

BUILDING TITLE: Ivanhoe **BUILDING ADDRESS:** 32 Chaucer St
LEVEL OF SIGNIFICANCE: A || B || C |X| D || E || **BUILDING TYPE:** detached house
DESIGNATION: HBR Reg No File # AHC File # NT File # Class || Rec ||
CONSERVATION AREA: outside **LEVEL OF STREETSCAPE SIGNIFICANCE:** 1 || 2 || 3 ||
STYLE: mid-late Victorian

CONSTRUCTION DATE & ALTERATIONS:

1. 1860s
2. c1880s (new verandah)
3. c1910 (side wing)
4. c1990 (renovations)
- 5.
- 6.

Sources:

1 Garden, D, Hamilton, p 90.

4. HSA DP 991

MATERIALS:

Roof: corrugated iron
Walls: tuck pointed red brick
Dressings: bluestone cills
Plinth: bluestone
Windows: timber dhs
Paving: terra cotta tile path
Other: timber verandah with
some timber and some
cast iron columns;

half timbered side gable **SURVEY DATE:** 3/5/91 **NEG FILE:** 5/3-4 **REPORTER:** tfh

INTEGRITY: E |X| G || F || P || **NOTABLE FEATURES:** side gable and window with sliding shutters;
mixture of verandah columns

CONDITION: E |X| G || F || P ||

SIGNIFICANCE: Built in perhaps three stages, Ivanhoe was the home of J Walpole, controversial Shire Clerk and a director of the Hamilton & Western District College opposite; a fine representative example of middle class housing in Hamilton.

ALTERATIONS & RECOMMENDATIONS:

Appropriate:	Rec	Inappropriate:	Rec
colour scheme		Colorbond roof	0
ogee guttering		details of timber columns missing	0
garden			

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

SIGNIFICANT OWNERS/TENANTS:	ARCHITECTS/BUILDERS:	TITLE:
land to J Walpole, 4/12/63		Sec CA 48 7 & 8

COUNCIL COMPUTER #

MORE INFO OVER |X|

HAMDS105

STATEMENT OF SIGNIFICANCE

Ivanhoe
32 Chaucer Street

This house is of local significance for its historical associations and its architecture. Built in perhaps three stages, Ivanhoe was the home of John Walpole, Shire Clerk and a director of the Hamilton & Western District College opposite and Alexandra College. ⁽ⁱ⁾ A fine representative example of middle class housing in Hamilton. Walpole was a barman and book-keeper at the Hamilton Inn when he became part-time Secretary to the new Hamilton Roads Board in 1859. ⁽ⁱⁱ⁾ He bought three blocks of land in 1861 and built Ivanhoe, probably soon after, on two of them. He was Town Clerk from 1867-72. ⁽ⁱⁱⁱ⁾ Walpole was on the side of the Selectors in the 1860s, being a member of the Hamilton Free Selectors and Farmers League and campaigner for easy payments and conditions. ^(iv) His suicide in 1877 was the most dramatic event in the history of the Shire of Dundas when his chaotic book-keeping led to manipulation of the Council's funds and an inexplicable discrepancy. ^(v)

The house appears to have been built in three stages. The first was by Walpole in the 1860s as a standard symmetrical cottage. The second was a modernization in the 1870s, either before or after the financial discrepancy was discovered which included a new verandah with cast iron details. The last stage was the construction of a side bay with a projecting gable and unusual sliding shutters. This is in the Federation style. ^(vi) The house remains substantially intact and is in excellent condition. It is an important foil to the College opposite.

ASSOCIATED HISTORIC THEMES

Government: Local
Evolution of the Town: 1860s, 1870s

ASSOCIATED HISTORIC BUILDINGS

Shire of Dundas Hall, Market Place

REFERENCES

Hamilton Spectator
Garden, D, *Hamilton*, North Melbourne, 1984.
HSA DP 991.

FOOTNOTES

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- i Garden, D, *Hamilton*, p 90.
ii Ibid, p 66.
iii Ibid, p 73.
iv Ibid, p 104.
v *Hamilton Spectator*, 19/7/1865, 17/6/1865, 2/6/1877, 9/6/1877.
vi The house is described on the Hamilton Sewerage Authority Plan No 33 as weatherboard.