


Location

222 MOUNTJOY PARADE LORNE, SURF COAST SHIRE

Municipality

SURF COAST SHIRE

Level of significance

Registered

Victorian Heritage Register (VHR) Number

H0604

Heritage Overlay Numbers

HO29

VHR Registration

August 21, 1985

Heritage Listing

Victorian Heritage Register

Statement of Significance

Last updated on - June 24, 1999

Rodney Alsop designed Leighwood at 222 Mountjoy Parade, Lorne for the Bell family in 1915. Both the Bell and Alsop families had associations with Lorne. The Bells were connected generally with the nearer western district. Leighwood is an excellent example of the bungalow type both for its original Indian qualities and, more clearly, as a combination of the Californian and Craftsman Bungalow styles. It was designed very much as a retreat from urban living. The informality of Leighwood is innovative. It is created by its planning and siting as much as the use of plain materials and simple details. There is direct access from the outside to the sitting room, dining room and kitchen. The plan is not centred on a formal hall. The bungalow became the dominant domestic building type after the First World War. Leighwood is an outstanding early example. It was executed with finesse and simplicity by a leading and gifted designer and remains remarkably intact in an evocative setting.

Permit Exemptions

General Exemptions:

General exemptions apply to all places and objects included in the Victorian Heritage Register (VHR). General exemptions have been designed to allow everyday activities, maintenance and changes to your property, which don't harm its cultural heritage significance, to proceed without the need to obtain approvals under the Heritage Act 2017.

Places of worship: In some circumstances, you can alter a place of worship to accommodate religious practices without a permit, but you must [notify](#) the Executive Director of Heritage Victoria before you start the works or activities at least 20 business days before the works or activities are to commence.

Subdivision/consolidation: Permit exemptions exist for some subdivisions and consolidations. If the subdivision or consolidation is in accordance with a planning permit granted under Part 4 of the *Planning and Environment Act 1987* and the application for the planning permit was referred to the Executive Director of Heritage Victoria as a determining referral authority, a permit is not required.

Specific exemptions may also apply to your registered place or object. If applicable, these are listed below. Specific exemptions are tailored to the conservation and management needs of an individual registered place or object and set out works and activities that are exempt from the requirements of a permit. Specific exemptions prevail if they conflict with general exemptions.

Find out more about heritage permit exemptions [here](#).

Specific Exemptions:

Works to interior of 1997 constructed studio.

Exempt classes of works or activities are to be planned and carried out in a manner which prevents damage to the registered place. However, if other previously hidden original or inaccessible details of the place are uncovered, any works that may affect such items shall immediately cease. The Executive Director shall be notified of the details immediately to enable Heritage Victoria representatives to inspect and record the items, and for discussion to take place on the possible retention of the items, or the issue of a modified approval.

If there is a Conservation Policy and Plan approved by the Heritage Council or Executive Director, all works and activities shall be carried out in accordance with that Policy and Plan.

Nothing in this Declaration prevents the Executive Director from amending or rescinding all or any of the permit exempt alterations provided work has not commenced on the alterations.

Construction dates	1915,
Architect/Designer	Alsop, Rodney H,
Heritage Act Categories	Registered place,
Hermes Number	663
Property Number	

Extent of Registration

AMENDMENT OF REGISTER OF HISTORIC BUILDINGS

Historic Building No. 604, Leighwood, 222 Mountjoy Parade, Lorne (to the extent of the whole of the building and the land (Certificate of Title Vol. 8732 Folio 426)).

[*Victoria Government Gazette* No. 86 21 August 1985 p. 3220]

This place/object may be included in the Victorian Heritage Register pursuant to the Heritage Act 2017. Check the Victorian Heritage Database, selecting 'Heritage Victoria' as the place source.

For further details about Heritage Overlay places, contact the relevant local council or go to Planning Schemes Online <http://planningschemes.dpcd.vic.gov.au/>