
Residence



289 Pakington Street,
Newtown

Location

289 Pakington Street, NEWTOWN VIC 3220 - Property No 203931

Municipality

GREATER GEELONG CITY

Level of significance

Included in Heritage Overlay

Heritage Overlay Numbers

HO1946

Heritage Listing

Greater Geelong City

Statement of Significance

Last updated on -

Statement of Significance

"Hillside" at 289 Pakington Street, Newtown, has significance as a rare surviving largely intact mid 19th century Victorian Regency styled dwelling in the Greater Geelong area. Built in 1855, the dwelling is a legacy of the earliest suburban residential development in Newtown. "Hillside" appears to be in fair-good condition when viewed from the street.

"Hillside" at 289 Pakington Street is architecturally significant at a LOCAL level (AHC D.2, E.1). One of a notably small number of surviving mid 19th century Victorian Regency styled dwellings in Newtown, the original design qualities that it imparts include the simple gable roof form that traverses the site, and a three-bayed symmetrical front having a slightly recessed central entrance bay with round-arched door openings and flanking bays having timber framed multi-paned double hung windows. Other intact or appropriate qualities include the elevated single storey height, brick wall construction, Corrugated profile sheet metal roof cladding (painted red), brick chimneys with corbelled top, lack of eaves, rendered wall finish to the building base, refined detailing to the arched entrances (stylized capitals to the vestigial brick pilasters and the projecting keystones in the arches), and the four paneled timber doors with fanlights above.

"Hillside" at 289 Pakington Street is historically significant at a LOCAL level (AHC A.4, H.1). It is a rare physical legacy of the modest suburban residential developments in Newtown in the mid 19th century, having been built in 1855.

Overall, "Hillside" at 289 Pakington Street is of **LOCAL** significance.

Recommendations

Heritage Overlay Schedule Controls

External Paint Controls: Yes

Internal Alteration Controls: No

Tree Controls: No

Outbuildings and/or Fences: No

Extent of Heritage Overlay & Significance

The HO apply to the whole of the site.

Other Recommendations:

Opportunities may be available to remove the introduced paint on the brickwork using approved chemical method and subject to further investigation.

References

City of Newtown and Chilwell Rate Books 1860-1950, digital copies on CD, Geelong Heritage Centre.

Geelong Waterworks & Sewerage Trust Plan of Drainage 1956.

Geelong Waterworks & Sewerage Trust Field Book 1912.

A. Willingham, Geelong Region Historic Buildings & Objects Study, vols.2-3, Geelong Regional Commission, Geelong, 1986.

D. Rowe, 'Rochford' Conservation Management Plan, privately commission, June 2002.

Context Pty Ltd with B. Stafford, R. Peterson & C. Kellaway, 'City of Newtown Urban Conservation Study, vol.3, prepared for the City of Newtown, 1991.

'Armytage House', H405, Victorian Heritage Database online, www.heritage.vic.gov.au.

J.H. Taylor, Map of Geelong, Newtown and Chilwell, 1854, State Library of Victoria.

Mr Sinclair, Current Owner, Personal Comments, 16 February 2009.

Heritage Study/Consultant	Greater Geelong - Newtown Heritage Study 2008 Vol 1-3, City of Greater Geelong, 2008;
Heritage Act Categories	Registered place,
Hermes Number	25665
Property Number	

Physical Description 1

Description

"Hillside" at 289 Pakington Street is set on an average-sized allotment for the area. The building also takes up the full width of the site and has a shallow front setback. Situated on a steeply sloping site, an introduced fence forms the front boundary.

The symmetrical, elevated single storey, painted brick, Victorian Regency styled duplex is characterised by a simple gable roof form that traverses the site, and a three-bayed front facade identified by a slightly recessed central entrance bay with round-arched door openings and flanking bays having early timber framed multi-paned double hung windows. At the rear is a skillion wing that appears to have been altered. The roof comprises corrugated profile sheet metal roof cladding (painted red). Symmetrically-composed brick chimneys with corbelled tops adorn the roofline. There is an absence of eaves. The rendered finish to the base of the building appears to be early.

Other early features of the design include the refined detailing to the arched entrances, including the stylized capitals to the vestigial brick pilasters and the projecting keystones in the arches. The entrances to each of the semi-detached dwellings are accessed by a series of steps with a central hollow steel balustrade. The four paneled timber doors with fanlights above are also early.

Integrity

Integrity

Predominantly intact.

Physical Conditions

Condition

Fair-Good. There is evidence of vertical cracking in the walls above the south window on the Pakington Street facade.

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/>