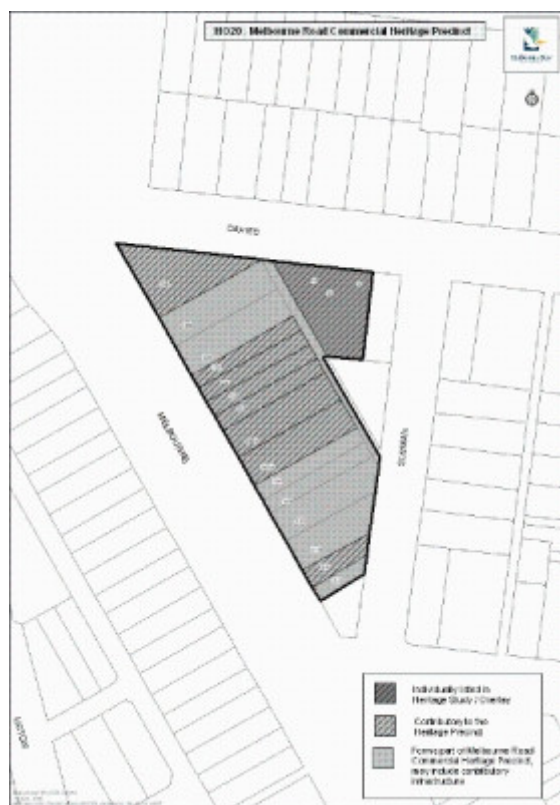


# Melbourne Road Commercial Precinct



Melbourne Road Commercial Precinct NEWPORT, Hobsons Bay Heritage Study 2006



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## Location

Davies Street (part) and Melbourne Road (part) NEWPORT, HOBSONS BAY CITY

## Municipality

## Level of significance

Included in Heritage Overlay

## Heritage Overlay Numbers

HO20

## Heritage Listing

Hobsons Bay City

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## Statement of Significance

Last updated on -

What is Significant?

The Melbourne Road Commercial Heritage Precinct, which comprises all land in HO20 and generally includes properties bounded by Melbourne Road, Davies Street and Susman Street, Newport.

How is it Significant?

The Melbourne Road Commercial Heritage Precinct is of local historic and aesthetic significance to the City of Hobsons Bay.

Why is it Significant?

Historically, the Melbourne Road Commercial Heritage Precinct is significant for its associations with the development of the main Newport shopping centre that developed around the Newport Railway Station from the late nineteenth to early twentieth century and was second only to Williamstown commercial area in its importance. It demonstrates the development of the Newport area during the late nineteenth and early twentieth century and illustrates how retail centres developed around railway stations. (AHC criteria A4 and D2)

Aesthetically, the Melbourne Road Commercial Heritage Precinct is significant as a representative example of a late nineteenth and early twentieth century commercial precinct, which is notable for the intact upper level facades that contribute to the historic character of the Newport commercial precinct. (AHC criterion E1)

On this basis, the following properties contribute to the significance of the precinct:

- 316, 328-338 and 344 Melbourne Road.
- 35 Davies Street.

*Please note that some heritage places within this precinct may also have an individual citation in this Study.*

Heritage Study/Consultant Hobsons Bay - Hobsons Bay Heritage Study, Hobsons Bay City Council, 2006;

Construction dates 1880,

Hermes Number 22449

## Physical Description 1

There is a well-established small commercial centre, which predominantly comprises buildings from the late Victorian and Edwardian eras. It is an extension of the Newport commercial centre to the north although the physical connection has been diminished by the construction of the railway overpass and large traffic roundabout at the North Road intersection.

Situated on the eastern side of Melbourne Road, at the southern end of the main Newport shopping centre, it comprises single and double-storey brick timber shops built to the street boundary, which have face and rendered brick facades. The integrity of the fabric is moderate. Typically for commercial centers, the first floors, which often feature decorative Victorian and Edwardian era parapets, are substantially intact, however the ground floor shopfronts are mostly altered.

Key buildings include:

- The timber Victorian shop at 316 Melbourne Road.
- 'Kardinia', a red brick Edwardian shop at 330 Melbourne Road, with an intact tiled shopfront and a horseshoe arch balcony.
- The single storey Edwardian shops with distinctive parapets at 332-334 Melbourne Road.
- Italianate shops at 336-338 Melbourne Road
- The red brick former State Savings Bank at 344 Melbourne Road. The ground floor of this building has been altered, however, the upper level remains substantially intact.

## Integrity

Integrity

Moderate

## Usage/Formal Usage

Context

The Melbourne Road commercial heritage precinct is related to, but physically separated from the Newport Civic & Commercial precinct, which is just to the north. It forms part of the Private Survey Precinct.

## Historical Australian Themes

*Principal Australian Historical Theme(s)*

Making Suburbs

## Physical Description 2

*Associations*

State Savings Bank of Victoria, Independent Order of Oddfellows

*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/>*