

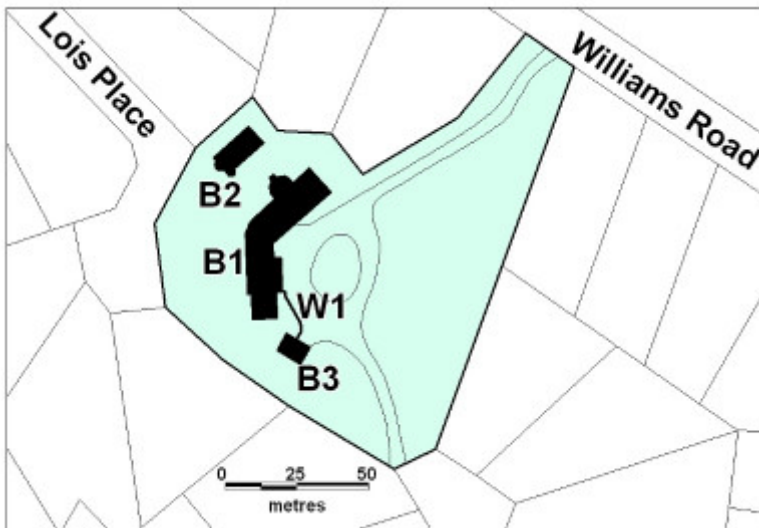
HENDRA



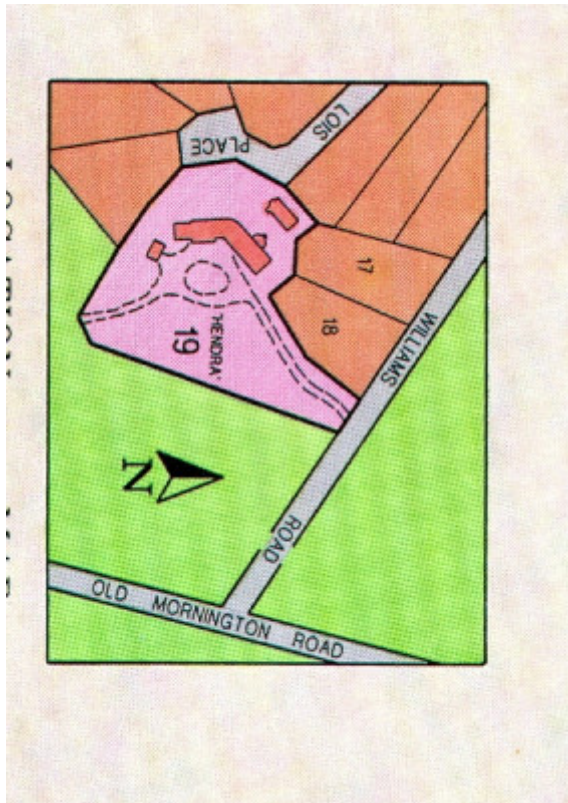
HENDRA SOHE 2008



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hendra plan



Hendra Plan

Location

11 WILLIAMS ROAD MOUNT ELIZA, MORNINGTON PENINSULA SHIRE

Municipality

MORNINGTON PENINSULA SHIRE

Level of significance

Registered

Victorian Heritage Register (VHR) Number

H1907

Heritage Overlay Numbers

HO249

VHR Registration

December 21, 2000

Heritage Listing

Statement of Significance

Last updated on -

What is significant?

Hendra is a single-storey brick residence constructed in Interwar Old English style as a country house for the E.B.Coles family in 1938. Designed by the prominent commercial architect, Harry Norris, the house exterior is in the tradition of English country houses, but with Moderne detailing. The house is constructed of rendered brick with a massive, steeply pitched terracotta shingled roof.

How is it significant?

Hendra is architecturally and historically significant to the State of Victoria.

Why is it significant?

Hendra is architecturally significant as an unusual and accomplished example of interwar architecture in the Old English style with Streamlined Moderne influence and as an unusual example of the work of the prominent Melbourne architect Harry Norris

Hendra is historically significant for its association with the Coles family, whose chain of retail stores became a household word across the nation from the 1920s. Built for Edgar Coles, who was for 23 years the chief executive of the company, the house was designed for comfortable family living and entertaining. Its layout, with staff quarters, swimming pool and large reception rooms, reflects a way of life soon to disappear after World War II.

