

**BELMONT HERITAGE REPORT (INDIVIDUAL CITATIONS)
(FORMERLY PART OF THE GREATER GEELONG OUTER AREAS HERITAGE STUDY STAGE 2)**

ADMINISTRATIVE SHEET

Existing Use/Type <div style="border: 1px solid black; padding: 2px; text-align: center;">Suburban Residential</div>	Key Dates Original 1927-28 Major Changes	Site Address No. <div style="border: 1px solid black; padding: 2px; width: 30px; text-align: center;">34</div> Street/Site Name <div style="border: 1px solid black; padding: 2px; width: 150px;">Thomson Street</div> Town/Suburb <div style="border: 1px solid black; padding: 2px; width: 100px;">Belmont</div> Postcode <div style="border: 1px solid black; padding: 2px; width: 50px; text-align: center;">3216</div>
Survey Date <div style="border: 1px solid black; padding: 2px; width: 100px;">17/04/1998</div>	Cons Man Plan <div style="border: 1px solid black; padding: 2px; width: 100px;"></div>	Precinct Name <div style="border: 1px solid black; padding: 2px; width: 100px;">Belmont Heights</div>
Recorded By <div style="border: 1px solid black; padding: 2px; width: 150px;">David Rowe</div>		Current Site Name <div style="border: 1px solid black; padding: 2px; width: 150px;">House</div>



Heritage Status

Register of the National Estate
 Database No. File No.

Victorian Heritage Register

Planning Scheme:
 C.G.G.

Heritage Inventory (Archaeological)

National Trust Register:

Other:

Recommended Heritage Listings

Victorian Heritage Register
 Victorian Heritage Inventory
 Register of the National Estate
 HO City of Greater Geelong

Heritage Study Degrees of Significance

A H C Assessment Criteria	Significance Level
Aesthetic value <input style="width: 80px;" type="text" value="D.2"/>	<input style="width: 100px;" type="text" value="Local"/>
Historic value <input style="width: 80px;" type="text" value="A.4, H.1"/>	<input style="width: 100px;" type="text" value="Local"/>
Scientific value <input style="width: 80px;" type="text"/>	<input style="width: 100px;" type="text"/>
Social value <input style="width: 80px;" type="text"/>	<input style="width: 100px;" type="text"/>
Overall Significance Level	<input style="width: 100px;" type="text" value="Local"/>

Condition of the fabric

Excellent
 Good
 Fair
 Poor
 Ruinous
 Unexposed

Integrity of the site

Excellent
 Good
 Fair
 Poor
 Partially excavated
 Fully excavated

PAGE 1 of 4

BELMONT HERITAGE REPORT (INDIVIDUAL CITATIONS)
(FORMERLY PART OF THE GREATER GEELONG OUTER AREAS HERITAGE STUDY STAGE 2)

TECHNICAL SHEET

Precinct Name <input style="width:150px;" type="text" value="Belmont Heights"/>	
Site Plan/Location Sketch (not to scale)	
Site Address No. <input style="width:40px;" type="text" value="34"/> Street/Site Name <input style="width:150px;" type="text" value="Thomson Street"/> Town/Suburb <input style="width:100px;" type="text" value="Belmont"/> Postcode <input style="width:60px;" type="text" value="3216"/> Site Name <input style="width:150px;" type="text" value="House"/>	
Australian Map Grid Co-ordinates <input style="width:150px;" type="text" value="E 267055km N 5771475km"/> Map <input style="width:100px;" type="text" value="Melway map 227"/> Scale <input style="width:100px;" type="text" value="1:20,000"/>	
Ownership <input style="width:150px;" type="text" value="Residential owner"/>	
Cadastral Location County <input style="width:100px;" type="text" value="Grant"/> Parish <input style="width:100px;" type="text" value="Barrabool"/> Allotment <input style="width:100px;" type="text"/> Block <input style="width:100px;" type="text"/>	

