn.

^{36.} Loder and Bayly, *Hawthorn Grove Area*, Hawthorn Conservation Study, Jan. 1978, p.11; Gwen McWilliam, *Hawthorn Grove*, 1987, p.21; Gwen McWilliam, *Kinkora Road/Hawthorn Grove*, Hawthorn Historical Society, 1990.

^{37.} Michael Cannon, *The Land Boomers*, Lloyd O'Neil Pty. Ltd., South Yarra, 1972 (1986 ed.), pp.162-164.

^{38.} Loder and Bayly, p.11.