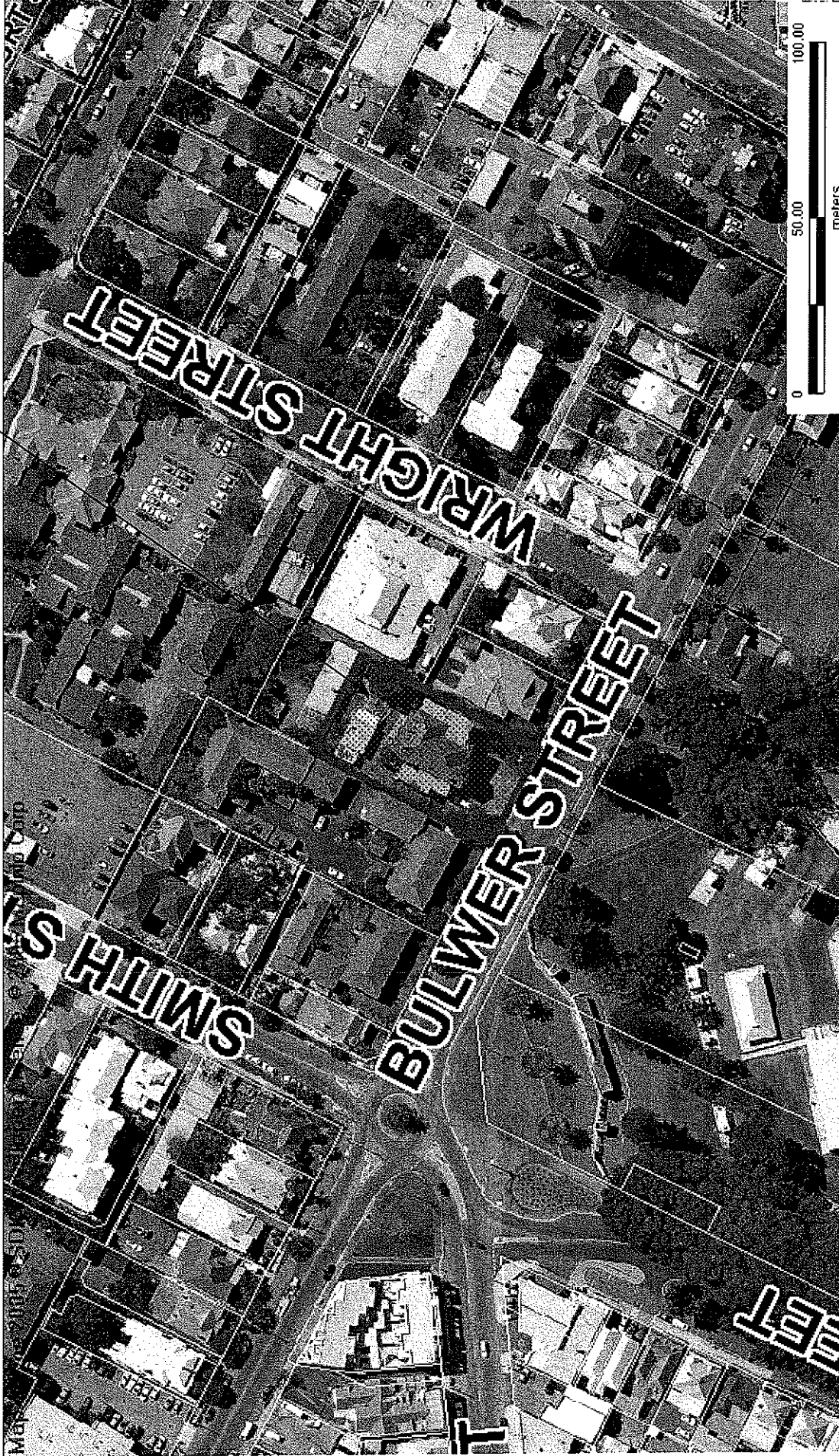


No.30 Bulwer Street



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11/05/2007

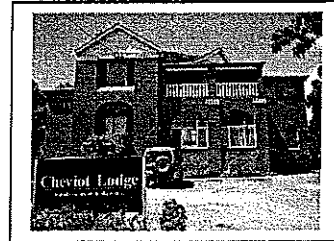
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## HERITAGE ASSESSMENT

TOWN OF VINCENT



|                    |                                      |         |            |           |
|--------------------|--------------------------------------|---------|------------|-----------|
| File No. PRO0311   | Address: No. 30 Bulwer Street, Perth |         |            |           |
| Precinct: Forrest  | Place Name: N/A                      |         |            |           |
| Locality: Brigatti | Folio: 839                           | Lot : 8 | D/P: 51138 | Vol. 1467 |

### STATEMENT OF SIGNIFICANCE

The place, a Federation two-storey building exhibiting some typical architectural elements associated with large housing designs of the later Federation period, and having been used for the purposes of a former private maternity hospital (1920s-1940s), former Wanslea Children's Hostel (1943-1946), private hospital (1946-1960s) and guesthouse (1970s-2002), has local cultural heritage significance for the following reasons:

- The building has *some aesthetic value*, which is expressed through its size, massing, scale and siting on the site and as it occupies a prominent position along the eastern end of Bulwer Street;
- the place has *some historic value* as it was the home of the first private hostel for the temporary care of children whose mothers were hospitalised and as the first headquarters for what is now Wanslea Family Services;
- the place has *some historic value* as it played an important role in the early provision of specialised maternity care and training of nurses under Eleanor Harvey, first Matron of King Edward Hospital;
- the place has *some historic value* through its associations with Florence Hummerston and Eleanor Harvey, both of whom played a significant role in the development of child welfare and midwifery respectively in Western Australia;
- the place has *some social value* as it is strongly valued by the staff and patients who were admitted to the hospital and for the people who were admitted as children during the Second World War to the Wanslea Hostel for Children;
- the place is a rare example of a substantial two-storey Federation building within the Town of Vincent, built as a residential dwelling for prominent government dentist William Boxhall and adapted shortly after as an institutional facility.

### MANAGEMENT RECOMMENDATION:

Whilst the place, has been identified as having cultural heritage value in accordance with the Town's Heritage Management Assessment Policy No.3.6.2 the State Administrative Tribunal has advised that *'the demolition should not be refused on heritage grounds. The cultural heritage significance of the place had been significantly reduced by very substantial physical works'*.

Therefore it is recommended that the place is not entered onto the Municipal Heritage Inventory, either under Category A or Category B

### 1.0 ASSESSMENT OF CULTURAL HERITAGE SIGNIFICANCE

The Policy *'Heritage Management – Assessment'*, adopted by the Council at its Ordinary Meeting held on 17 January 2006, has been used to determine the cultural heritage significance of the place.

## 1.1 PRINCIPAL HISTORIC THEMES

- Population and Settlement

### HISTORIC SUB THEMES

- Residential Development

## 11. ASSESSMENT OF CULTURAL HERITAGE SIGNIFICANCE

The Policy '*Heritage Management – Municipal Heritage Inventory*', adopted by the Council at its Ordinary Meeting held on 27 March 2001, has been used to determine the cultural heritage significance of the place.

### PRINCIPAL HISTORIC THEMES

- 1891-1919 The Establishment of Suburban Identities

### HISTORIC SUB THEMES

- 1911-1918 Post Gold Rush

## 11.1 AESTHETIC VALUE

Notwithstanding the additions to the building, the size, massing, scale and siting of the building on Lot 8 contributes to its aesthetic value and prominent position along the eastern end of Bulwer Street.

## 11.2 HISTORIC VALUE

On the basis of information contained in this assessment, the place has some historic value, as the place is the home of the first private hostel for the temporary care of children whose mothers were hospitalised and as the first headquarters for what is now Wanslea Family Services. The place played an important role in the early provision of specialised maternity care and training of nurses under Eleanor Harvey, first Matron of King Edward Hospital. The place also has historical associations with Florence Hummerston and Eleanor Harvey, both of whom played a significant role in the development of child welfare and midwifery respectively in Western Australia

## 11.3 SCIENTIFIC VALUE

The place has *little scientific value*. There is no obvious potential for the place to yield information that will contribute to an understanding of the natural or cultural history of the Town.

## 11.4 SOCIAL VALUE

On the basis of information contained in this assessment, the place has strong associations for the patients and staff who were admitted to the hospital and for the people who were admitted as children during the Second World War to the Wanslea Hostel for Children.

## 12. DEGREE OF SIGNIFICANCE

### 12.1 RARITY

The place is a rare example of a substantial two storey Federation building within the Town of Vincent, built as a residential dwelling for prominent government dentist William Boxhall and adapted shortly after as an institutional facility.

### 12.2 REPRESENTATIVENESS

The place is representative of a substantial Federation building exhibiting numerous typical elements associated with this style of architecture, namely asymmetrical roof spaces and facades, and the utilisation of external spaces and setting. The place is further representative as a substantial two storey Federation building, built as a residence but soon afterwards being converted for the purposes of commercial and institutional uses, which became an increasing phenomenon in the 1910s, as families

occupying large residences moved out of the city areas to the suburbs as transport and quality of services improved.

**Condition, integrity and authenticity are not determining factors in the assessment of cultural heritage significance. These comments have been included for completeness of assessment.**

**12.3 CONDITION**

The place is in good condition.

**12.4 INTEGRITY**

The place has a moderate degree of integrity. While alterations and additions have occurred to the building the original intent of the building is clear, however, its continuous changes of use have somewhat lowered the integrity of the place.

**12.5 AUTHENTICITY**

The place has a moderate degree of authenticity. Although alterations have occurred to the dwelling, such as the enclosure of the verandahs and additions to the outer original shell of the building, these are not considered to have substantially affected the authenticity of the place, which retains much of its original detailing.