Types of Sites

- | | | | | | | |
|---------------------------------------|---------------------------------------|---|---|---|------------------------------------|--|
| <input type="checkbox"/> monument | <input type="checkbox"/> recreational | <input checked="" type="checkbox"/> residential | <input type="checkbox"/> aviation | <input checked="" type="checkbox"/> gate | <input type="checkbox"/> landscape | <input checked="" type="checkbox"/> building |
| <input type="checkbox"/> industrial | <input type="checkbox"/> public | <input type="checkbox"/> infrastructure | <input type="checkbox"/> relic/ruin | <input checked="" type="checkbox"/> tree(s) | <input type="checkbox"/> religious | <input type="checkbox"/> educational |
| <input type="checkbox"/> agricultural | <input type="checkbox"/> commercial | <input type="checkbox"/> maritime | <input checked="" type="checkbox"/> fence | <input checked="" type="checkbox"/> garden | <input type="checkbox"/> machinery | <input type="checkbox"/> miscellaneous |

Historical Themes

Heritage Study Theme	AHC Theme No.	Heritage Study Theme	AHC Theme No.
Early settlement	<input style="width:40px;" type="text"/>	Industry	<input style="width:40px;" type="text"/>
Maritime	<input style="width:40px;" type="text"/>	Community Life	<input style="width:40px;" type="text" value="clHomes"/>
Tourism	<input style="width:40px;" type="text"/>	Urbanization	<input style="width:40px;" type="text"/>
Transport	<input style="width:40px;" type="text"/>	Landscapes	<input style="width:40px;" type="text"/>
Townships	<input style="width:40px;" type="text" value="tpsSubdivision"/>	Miscellaneous	<input style="width:40px;" type="text"/>

Significant Architectural Features

- Original Materials
- Original Chimneys
- Wall Decoration
- Verandah Structure
- Verandah Decoration
- Original Parapet
- Other Prominent Elevations
- Appropriate Fence
- Early Garden

Roof	<input style="width:100%;" type="text" value="Form"/>
Openings	<input style="width:100%;" type="text" value="Windows"/>
Decoration	<input style="width:100%;" type="text" value="Gable, L.Light, Bracket"/>
Finish	<input style="width:100%;" type="text" value="Painted"/>
Stylistic Character	<input style="width:100%;" type="text" value="Interwar Californian Bungalow"/>

Present Threats

- Human; mining
- Human; visitor erosion
- Human; vandalism
- Human; development
- Human; conservation/maintenance
- Human; stock
- Natural Forces; erosion
- Natural Forces; vegetation
- Not threatened

PAGE 2 of 4

**BELMONT HERITAGE REPORT (INDIVIDUAL CITATIONS)
(FORMERLY PART OF THE GREATER GEELONG OUTER AREAS HERITAGE STUDY STAGE 2)**

