ARNOLD HOUSE 2 (former)

ADDRESS: 8 Havelock Street, Wodonga

STUDY NUMBER: 2B HERITAGE OVERLAY NUMBER:

DATE: 1929

CONDITION: Good

INTACTNESS: Good



(RBA, June 2024)

STATEMENT OF SIGNIFICANCE

What is significant?

The *Arnold House 2 (former)* at 8 Havelock Street, Wodonga. Built in 1929 for Johann Wilhelm and Mary Arnold, the significant elements of the timber bungalow are the form, hipped and gabled roof clad in corrugated sheet metal; two red brick chimneys; gable end with battened sheeting; shiplapped boards; two corner porches with red brick balustrades and Tuscan order columns and timber deck; panelled timber door and timber-framed sidelights; double hung sash windows, some box framed with leadlight and front window hood clad with shingles.

Whilst the extant, low brick fence with and decorative metal railing is not original it is nonetheless complementary, having likely replacing the original fence during the mid-20th century.

The non-significant elements are red brick paths to the front, carport and rear additions/alterations.

How is it significant?

The *Arnold House 2 (former)* at 8 Havelock Street, Wodonga is of local historical and aesthetic significance to the City of Wodonga.

Why is it significant?

The *Arnold House 2 (former)* is historically significant as being a typical example of the bungalow style it exemplifies a major phase of expansion and residential development in the municipality following the first World War. It also has associations for the original owners and long-term residents, the Arnold family, members of who also lived at the adjoining house at no. 6. (Criterion A)

The *Arnold House 2 (former)* is of aesthetic significance as a good and intact bungalow, and among the most distinctive of the surviving timber examples. The house is distinguished by its pyramidal roof form with gable end, shiplap cladding, two corner masonry porches with Tuscan order columns, and lead lighting. (Criterion E)

PHYSICAL DESCRIPTION

The interwar period house is located on a truncated block at the corner of Havelock and Ethel streets and is partly screened by various bushes. A low fence, though not original, extends along both street boundaries with manganese/purple bricks, a variegated tapestry brick cap, and metal railing with geometric pattern. The rear part along Ethel Street is wire mesh. The red brick path that extends along the southern and western sides of the building is not original.

The footprint of the main section is broadly square with a hipped/pyramidal roof that incorporates a gable end to Havelock Street with battened sheeting. The roof is clad in corrugated sheet metal, painted a traditional green, and is pierced by two red brick chimneys with a defined cap. Solar panels have been installed on the north side. The soffits are lined with timber boards and have exposed rafter ends.

The walls are clad in shiplapped boards and the corners of the west elevation are defined by recessed porches with red brick balustrades, rendered copings, and Tuscan order columns, probably pressed cement.[1]

The original panelled timber door on Ethel Street includes an upper pane with timber-framed sidelights and a small leadlight window to the return wall. The deck to the main southern entry is timber.

Windows are predominantly timber-framed, double hung sashes, some boxed framed (single, paired and triple units) and/or with leadlight featuring small geometric motifs to the upper sashes. The main, triple unit to Havelock Street has an original window hood. To the rear, some original timber windows have been replaced with aluminium.

[1] Some of the details are evident on the realestate.com images from 2021 (https://www.realestate.com.au/property/8-havelock-st-wodonga-vic-3690/)



Havelock Street/west elevation

The contemporary, gable roof carport is steel-framed.