**13. SUPPORTING EVIDENCE**

**13.1 DOCUMENTARY EVIDENCE**

**The Place**

The place is a Federation two-storey building built circa 1914. In 2002 the place is known as the Cheviot International Lodge, and is a popular accommodation for backpackers. A conclusive construction date for the building has not been established, as records of the building in its first 10 years of occupation has been scarce<sup>1</sup>.

In the 1880s this part of Bulwer Street represented the northern part of the Perth Town site. It had been evenly subdivided into 9 lots between Beaufort Street and Old Guildford Road (now Lord Street) and many of these lots faced onto Swan Location 114 - which would become known as Loton's Paddock and later Perth Oval. Lake Poulett lay over the intersection of Beaufort and Bulwer Streets and Chinese market gardens were also located in this area. The 1897 and 1901 Metropolitan Sewerage Survey maps do not show any building constructed on the subject lot of N123.

Certificate of Title details show the following sequence of ownership for the subject property. Lot 8 was formerly part of a larger land hold of N123. In 1897 the newly widowed Maria Speight inherited the land from her husband, Owen Speight, who is recorded as being a Perth Hotelier. Maria retained ownership of the land until her death in 1911, and at this point there appears to be no mortgage or other indication that the land had been developed. The executors of Maria's will, Thomas Gee and Albert Speight, are given ownership and by 1914 the property has been sold to William Lakey, 'Perth Freeholder'. Less than a year later, in February 1915, William and Silvester Boxhall, both dentists, purchased the property<sup>2</sup>. In 1921 the property

<sup>1</sup> Further research through detailed analysis of city rates books and electoral rolls may assist in establishing occupation, owner and construction date of the place. Refer Documentary Evidence for additional research opportunities. Further comparative research would also establish the building's relationship with other early welfare service in the Town of Vincent and Perth generally - such as Church welfare services, government welfare services (such as the Walcott Center) and community organisation services.

<sup>2</sup> Through a search of the State Library records, there are indications that William Boxhall first practiced in Kalgoorlie and that he later undertook duties at Government House. Further research into this person may help establish more conclusive evidence about the building which was most likely constructed as his family residence in about 1914.

passed to Jessie Jane Marshall Gible, of St Georges Terrace. Eleanor Alice **Harvey**, 'spinster', shown to be of No.30 Bulwer Street, took ownership in 1928 and retained ownership until her death in 1943<sup>3</sup>. The same year, Dr John James **Savage** ('medical practitioner') and Elsie May **Osborne** ('of Williams Hospital, Williams, 'matron') both purchased the property<sup>4</sup>. Dr Savage died in 1948 and probate of his will was granted to Betty Savage, of Victoria Park. In 1950 Elsie May Osborne, still of No.30 Bulwer Street, obtained full ownership of the property. In 1966 the property was bought by Julian Walter and Bryan Davies, both Company Directors. In the 1970s the property was bought by Richard and Janet Cotter, of 11 Wright Street who ran the place as a Guesthouse. The current owners, Linda and Allen Upfill continue to run the place as lodging house.

Early Building Licence cards show a cluster of building licences for Bulwer Street for the year 1897. One licence appears in 1897 for N123, however it is issued to M Wooley, and as no M Wooley is connected to the ownership of the subject property, it is likely that this licence relates to another building on Lot N123<sup>5</sup>. In 1914 a licence was issued to Boxhall, who by this time was taking ownership of Pt Lot N123, which suggests this was the licence application for the subject building. No other licences appear until 1958, when an application for 'proposed extensions to 'Lister' Hospital 30 Bulwer Street, for Mrs W L Smith' was granted<sup>6</sup>. This was for works to the value of 600 pounds and was a single room extension to the western side, servicing the then 'theatre' room with new stainless steel benches, troughs and sterilising equipment. This licence illustrates the specifications for a large 5 feet wide, 7 feet high opening from the theatre to the new side room, possibly for the wheeling of patients between the two spaces. Side elevations for this extension show a row of high square windows to the new western wall and a small flight of timber steps to ground level<sup>7</sup>. A series of building licences for the subject property were issued in 1974 and 1975, for brick work to the northern elevation, additional rooms to the eastern side and the additions to the front facade, resulting in the secondary facade layer that is visible today. All these works extended to the second storey. With the exception of one licence issued in 1974 for the additions of further bathroom facilities, no other licences exist showing alterations to the interior of the building.

Post Office Directories provide some assistance to establishing that Mr Boxhall lived on Bulwer Street shortly after purchasing the property. In 1903, there were 5 residences on the right hand side of Bulwer Street, between Wright Street and Smith Street, and included Mr Wooley at No.60 Bulwer Street, which was formerly part of lot N123. By 1916, Mr Boxhall is listed as living at No.30 Bulwer Street, and prior to this no listing is shown. In 1920 Mr Boxhall is still listed, and identified as a dentist. By 1925 however, the property is shown as Miss Harvey's Private Hospital and by 1934 Miss Harvey is still shown but is also identified as the owner, which correlates with the Certificate of Title details. By 1945 the place is shown as Wanslea Hostel for Children, although at this stage the ownership of the building has passed to Dr Savage and Matron Osborne.

