
RESIDENCE



1 residence 64 capel street
west melbourne front view
aug1985

Location

64 CAPEL STREET WEST MELBOURNE, MELBOURNE CITY

Municipality

MELBOURNE CITY

Level of significance

Registered

Victorian Heritage Register (VHR) Number

H0631

Heritage Overlay Numbers

HO462

VHR Registration

October 1, 1986

Heritage Listing

Victorian Heritage Register

Statement of Significance

Last updated on - October 29, 1999

What is significant?

The Residence at 64 Capel Street, West Melbourne, was built by Joseph Dean probably between 1859 and 1866, possibly in two stages, the second storey being added some time after the first. Dean was a stonemason and lived in the house for short periods but generally leased it until selling in 1897. The house is a two-storey parapeted and part-stuccoed building of basalt coursed rubble with sandstone quoins to openings as seen on the north face. The two-level timber verandah has cast-iron frieze panels, bellied iron balustrade panels and a modified square head picket fence. The architraved upper level window has the distinctively early detail of half side-lights, with adjoining hung sashes over a lower panel. Decorative stucco elements include parapet scrolls, a cornice and unusual stylised brackets and rolled mouldings to the side wall faces, set against the stone work.

How is it significant?

The Residence at 64 Capel Street, West Melbourne, is of historical and architectural significance to the State of Victoria.

Why is it significant?

The Residence at 64 Capel Street, West Melbourne, is of historical significance as evidence of the early form of residential development in inner Melbourne. The house is one of the earliest in the area, the land here having been sold in the late 1850s. It provides an excellent example of the kind of buildings erected by the small-scale owner-builders that were common in this part of Melbourne in the 1850s and 1860s. Dean, the builder and occupier of this house, built several others in the area.

The Residence at 64 Capel Street, West Melbourne, is of architectural significance as an example of domestic architecture displaying uncommon early details and cast iron pattern and as an unusual example of combined stone (basalt and freestone) and stucco work.

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](#).

Construction dates	1859,
Heritage Act Categories	Registered place,
Hermes Number	1210
Property Number	

History

Contextual History:History of Place:

The Capel Street block was sold by the Crown in 1859. No two allotments were purchased by the same person, so most of the buildings are constrained by the original allotment boundaries. The block was prime building land, most of the area to the north of Victoria Street having already been developed since 1852. The Capel Street block was thus developed within a few years of sale.

Joseph Dean first moved into Capel Street in 1859. His neighbours at the time were Netherwood's two room brick house and W. Williams Victoria Smelting Works

Extent of Registration

AMENDMENT OF REGISTER OF HISTORIC BUILDINGS

Historic Building No. 631, 64 Capel Street, West Melbourne to the extent of the building itself and Title Volume 5282 Folio 325.

[Victoria Government Gazette No. 80 1 October 1986 pp. 3784-3785]

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/>