HISTORIC THEMES

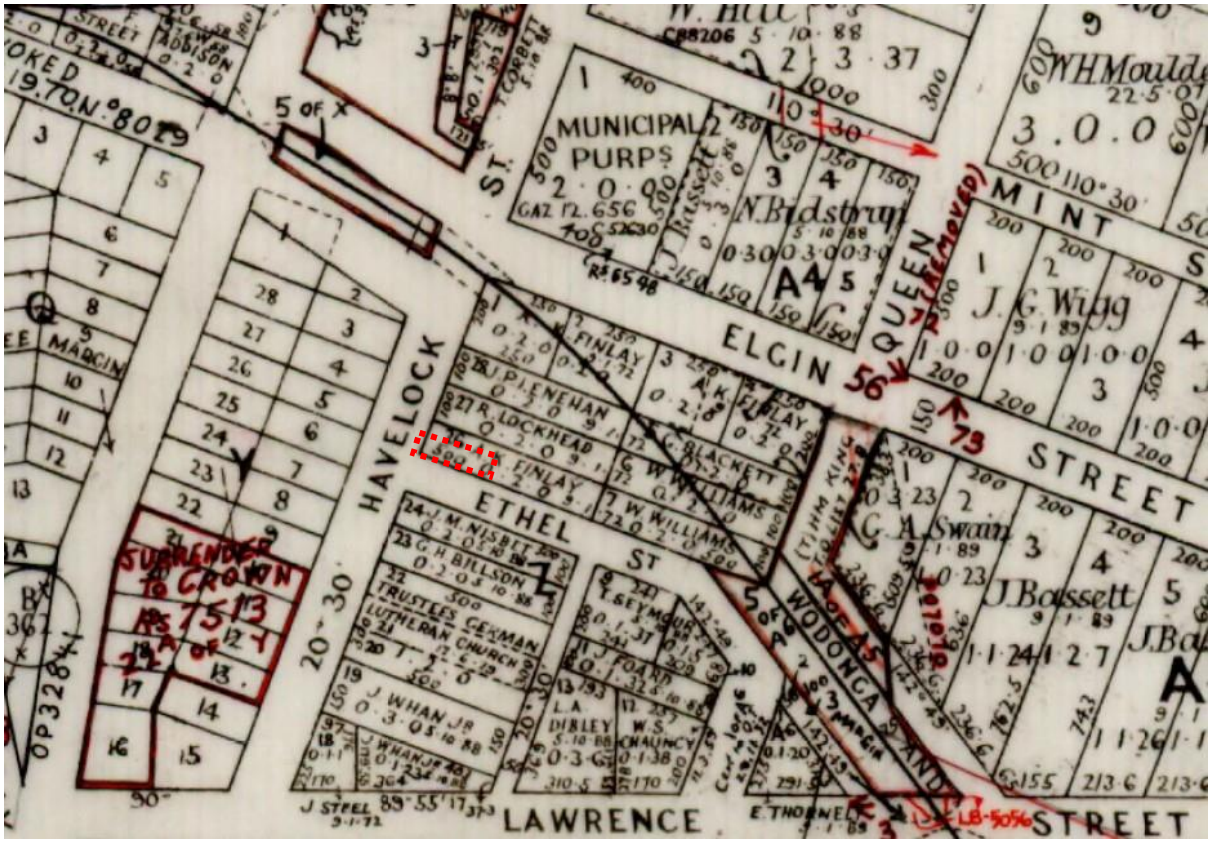
6.5 Living in country towns

HISTORY

The subject site derives from Crown Allotment (CA) 26, Section Z, Wodonga, which was purchased in January 1872 by A K Finlay and comprised of about a half acre.

During the 1880s, Samuel Bent, a local engine driver came to acquire both Crown Allotment 26 and the adjoining no. 27 to the north – no. 27 in July 1882 (Certificate of Title 1) and no. 26 in February 1888 (Certificate of Title 2). Both CAs were then transferred to William Henry Finney, a local railway inspector, in February 1895 (CT1 and 2). In 1900, it is recorded in the rates that Finney owned house, though it is not clear on which allotment (City of Wodonga Municipal Rates Records).

Subsequently CA26 and 27 were purchased by John Pollard, a farmer of Bonegilla in May 1910. Nine years later in June 1919, both parcels of land were acquired by Marcus Henry Buntz, a local wheelwright, then three months later were transferred to Annie Jeanette Gerrard, married woman of Wodonga (CT1 and 2).



Township of Wodonga plan, with the subject site highlighted (W308, Sheet 4, Landata)

Soon after a subdivision was undertaken of six similar-sized parcels, which were sold gradually (and since further subdivided and now relating to what is 4-8 Havelock Street and 4-10 Ethel Street). In September 1928, Johann Wilhelm Arnold acquired the parcel of land relating to 8 Havelock Street (and 10 Ethel Street). At the same time, his son Arthur acquired the adjacent parcel to the north.