The 1953-1955 Metropolitan Sewerage Survey map provides a clear illustration of the original building footprint, paths, outbuildings, verandahs and stairs. This map

<sup>3</sup> It is likely that Eleanor Harvey leased the property from Jessie Jane Gible from the early 1920s in order to establish 'Miss Harvey's Private Hospital', and then when funds permitted, purchased the property.

<sup>4</sup> Oral History with Mrs F Hummerston indicate Dr Savage was practicing in the country but had the intension of setting up a practice at No.30 Bulwer Street, however the War prevented such plans (OH468, 1982)

<sup>5</sup> As with many original building licences for this period, they are missing and unobtainable from Perth City Council.

<sup>6</sup> PCC Building Licence 965/58. A search for background regarding the 'Lister' hospital did not reveal anything conclusive during the preparation of this assessment. Further research should be sought on this element of the building's history and associated persons.

<sup>7</sup> This small extension has since been added to with a second storey, however the slight variation in brickwork still present shows the original height and extent of this additional room added in 1958.

identified the building as brick, two storeys, with a verandah wrapping around the angled diagonal front and down the eastern side. A curved set of steps leads up to the verandah and front entrance. The western wall is shown as a straight line, prior to any additions for adaptation as 'Lister Hospital' in 1958. A large back verandah at the rear is also identified with a small weatherboard section towards the far end of the eastern wall. This map is the closest illustration of the original building available at the time of this assessment, and suggests that up until the building licence issued in 1958, little structural alteration had taken place to the building.

The property appears to have had five major stages of occupation and use (all dates are approximate); a private residence from 1914 to 1921, a private maternity hospital and midwifery training facility from the early 1920s to early 1940s; hostel for children during World War 2 (run by the WANS<sup>8</sup>); private hospital 1946 to 1960s; 1970s to the present time guesthouse and lodging house. The majority of these years have seen the building occupied as a hospital or hostel-type arrangement. Of significant note is that from the 1920s to the 1940s, the place was occupied by Miss Eleanor Harvey, who was a prominent figure in the establishment of midwifery training in Western Australia. In addition, the building was the first headquarters for what is now the Wanslea Family Services, having housed the first facility especially to cater for children whose mothers were unable to care for them due to being hospitalised. Wanslea's first Chairman was Mrs Florence Hummerston, who is widely recognised as a leader in wartime welfare and children's services, in addition to being the first woman elected to the Perth City Council<sup>9</sup>.

Eleanor Harvey was associated with the establishment of King Edward Hospital, was the first Matron of King Edward Hospital and established the first training school for midwifery in WA in 1916 and Eleanor Harvey Home is named after her<sup>10</sup>. Prior to establishing the hospital at No. 30 Bulwer Street, Miss Harvey had another hospital on Aberdeen Street<sup>11</sup>.

When Miss Harvey died in 1943, the property was bought by a Dr Savage and Matron Elsie May Osborne. During this year, the organisation WANS has decided that a facility needed to be created to provide temporary care for children whose mothers were hospitalised. In an oral interview with Mrs Hummerston, evidence is presented to establish that up until the break of war in 1939, Miss Harvey has been running a hospital for sick mothers and children at No.30 Bulwer Street. However, when Dr Savage and Matron Osborne bought the place after Miss Harvey's death, it was empty. Mrs Hummerston talks about going to view the property when she heard it was empty : *"So I went up and I saw this and I knew that a lot has to be done to get it cleaned and to keep the children there, but we did it. I set out with the WANS.. and we made up our minds that we would take this place (its there now) for children whose mothers were ill, and we would care for the children in that place. It was a big job because it hadn't been used since the previous person has run this thing, she died, and she'd been dead twelve months when we went into the place and it was in a pretty bad state"*<sup>12</sup>. Mrs Hummerston goes on to say that WANS paid a small amount to Dr. Savage each week to use the place as a hostel for children.

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<sup>8</sup> WANS - Women's Australian National Service. Interesting to note that WANS undertook many of their early training camps at Leederville Oval, where girls would be trained in order to prepare them for times of National Emergency. In addition, some of the administrative work of WANS was undertaken at the Leederville Drill Hall (also referred to as the RAAF Drill Hall, located at the western end of Vincent Street).

<sup>9</sup> Battye Library - MN1378 Acc.4315A - index introduction.

<sup>10</sup> OH 139 - interview with Miss Bottle, 1979. It is noted that until Miss Harvey set up such a training school, many women traveled to Scotland to gain the necessary training.

<sup>11</sup> It is likely that further information about Eleanor Harvey and her role in the establishment of midwifery training in WA could be readily obtained through the Medical Museum and other such sources.