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:

General Conditions:

1. All exempted alterations are to be planned and carried out in a manner which prevents damage to the fabric of the registered place or object.
2. Should it become apparent during further inspection or the carrying out of alterations that original or previously hidden or inaccessible details of the place or object are revealed which relate to the significance of the place or object, then the exemption covering such alteration shall cease and the Executive Director shall be notified as soon as possible.
3. If there is a conservation policy and plan approved by the Executive Director, all works shall be in accordance with it.
4. Nothing in this declaration prevents the Executive Director from amending or rescinding all or any of the permit exemptions.
5. Nothing in this declaration exempts owners or their agents from the responsibility to seek relevant planning or building permits from the responsible authority where applicable.

Exterior

- * Minor repairs and maintenance which replace like with like.
- * Removal of extraneous items such as air conditioners, pipework, ducting, wiring, antennae, aerials etc, and making good.
- * Installation or repair of damp proofing by either injection method or grouted pocket method.
- * Repair of fences and gates.
- * Regular garden maintenance.
- * Installation, removal and replacement of garden watering systems.
- * Laying and repair of gravel toppings to the driveways.

Pool

- * Minor repairs which replace like with like

Residence Interior

- * Installation, removal or replacement of curtain track, rods, blinds and other window dressings.
- * Installation, removal or replacement of hooks, nails and other devices for the hanging of mirrors, paintings and other wall mounted artworks.
- * Removal of paint from originally unpainted or oiled joinery, doors, architraves and skirtings.
- * Painting of previously painted walls and ceiling provided that preparation or painting does not remove evidence of the original painting or other decorative scheme.
- * Installation, removal or replacement of carpets and flexible floor coverings.
- * Repair to existing hydronic heating system, drying rack in drying room and heating rail in linen closet.
- * Installation, removal or replacement of kitchen benches, cupboards and fixtures including sinks, stoves, ovens refrigerators, dishwashers etc and associated plumbing and wiring, provided that the existing masonry structure of the building core, including the old stove alcove, remains in place.
- * Installation, removal and replacement of electrical wiring provided that all new wiring is fully concealed.
- * Installation, removal and replacement of bulk insulation in the roof space.
- * Installation, removal and replacement of smoke detectors

Construction dates	1939,
Architect/Designer	Norris, Harry A,
Heritage Act Categories	Registered place,
Hermes Number	5354
Property Number	

History

Contextual History:Contextual History:

Mount Eliza

James Davey, a pioneer and pastoralist from Frankston was granted a pre-emptive right to 640 acres of land at Mount Eliza in 1854. William Davey and his son James had migrated from Penzance, Cornwall in the ship Argyle in 1839 and took up land at Frankston. Davey was one of three major landowners at Frankston. The area he obtained at Mount Eliza was not suitable for town development, lacked easy access to the beach and was a long way from transport.

Mount Eliza developed as a coastal township. By the 1920s, Frankston, with a population of almost 3000, was a major centre, but Mount Eliza was a very small township. The seafront south of Frankston was an area where the rich established their estates. Here they built country houses in the grand English style. (Michael Jones. Frankston. P.243) These included the large estates of Yamala owned by Dr Madden, Nyora by Sydney Smith, and Earimil owned by Mrs Sumner. The Grice family were at Manyung, and Mrs Gillet was at Sunnyside. These large land holdings on some of the most attractive high land on the Peninsula with bay views and private beaches prevented early subdivision and gave the area status as a holiday place for the affluent.

The Coles Stores

The Coles family dynasty was founded by mining engineer, George Coles who migrated to Victoria in 1852 but decided that it was more profitable to sell goods in the goldfields than to dig for gold. He bought a horse and cart and carried goods from Melbourne to Ballarat and then set up a store in a tent near Daylesford.

George Coles later owned and operated a country store at St James, Victoria and later one at Wilmot, Tasmania. Coles' four sons, George James (G.J.), Arthur, Kenneth and Edgar, also became involved in retailing. In 1913, G.J. Coles travelled overseas to study retailing in the United States and England. In 1914, the first G.J. Coles variety store opened in Collingwood, with prices limited to 3d, 6d and 1/6. In 1919, G.J and Arthur Coles founded a larger variety store at Collingwood, which advertised itself as selling 'Nothing Over 2/6d'. The store located at 170 Smith Street was later known as No. 1 Coles Store. In 1922, Coles Number 2 store was opened in Chapel Street, Prahran.