Site Address	No.	Street/Site Name	Town/Suburb	Postcode
	34	Thomson Street	Belmont	3216
	Site Name		House	
Description				
<p>The site at 34 Thomson Street has a significant view of St Stephen's Anglican Church to the north and to Newtown Hill. The house is set in a predominantly single storey Federation and interwar Bungalow residential streetscape, with some house adapted for other uses. The house has typical front and side setbacks. These setbacks are shown on the 1927 GWST Plan of Drainage.⁴ The front is bound by an early interwar Bungalow fence, approximately 1200mm high, which has a brick plinth and a piped steel frame and wire mesh above. Two brick piers with concrete cappings form the gateway. An early substantial garden and Palm tree are other features of the site.</p> <p>The asymmetrical, single storey, weatherboard, interwar Californian Bungalow house is characterised by a major gable roof form, together with a rear gable roof that traverses the site, a minor gable that projects towards the street frontage, and a return flat-roofed verandah that projects to the front and the north. These roof forms appear to be clad in galvanised corrugated iron. A tall corbelled red brick chimney with a terra cotta pot adorns the roof line. Wide overhangs are a feature of the eaves. The early timber framed double hung windows are arranged in a horizontal bank of four under the projecting gable and as a bay window under the verandah.</p> <p>The verandah is supported by squat and round, tapered, concrete Doric columns which in turn are supported by brick piers with rendered concrete cappings. Solid brick balustrades with curved concrete cappings form the boundary.</p> <p>Apart from the verandah details, early decorative features of the design include the window leadlighting, gable brackets and infill (shingling, panelling and battening).</p>				
History				
<p>The site at 34 Thomson Street is part of the Belmont Heights Estate subdivision of December, 1913.^{1,3} This house is situated on lot 5 of that subdivision.¹ Hector Tomkins, a dairyman, owned the allotment in 1923-24.¹ In the following year, 1924-25, he sold it to the manufacturer, Harold Hirst.¹ A possible relative of the textile magnate, Godfrey Hirst, the land was passed on to possibly another relative, Herbert Hirst.¹ He had this house built between 1926 and 1928.¹ Herbert Hirst lived there at least until the mid 1930s, but J. Matheson was resident there by 1957 and J.E. Bowles was listed as the occupier in 1972.²</p>				
Heritage Precinct: Significant Urban Character Features visually connected to this place <i>(this section is only applicable to places in precincts)</i>				
			Precinct Name	Belmont Heights
Neighbouring Buildings	<input checked="" type="checkbox"/> Similar Types		<input checked="" type="checkbox"/> Appropriate Bulk/Form	
	<input checked="" type="checkbox"/> Similar Styles		<input checked="" type="checkbox"/> Appropriate Architectural Detailing	
	<input type="checkbox"/> Similar Construction Dates		<input checked="" type="checkbox"/> Appropriate Materials & Finishes	
	<input checked="" type="checkbox"/> Appropriate Set Backs		<input checked="" type="checkbox"/> Appropriate Fence Designs & Locations	
Urban Design	<input checked="" type="checkbox"/> Significant Historical Development		<input type="checkbox"/> Original Paving	
	<input checked="" type="checkbox"/> Significant Urban Focii		<input checked="" type="checkbox"/> Appropriate Allotment Sizes	
	<input checked="" type="checkbox"/> Significant Views		<input type="checkbox"/> Appropriate Street Furniture	
	<input checked="" type="checkbox"/> Original Kerbing			
Landscaping	<input type="checkbox"/> Treelines	<input type="checkbox"/> Public Gardens	<input type="checkbox"/> Median Strips	<input checked="" type="checkbox"/> Nature Strips

C
O
N
T
E
X
T
U
A
L

S
H
E
E
T

P
A
G
E

3
o
f
4

**BELMONT HERITAGE REPORT (INDIVIDUAL CITATIONS)
(FORMERLY PART OF THE GREATER GEELONG OUTER AREAS HERITAGE STUDY STAGE 2)**

S
I
G
N
I
F
I
C
A
N
C
E
S
H
E
E
T

Site Address	No.	Street/Site Name	Town/Suburb	Postcode
	34	Thomson Street	Belmont	3216
Site Name			House	

Comparative Listings

Statement of Cultural Significance

The house at 34 Thomson Street is *aesthetically* significant at a **LOCAL** level. A highly intact house from the street frontage, it demonstrates original design features of the interwar Californian Bungalow style. These qualities include the a major gable roof form, together with a rear gable roof that traverses the site, a minor gable that projects towards the street frontage, and a return flat-roofed verandah that projects to the front and the north. Other intact qualities include the weatherboard wall cladding, galvanised corrugated iron roof cladding, tall corbelled red brick chimney with a terra cotta pot, wide eaves, timber framed double hung windows (in a horizontal bank of four and as a projecting bay), squat and round, tapered, concrete Doric verandah columns, brick verandah piers with rendered concrete cappings, solid brick balustrades with curved concrete cappings, window leadlighting, gable brackets and infill (shingling, joinery, panelling and battening). The brick and wire fence, together with the substantial garden and palm tree, contribute to the significance of the place. The house also makes a significant contribution to this section of the predominantly Federation and interwar residential streetscape.

The house at 34 Thomson Street is *historically* significant at a **LOCAL** level. It is associated with the Belmont Height Estate subdivision of 1913, and with the Hirst family, local woollen manufacturers.

Overall, the house at 34 Thomson Street is of **LOCAL** significance.

References

1. Shire of South Barwon Rate Books, 1923-24, 1924-25, 1925-26, 1926-27, 1927-28, 1928-29.
2. Sands and McDougall's *Directory of Victoria*, 1934, 1957, 1972.
3. Belmont Heights Estate Subdivision plan, 6 December, 1913, Geelong Historical Records Centre.
4. Drainage Plans and Inspector's Reports, 1927, Barwon Water Profis system.

P
A
G
E

4
o
f
4