<sup>12</sup> OH 468 T/s pg 51

An original summarised annual report, utilised as a speech by Mrs Hummerston in December 1943 describes the activity surrounding the establishment of the hostel at No. 30 Bulwer Street earlier that same year: *"Despite the very dilapidated condition of the interior, the spacious grounds, 17 large airy rooms and balconies presented great possibilities. A quick decision to secure the tenancy was made, and we have secured a lease at a rental of £5 per week, plus rates and taxes, for the duration of the War and six months after. We took possession on the 16th August, but in preparation for the Official Opening a great deal of work was necessary. Painters, carpenters and plumbers all had their jobs to do, as well as the WANS scrubbing, cleaning, and sewing. New bedspreads and curtains throughout were made, new linos, and carpets were laid...Walls that were drab brown were painted cream, bathrooms made attractive with pastel shades of paint, and children's hot and cold showers... The efforts of the trainees has made all this possible, and they were then given the choosing of a name for the hostel. From amongst many that were submitted, "WANSEA" was unanimously chosen. We congratulate Cpl Bett Perks from Perth Area, who sent in this name."* The text continues to describe the Official Opening, which was undertaken by Lt Governor and Lady Mitchell on 8 November 1943. By this time 38 children had already been admitted to the hostel, which was done voluntarily by application from parents or guardians, who expected to be unable to care for their children temporarily - usually as a result of mothers attending hospital to give birth or have surgery, and when men were away on active service.

At this point in time the hostel had five full time staff and three part-time staff. The description of the grounds includes a large asphalted area and to the Western side a "beautifully turfed" area, which was divided into two sections to cater for play areas younger and older children. Expenditure included the installation of wire doors and windows throughout, extra hand bowls and the balconies were made safe with netting.<sup>13</sup> Further evidence outlines how much of the preparation for occupation of the building by WANS was assisted by Army personnel.

A speech by Mrs Hummerston regarding the services of Wanslea spoke further about the link with the military services: *"There were hundreds of soldiers writing for compassionate leave in their anxiety for the welfare of their children in the mother's absence. This was a great concern to the Army. The General of the day in this State expressed his gratitude and relief when Wanslea opened its doors...the 17th National Training Batt. at Swanbourne adopted Wanslea as their major charity"*<sup>14</sup>. Other notable persons associated with the opening of the Hostel include Senator Tangney, the Lady Mayoress of Adelaide and Sir Charles Gairdner, who opened the children's library at No.30 Bulwer Street.

Throughout the year of 1945, the Board Minutes of the WANS detail correspondence from Matron Osborne, who at first intended selling her portion of the property, but later advised that she intended setting up a private hospital. Minutes of the 27 August 1945 itemise advice from Mrs Hummerston that Matron Osborne had approached the Health Department to use the building as a hospital and that a representative of the Health Department has called in at Wanslea and had gone carefully over the building to send Matron Osborne details of works required by the Department if the place was to be converted to a hospital<sup>15</sup>. Wanslea was later to be provided with a new home at

<sup>13</sup> Women's Australian Nations Services Activities - Summarized From Second Annual Report for the year Ending December 31, 1943. (OH 468 T/s pg 137).

<sup>14</sup> Battye Library 4315A/1387 - typed speech by Mrs F Hummerston. Interesting to note that a number of letters contained in the private collection of Mrs. Hummerston included requests for help from service men who were unable to be available to care for their children. One such letter was posted to Mrs. Hummerston from Borneo, detailing the situation of his wife "carrying on with an air force chap" and the dilemma he faced when learning that his wife no longer wished to care for their children. The majority of applications however came from mothers who were being admitted to hospital for some period of time.

<sup>15</sup> Records relating to this conversion may assist in understanding the original floor plan of the place.

Cottesloe, when the then Minister for Child Welfare Mr John Tonkin purchased the property on Railway Street in 1946 for £9,500 for this specific purpose.<sup>16</sup>

## 13.2 PHYSICAL EVIDENCE

### The Place

The place was constructed as a two storey brick Federation dwelling. The front elevations displaying typical elements of this building style is disguised behind a second layer of brick accretions that extend the two storeys. Owing to the nature of its use over the last 80 years, the building has undergone a number of alterations. These alterations occurred primarily in the 1950s and 1970s. No original floor plan or architects drawings were located during the compilation of this assessment, however documentary evidence suggesting the place was constructed as a private residence in the early part of the twentieth century, would have resulted in the building needing various alterations to accommodate hospital and care-giving facilities, such as the division of larger rooms into smaller spaces<sup>17</sup>.

The building is situated well back from the street, is constructed of red brick and tile roof. Its original size has almost doubled with additions to all sides. Two distinct gables, one prominent facing the street and a lesser projecting diagonally, provide the footprint for the original building facade. Tall chimneys with roughcast and terracotta pots are adorned with Christian crosses<sup>18</sup>. The original parts of the front facade that are still visible though the 1970s additions are in parts rendered and painted. The main entrance is via the diagonal angled gable, which has a concrete verandah floor and which is hidden behind the secondary facade of the 1970s addition. The building contains a number of differing levels and as a consequence a small set of four stairs lead from the front entrance door into the central area which allows access to a number of other corridors and the front desk area that services the lodging house. A set of stairs leads down into a basement level containing two rooms, and a main staircase leads to the second floor. This staircase is decorated with a heavy timber handrail which is simple in lines but angled in such a way as to reflect the angles of the main arch on the ground floor entrance hallway.