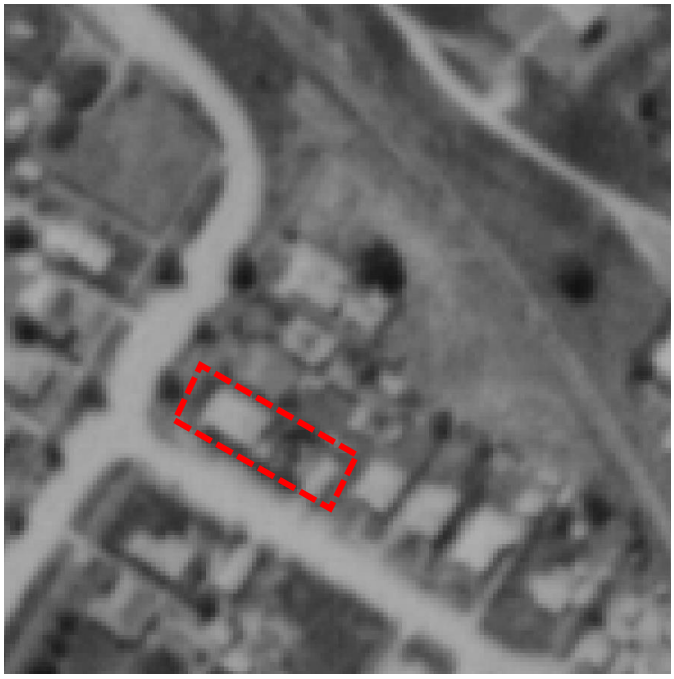
Subdivision of Crown Allotments 26 and 27, with subject site highlighted (Certificate of Title 2, vol.1993, folio 474)

The subject house was built for Johann Wilhelm Arnold and Johanne (Mary) Arnold (nee Klemke) in 1929 (State Library of Victoria 1991/1992). The following early photograph shows Johann and Johanne at the front of their home and that the battens to the gable end, etc. had been painted in a dark colour contrasting with the lighter weatherboards. Originally there was a timber-framed and wire mesh fence to the front, which was likely replaced with the extant brick and metal fence during the mid-20th century.



'Home of Johann Wilhelm and Johanne Maria Ernestine Arnold built in 1929' (H92.425/69, SLV)
Note the original fence and dark tones employed to the fasicas and battening of the front gable end.

The earliest aerial dates to 1963, on which the current footprint is evident and the original garage.



Aerial, 5 November 1963 with subject site highlighted
(CAD8, Run 2, Frame 269, Geoscience Australia)

Until the rear part of the site was subdivided in 2021, there had been gable roofed, weatherboard garage located at the rear and accessed from Ethel Street. The original/early garage featured a flared architrave to the wide garage door, side entry and louvred panel to the front. The garage door featured multiple small bevelled glass panes. There had also been a corrugated iron lean-to to the rear of the garage and a small weatherboard outbuilding, possibly a laundry and/or outhouse. A carport was introduced within the reduced allotment at that time.



Original garage at 8 Havelock Street (Biosis, March 2020)

COMPARISON

Several interwar period bungalows have been included in the Schedule to the Heritage Overlay reflecting that this was a major growth phase in Wodonga and municipality generally, associated with the construction of the Hume Weir, which commenced in 1919. The bungalow mode predominated during the 1920s and remained prevalent throughout the 1930s in the municipality.

The subject house is indicative of a Californian bungalow type with its prominent gable end and is distinguished by its dual porches with squat Tuscan order columns.

Among the existing heritage overlays, there is limited comparison. Within the Lawrence Street Precinct (HO48), there are a few bungalows though only 163 Lawrence Street bears some comparison as its singular porch has similar columns. It is differentiated from the subject place by having red brick walls and lacks decorative windows. Other similar bungalows have tapered fluted columns with a square cross-section (nos 147 and 165).

There is no direct comparison with any of the interwar period houses along the Beechworth Road included in the Schedule as these bungalows tend to reflect the later 1930s type without a gable end and are all constructed from masonry.

EXTENT OF LISTING

It is recommended that the *Arnold House 2 (former)* at 8 Havelock Street, Wodonga is included in the Schedule to the Heritage Overlay of the Wodonga Planning Scheme with external paint controls.

The extent of the heritage overlay should include the parcel of land (Lot 1/ PS827253) on which the house is located as outlined below.



Recommended extent of the Heritage Overlay (red line). (Nearmap, June 2024)

PLANNING SCHEME CONTROLS

Planning Controls	Y/N
External Paint Controls Apply?	Y
Internal Alteration Controls Apply?	N
Tree Controls Apply?	N
Solar Energy Systems Control?	Y
Outbuildings or Fences Not Exempt Under Clause 43.01-4?	N
Included on the Victorian Heritage Register Under the Heritage Act 2017?	N
Prohibited Uses Permitted?	Y
Aboriginal Heritage Place?	N

REFERENCES

Certificate of Title 1, vol.1374, folio 683

Certificate of Title 2, vol.1993, folio 474

State Library of Victoria 'The Havelock Street Wodonga home of Johann Wilhelm Arnold and Johanne Maria (Mary) Ernestine Arnold nee Klemke built in 1929'
http://www.slv.vic.gov.au/pictoria/gid/slv-pic-aab77329