

BUILDING TITLE: Former Prince of Wales Hotel (?) **BUILDING ADDRESS:** 125 Thompson Street
LEVEL OF SIGNIFICANCE: A || B || C |X| D || E || **BUILDING TYPE:** two storey shops
DESIGNATION: HBR Reg No File # **AHC File #** NT File # Class || Rec ||
CONSERVATION AREA: Gray Street Commercial area **LEVEL OF STREETScape SIGNIFICANCE:** 1 || 2 || 3 |X|
STYLE: unknown, probably Conservative Classical

CONSTRUCTION DATE & ALTERATIONS:
 1. 1863
 2.
 3. 1920 (conversion to RSL)
 4. 1980s (facade clad)
 5.
 6.

Sources:
 1 Garden, D, Hamilton, p 83 and in Hamilton Rate Books (not sighted)
 3 Garden, p 196
 4 HSA DP No 97 & 98

MATERIALS:
Roof: corrugated iron
Walls: bluestone or brick
Dressings: cement render & tiles
Plinth: bluestone
Windows: 12 pane dhs
Paving: encaustic tiles
Other:

SURVEY DATE: 17/5/91 **NEG FILE:** 8/23 **REPORTER:** tfh
INTEGRITY: E || G || F |X| P || **NOTABLE FEATURES:** late Edwardian shopfronts
CONDITION: E || G || F |X| P ||

SIGNIFICANCE: Formerly one of the main Hamilton hotels and for some time the RSL Hall.
ALTERATIONS & RECOMMENDATIONS:
Appropriate: Rec **Inappropriate:** Rec
 cladding across facade R
 plumbing at side S

O=reinstate original design S=reinstate sympathetic alternative R=remove RAM=remove by approved method

SIGNIFICANT OWNERS/TENANTS: **ARCHITECTS/BUILDERS:** **TITLE:**
 land to W Smith, 6/10/51 **Sec** **CA**
 Henry Cooke, licensee 8 9
 Returned Soldiers League

COUNCIL COMPUTER # **MORE INFO OVER** |X| **HAMDS143**

STATEMENT OF SIGNIFICANCE

Former Prince of Wales Hotel
125 Gray Street

Built on land originally sold by the Crown at auction in 1851 to W Smith, possibly the William Smith (c1838-1909) who was a leading businessman and who became Town Clerk in 1874 to 1887, the building appears to date from the early 1860s. ⁽ⁱ⁾ The Prince of Wales Hotel was opened in July 1873 ⁽ⁱⁱ⁾ and for years was operated by Henry Cooke (c1819-1882). It belonged to the second boom in hotel construction in Hamilton. It enjoyed an excellent position being close to the Cobb & Co coaching station a few doors up the hill in Thompson Street. The hotel went into decline, perhaps because train travel superceded coaches, and by 1920 it had been bought and converted to a Returned Soldiers League hall. ⁽ⁱⁱⁱ⁾

Much of the original stone carcass of the hotel and its brick outbuildings survive as do the shopfronts installed in the 1920s conversion. Wooden structures at 127 Thompson Street may also relate to the stone building. The facade has been covered over by cladding recently but appears to survive behind. ^(iv) The building is in only fair condition. Nonetheless, it makes a considerable contribution to the streetscape, if only for its scale, form and setback on the property boundary.

ASSOCIATED HISTORIC THEMES

Evolution of the Town: 1860s, 1920s
Tertiary Industry: Hotels
Clubs & Societies: RSL
Notable Men & Women: William Smith & Henry Cooke

ASSOCIATED HISTORIC BUILDINGS

Commercial Hotel, 139 Thompson Street
Argyle Arms Hotel, 235 Gray Street
Criterion or Grand Central Hotel, 141 Gray St

REFERENCES

HSA DP No 97 & 98
Garden, D, *Hamilton*, North Melbourne, 1984.
Hamilton Spectator 3 July 1863.

FOOTNOTES

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- ⁱ Garden, D, *Hamilton*, p 83. This is almost certainly the former hotel but a definitive rate book search has not been done to corroborate the physical evidence.
- ⁱⁱ *Hamilton Spectator*, 3 July 1873.
- ⁱⁱⁱ Garden, p 196.
- ^{iv} Its condition is not known but is reputed to be restorable.