Where new additions have been introduced, these contain large aluminium framed windows. The front secondary facade is characterised by large metal framed windows which are arched to the top. The second storey addition is in part open, creating an upper storey verandah, with white baroque-styled balustrade, typical of many 1970s adaptations. A ground floor corridor leading to several rooms (in the majority of such rooms, several beds occupy the room as is typical of backpacker accommodation), ends by opening to an outside recreation area which originally occupied the back verandah<sup>19</sup>.

The majority of internal detailing appears to be intact, including the main staircase, concave cornices, architraves, decorative archways, air vents (three separate designs), sash windows and double hung floor sash windows to the diagonal gabled section on

<sup>16</sup> This building was built in 1907 as the Oddfellows Orphanage, later the Lady Mitchell Convalescent Home. Homeswest proposed to demolish this building in 1988 however a number of western suburbs Councils and a residence opposed the demolition and it was not redeveloped. It currently houses the Breast Cancer Association and a Child Care service and is at No.80 Railway Street, Cottesloe. (discussion with officer at Town of Cottesloe 31 July 2002).

<sup>17</sup> Building Licence applications for alterations exist only for 1957, 1974 and 1975. The earliest Licence for this portion of Lot N123 was for 1914, however this was not located by the City of Perth. Minutes of Board Meetings for WANS refers to a City Building Surveyors report itemising changes required to convert the place to a private hospital, after an enquiry by its owner Elsie May Osborne in 1945. Although searches were undertaken, no photographs of the place were located during the preparation of this assessment.

<sup>18</sup> These crosses may have been added during the refurbishment of the building for the purposes of a care-giving facility, such as Miss Harvey's private hospital in the 1920s.

<sup>19</sup> A substantial back verandah is shown on the 1953 MWSS map.

both ground and first floor, allowing access to the verandah and ample air flow. Ceiling roses are also present in the main hallways. The upstairs back verandah area has been partially enclosed with brick, with a metal hand rail providing support for the concrete staircase leading down to the ground floor.

Various laundry and bathroom services have been added to the rear section of the building. An area of lawn is raised behind a retaining wall. A further separate single storey brick and flat metal roof building for recreational purposes is also located at the back, in addition to a redbrick garage like structure, with curved corrugated iron roof. The front of this structure is finished with a curved timber edging where the curved brick meets the roof line, and the facade shows remnants of white tuck pointing<sup>20</sup>.

### **Streetscape**

This section of Bulwer Street contains a number of different building styles and eras. In addition to the secondary facade to the subject building, the building is also set well back from the street. Two sets of modern townhouses to the west of the subject building dominate the immediate streetscape, however a variety of original building stock remain both to the west and east of the subject building, all being single storey or semi detached dwellings of the late nineteenth or early twentieth century. Many of these buildings are characterised by individual architectural elements including protruding gables, angled gables and complex roof forms, all typical of the Federation era style of architecture. The original footprint of the subject dwelling is comparable in size to other single storey dwellings along this section of Bulwer Street, however there were only a few examples of dwellings that rose to a second storey<sup>21</sup>. With the exception of No. 4 and No. 2 Bulwer Street, no other residences are set back as far back from the street as No. 30 Bulwer Street.