Edgar, the second youngest of Coles' eleven children was born on 3 June 1899. He was educated at Scotch College, Launceston. Edgar joined the Bank of New South Wales in 1918 and worked at the Hobart and Albury offices. He studied accountancy and taught himself shorthand and typing in his spare time. He joined his brothers as the boy of all work at the Collingwood store in 1919, at a lower salary than he had received at the bank.

In 1927 the public company of G. J. Coles and Co. Ltd. was floated. (McLaughlin, p.46) The first interstate store, the Number 10 was opened in Sydney in 1928. Number 12 store opened in 1930 was advertised as Australia's largest variety store.

In 1944 A. W. Coles retired and E.B. Coles was appointed Managing Director. In the 1950s he was known as the Take-over King when the Coles chain incorporated other retail outlets such as Selfridges. In 1960, under his leadership the company acquired Matthews Thompson, a chain of 250 grocery stores in New South Wales, founding the Coles New World grocery chain. In 1959 E.B. Coles received a knighthood for 'public and philanthropic services'. In 1963, he was appointed Chairman of the company. In 1966, Sir Edgar announced the company's entry into discount stores, leading to the opening of the Kmart stores. In 1967 Sir Edgar retired as controlling managing director and the following year retired as Chairman. In 1976, he retired from the Board. In 1981, Sir Edgar died, aged 81. (Judith McLaughlin. Nothing over Half a Crown: A Personal History of the Founder of the G.J. Coles Stores. Main Ridge, Vic., Loch Haven Books, 1991.p. 89-90)

The Architect

Harry Norris was the architect for the Coles firm for many years and designed the first purpose-built store in Melbourne in Bourke Street in the site of Coles? Book Arcade in art deco style. This store, known as Coles No.

12 Store, opened in the new building in 1930.

Harry Norris' practice was founded in the early twenties and spread interstate through his clients' commercial activity. He was responsible for many notable buildings, and gems of the moderne style, including Mitchell House, the Nicholas Building and Majorca House in central Melbourne. He designed a number of car showrooms, such as Melford Motors, in Elizabeth Street and the Kellow Falkiner Showrooms (VHR H668) in St Kilda Road. Norris used innovative materials in the Kellow Falkiner Showrooms. He was a pioneer in the use of Wunderlich architectural terracotta tiles in Melbourne, and this building provides a fine example of them.

His residence for the Nicholas family at Sassafra, Burnham Beeches (VHR H868) was constructed in the Moderne style in 1930-33. The Nicholas family, owners of the manufacturing company which produced 'Aspro', chose Norris as one of the leading commercial architects in Melbourne in the inter-war period. Norris had previously received a commission from Alfred Nicholas for Nicholas House, in the Greek Revival style, in Swanston Street in 1925-26.

His residential work included the Vice Chancellor's residence at Melbourne University (VHR H1003) He received this commission as a result of his connection with the Nicholas family. Alfred Nicholas and Herbert Brookes donated funds to the University for the construction of the residence in 1937.

The Nicholas connection also led to the commission for Norris to design the new preparatory school, swimming pool, gymnasium and chapel at Wesley College in 1935-36, for which the Nicholas family provided the funds.

The design of Hendra took a traditional English domestic form based on a shallow V-shaped plan, to take advantage of the bay views. The dominant hipped terra cotta shingled roof is reminiscent of some of the work of the British Arts and Crafts designers such as Voysey. But Moderne styling is evident in much of the detailing, both inside and out. The entry with its angled forms, glass brick panels and contrasting clinker brick coursing accentuates the horizontality evoked by the massive roof and shallow wall height.

History of Place:

The land on which Hendra stands formed part of Davey's original pre-emptive right. The land was subdivided by Davey's executors in 1886. A house was built on the property consisting of 27 acres on Lots 29-32 about 1910 and was called Hendra (now known as 'old Hendra'). This was sold to Melita Masterton by 1921. Edgar Coles purchased it in 1937 and acquired Lots 33 and 34 as well. Two years later he acquired six more lots from the same estate, making a total of 67 acres. In 1938 the architect Harry Norris designed a house for Coles which was also called Hendra (the 'new Hendra'). The house was constructed in 1939. Both Hendras were built on Lots 29-32.

