
Residence



27 Flinders Parade Barwon
Heads VIC 3227

Location

27 Flinders Parade, BARWON HEADS VIC 3227 - Property No 226689

Municipality

GREATER GEELONG CITY

Level of significance

Incl in HO area indiv sig

Heritage Overlay Numbers

HO1649

Heritage Listing

Greater Geelong City

Statement of Significance

Last updated on -

C Listed - Local Significance

STATEMENT OF SIGNIFICANCE

The house at 27 Flinders Parade is **aesthetically** significant at a **LOCAL** level. It demonstrates original design qualities of a transitional Federation / interwar Bungalow style. These qualities include the major, broken-back and recessed gable roof that traverses the site, together with a corner turret that penetrates this roof and a minor

gable roof that projects towards the street frontage. Other intact qualities include the cement sheet wall cladding, chimney, wide eaves, timber framed windows arranged as a horizontal bank under the projecting gable consisting of a large central fixed light with flanking double hung windows that have additional transoms, timber framed windows under the verandah forming a bay (as part of the turret) and have three-panes, timber and glazed front doors, verandah posts, wall and gable battening, and the weather vane.

The house at 27 Flinders Parade is historically significant at a **LOCAL** level. It is associated with the Flinders Estate subdivisions of 1887 and c.1909.

Overall, the house at 27 Flinders Parade is of **LOCAL** significance.

REFERENCE

1. See Heritage Victoria file no. 605113.
2. 'Plan of the Flinders Estate, Barwon Heads', 1887, Geelong Historical Records Centre.
3. Barwon Heads Estate Company plan, 26 December, 1901, Geelong Historical Records Centre.
4. Flinders Estate subdivision plan, c.1909, Geelong Historical Records Centre.
5. Shire of South Barwon Rate Books, 1891, 1904-05, 1908-09, 1911-12, 1912-13, 1914-15, 1915-16.
6. Drainage Plans and Inspectors' Reports, Barwon Heads Sewerage Authority, 1975, Barwon Water Profis system.
7. Information provided verbally to City of Greater Geelong by owner in 2001.

Heritage Act Categories Registered place,

Hermes Number 26522

Property Number

Physical Description 1

DESCRIPTION

The site at 27 Flinders Parade has visual connections with the tea-tree reserve on the east side of the street, Norfolk pine trees to the north, and with significant focii: the Barwon River (to the east), jetties and former Fishermens' Co-operative Sheds (to the south), Barwon Heads Park (to the south), and the Barwon Heads bridge (to the south-east). This house has a sizeable front setback and very narrow side setbacks, with a rear driveway. These setbacks are shown on the 1975 BHSA Plan of Drainage.⁶ The front is bound by a sympathetic, introduced, ripple iron fence with timber fretwork capping, approximately 1500mm high.

The asymmetrical, single storey, cement sheet? transitional Federation / interwar Bungalow styled house is characterised by a major, broken-back and recessed gable roof that traverses the site, together with a corner turret that penetrates this roof and a minor gable roof that projects towards the street frontage. These roof forms appear to be clad in corrugated colorbond. An early chimney adorns the roofline. Wide overhangs are a feature of the eaves. The early timber framed windows are arranged as a horizontal bank under the projecting gable and consist of a large central fixed light with flanking double hung windows that have additional transoms. The early timber framed windows under the verandah form a bay (as part of the turret) and are three-paned and possibly pivoted, while the upper timber framed pivot windows of the turret seem to be replacements. The timber and glazed front doors may also be early. The verandah is supported by worked square posts.

Early decorative features of the design include the wall and gable battening, and possibly the weather vane at the apex of the turret.

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/>