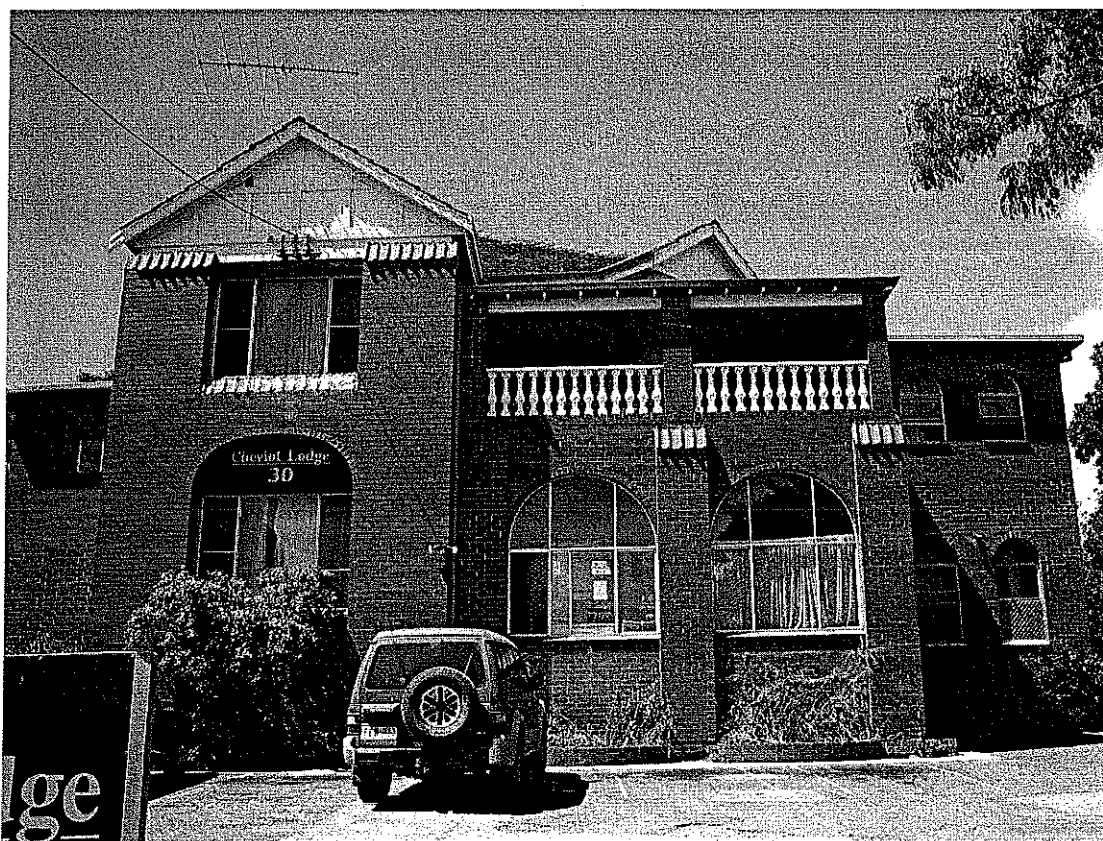
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<sup>20</sup> Although this structure is most easily identified as a garage, its generous length and situation in relation to the garden and house means that it may have been used for other purposes throughout its life. The trouble taken to tuck point the front of the structure could also indicate that it was done such to match the main building, and sections of the original facade to the front also show remains of tuck pointing. This suggests that the front was originally not rendered or painted but was tuck pointed, white on red brick.

<sup>21</sup> There are only a few examples of single residences built in the Town of Vincent which were constructed originally as two-story. Other comparable examples are Dilhorn at No.2 Bulwer Street, and singular examples on Lake Street and Joel Tce. In these instances, the two story construction took additional advantage of elevated positions and views. The majority of other two story residences were constructed along St Georges Tce and along river frontage in such places Peppermint Grove and Fremantle. Ian Kelly in his work Development of Housing in Perth 1895-1915 notes that such residences were still being built up until 1914, but by 1910 many of them were being converted to other purposes such as boarding house, as the suburbs became increasingly attractive for wealthy home owners.



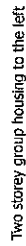
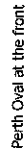
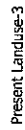
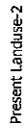
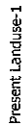
Aerial photograph of No.30 (Lot 8) Bulwer Street, Perth



No.30 (Lot 8) Bulwer Street, Perth

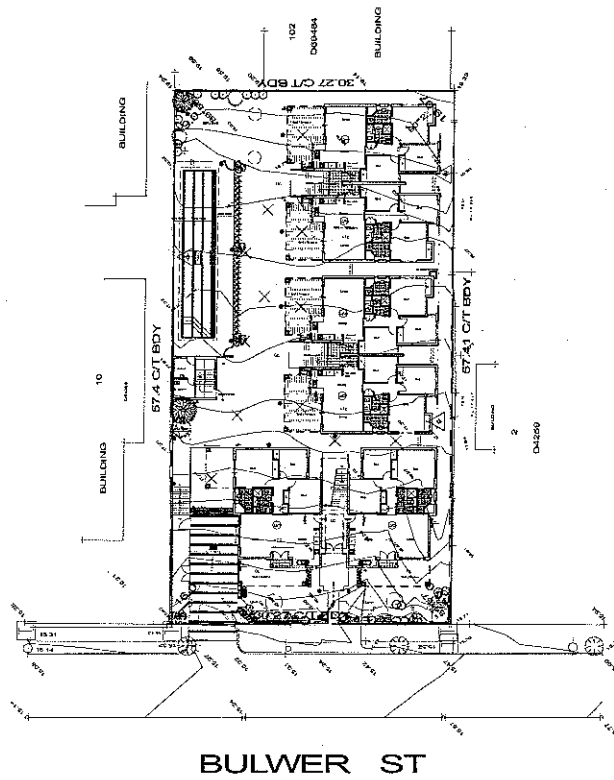
### 13.3 REFERENCES

Perth Water Department Sewerage Plans, 1987, 1901, 1953-1955  
Municipal Heritage Inventory, 1995  
Wise's Post Office Directories, 1903, 1905, 1910, 1914, 1915, 1916, 1920, 1925, 1934/35, 1945.  
Copies of original Certificate of Titles  
Original Building Licences dated 1958, 1974 and 1975 (Reference 865/58, 1565/74, 584/74)  
*A Pictorial Guide to Identifying Australian Architecture*, Apperly, Irving & Reynolds, 1989  
Battye Library Private Collection items: Mrs Florence Hummerston  
    MN1378/1 Acc.4315A No.1386  
    MN1378/1 Acc.4315A No.1633  
    MN1378/1 Acc.4315A No.273-615  
    MN1378/ Acc.4315A No.223  
Battye Library Edited Transcript of an interview with Florence Hummerston 1889-1984 Associated with WANS, Wanslea, League of Home Help and Perth City Council (Reference OH 468)  
Battye Library Transcript of an interview with Miss R Bottle (Nurse) (Reference OH 139)  
Also Refer to Individual Footnotes.  
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## apartments.