Mount Eliza was a desirable location for a country residence in that it was close to Melbourne and to the beach. The Coles family purchased a large acreage, as they wanted enough land to breed horses and dogs.

DESCRIPTION OF PLACE:

Hendra is a single-storey rendered brick residence planned in a shallow V shape. The house originally stood in spacious grounds with a tennis court and swimming pool. The squat external walls beneath the massive, steeply pitched terracotta shingled roof belie the true design influence of Hendra. Hendra's Interwar Old English exterior hints at the Streamlined Moderne aesthetic with the slim terracotta coursed glazed brick quoins around the windows to emphasise the horizontal nature of the building. The front door in the entry alcove is placed within a wall of rectangular glass blocks.

Hendra was designed with large picture windows to the lounge to take advantage of sunlight, the garden and the picturesque bay views. Hendra has five bedrooms and five bathrooms in the main section and a servants' wing containing two maid's bedrooms, a maids' bathroom, a maids' sitting room, kitchen, laundry and drying room. All the bathrooms have terrazzo floors that are individually coloured and displaying a different motif. The two guest bathrooms (one male, one female) are sited opposite the entrance to the swimming pool so as to be convenient for visitors invited for swimming parties.

Most of the built-in joinery is extant in Hendra, including a cupboard and small trough for the maid's washing duties. The doors to the bar and sunroom are glazed and furnished with a single horizontal chromed push bar and handle. The remaining doors are flush panel timber veneer with chromed handles.

The house was designed for entertaining with a small, beautifully detailed bar with curved cabinets and shelving, placed adjacent to the sunroom. The sunroom has direct access to the covered terrace and outdoor entertaining area which includes the 12-metre tiled enclosed swimming pool. An original sketch plan for the property shows the pool in its current position but including a 'ladies and gents' change area as well as an outdoor terrace and dancing area off the covered terrace.

The heating system designed by Norris in December 1938 provided heating to the house by means of radiators as well as heating for the swimming pool. A dedicated drying room with a heated coil occupying an entire wall as well as a warming unit located in the linen closet are also connected to this system. The boiler room was located beside the garage. Norris also included an air-conditioning system ducted to the common living areas.

Alterations

The house has undergone some changes: these include the removal of walls between the butler's pantry, breakfast room and kitchen to form a kitchen-family room. However it is substantially intact. The six bathrooms are in exceptional condition with their original fittings in place. The servants' sitting room has become the study.

The west-facing porch was closed in when the terrace was constructed in the mid-1950s.

Associated People: Sir Edgar Coles

Assessment Against Criteria

a. The historical importance, association with or relationship to Victoria's history of the place or object
N/A

b. The importance of a place or object in demonstrating rarity or uniqueness

Hendra is a rare example of a country house for a wealthy family of the late 1930s, with servants quarters demonstrating the way the house was used.

c. The place or object's potential to educate, illustrate or provide further scientific investigation in relation to Victoria's cultural heritage
N/A

c. The importance of a place or object in exhibiting the principal characteristics or the representative nature of a place or object as part of a class or type of places or objects

e. The importance of the place or object in exhibiting good design or aesthetic characteristics and/or in exhibiting a richness, diversity or unusual integration of features
Hendra displays an unusual combination of the Interwar Old English idiom and a Streamlined Moderne aesthetic. Hendra exhibits good design characteristics and exhibits diversity and an unusual integration of features in its design of the interior and exterior of the house.

f. The importance of the place or object in demonstrating or being associated with scientific or technical innovations or achievements

g. The importance of the place or object in demonstrating social or cultural associations

Hendra is important for its association with Sir Edgar Coles, Managing Director and Chairman of the Coles company.

Hendra is important for its social associations in that its layout exemplifies the workings of a wealthy 1930s household, prior to the large-scale disappearance of household servants in Australia during and after World War II.

h. Any other matter which the Council deems relevant to the determination of cultural heritage significance

Extent of Registration

1. All the building being the house marked B1, swimming pool B2, garage B3 and masonry wall W1 on plan 1907 held by the Executive Director
2. All the land marked on Plan 1907 held by the Executive Director

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/>