

GORDON HOUSE



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2008



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h00443 gordon house



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h00443 gordon house side
view

Location

24-38 LITTLE BOURKE STREET MELBOURNE, MELBOURNE CITY

Municipality

MELBOURNE CITY

Level of significance

Registered

Victorian Heritage Register (VHR) Number

H0443

Heritage Overlay Numbers

HO685

VHR Registration

January 17, 1979

Heritage Listing

Victorian Heritage Register

Statement of Significance

Last updated on - January 18, 2000

What is it significant?

Gordon House was built in 1883 for George Coppin, theatrical entrepreneur, politician and philanthropist George Selth Coppin. Coppin was one of the fathers of Australian theatre. The building was conceived as subsidised accommodation for actors and was modelled on the Chelsea Model Lodging House in London. The courtyards were supposed to allow for maximisation of natural light and air. Renowned Melbourne architect William Pitt designed Gordon House as a three storey brick building with basement and internal courtyards. The symmetrical facade is eclectically derived from Gothic, Romanesque and Renaissance sources. Gordon House remained a lodging house until 1976.

How is it significant?

Gordon House is of architectural and historical significance to the State of Victoria.

Why is it significant?

Gordon House is architecturally significant as Victoria's only nineteenth century philanthropic model lodging house complex. It is one of the more austere and unusual works of the architect William Pitt, designed using an eclectic mixture of Gothic, Romanesque and Renaissance styles.

Gordon House is historically significant for its association with the philanthropy of the leading actor and theatrical entrepreneur, George Selth Coppin. Coppin was one of the leading entrepreneurs of Australian theatre before the arrival of JC Williamson.

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	1884,
Architect/Designer	Pitt, William,
Heritage Act Categories	Registered place,
Hermes Number	778
Property Number	

History

History of Place:

George Coppin arrived in Australia from England in 1842. He was involved in all manner of ventures, making and losing several fortunes. The idea of Gordon House was to provide apartments with plenty of light and air overlooking a central courtyard. His architect William Pitt had other business associations with Coppin, and Gordon House marks an unusual example of his oeuvre. All lodgers shared a huge underground kitchen and a reading room. The lodging rooms were soon taken over by single men as families moved out. The building remained a hostel until 1976 when it was converted to a restaurant and shopping complex, then to apartments and then to an hotel.

(from Age article, no date, possibly 1983)

CONTEXTUAL HISTORY

In London in 1850 the Society for Improving the Conditions of the Labouring Classes erected a block of Model Houses for Families in Bloomsbury. The architect Henry Roberts produced an influential design four storeys high with minimal classical decoration to the exterior. The dwellings were self-contained flats arranged around three sides of a courtyard, allowing air and light into the rear of the building. Access was via open galleries with iron balconies.

In 1862 George Peabody set up a trust to ameliorate working class living conditions. By the 1870s the trust's architect Darbishire had evolved a standard design of five storey blocks with minimum decorative treatment.

(R Dixon and S Muthesius, *Victorian Architecture*, pp.72-73)

Associated People: George Selth Coppin

Extent of Registration

Historic Building No.443. Gordon House, 24-38 Little Bourke Street, Melbourne, (to the extent of the courtyard building fronting Little Bourke Street).

[*Victoria Government Gazette* No.717 January 1979 p.164]

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/>