30 Bulwer street, Highgate.



NOTE: A RE-ESTABLISHMENT SURVEY HAS NOT BEEN COMPLETED AND THEREFORE ALL IMPROVEMENTS ARE NOT TO BE CONSIDERED FINITE.

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RL 16.021

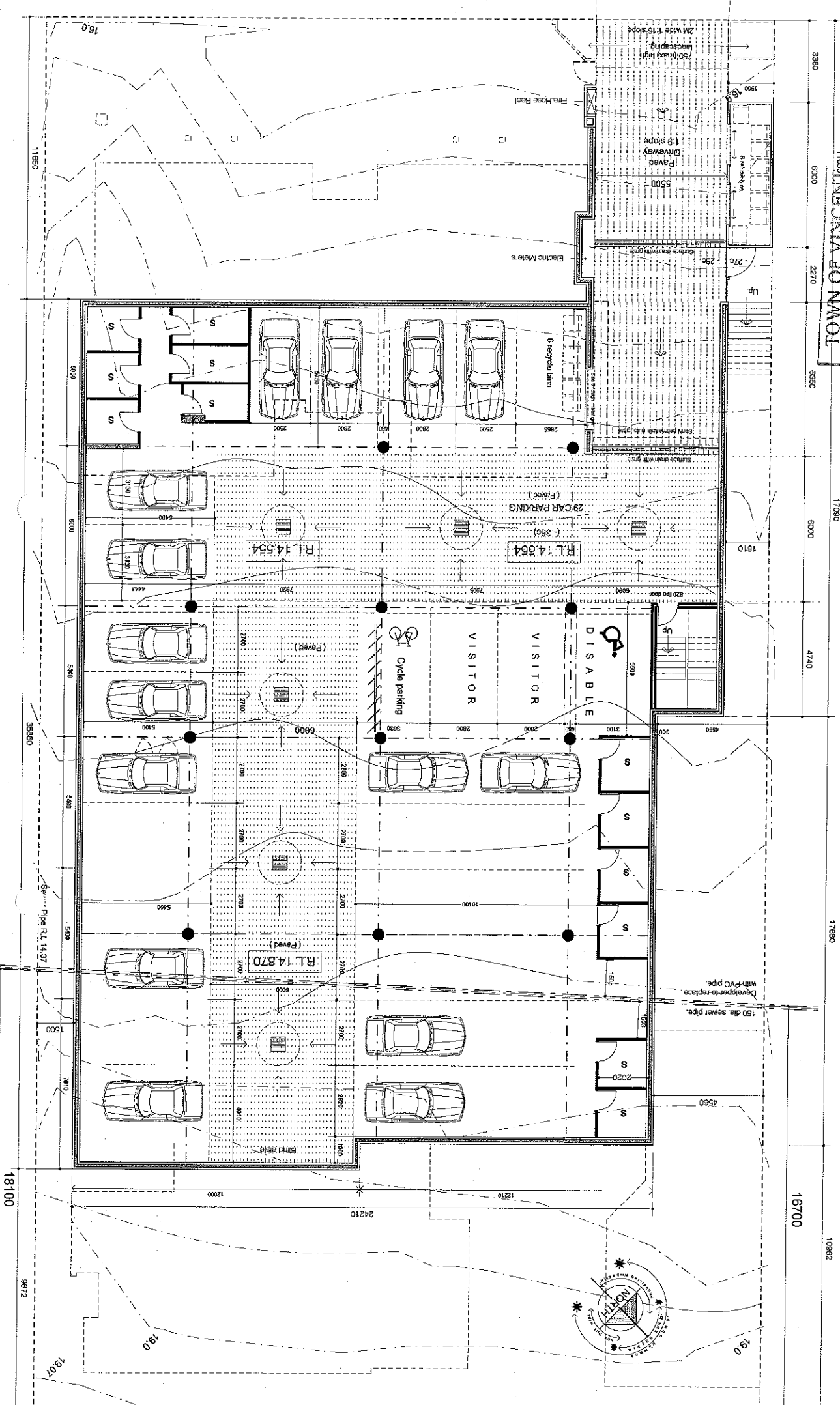
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## "Highgate Contour" In Autosketch 7

TOWN OF VINCENT  
RECEIVED  
3 APR 2007

PROJECT Proposed 12 Multiple Dwellings D/A  
JOB NO.  
LOCATION 30 Boliver St. Hightgate  
DESIGN Ahmed  
DRAW Ahmed  
CHECKED AS SHOWN  
SCALE 1/8" = 1'-0"  
DATE March 2007

VERIFY ALL DIMENSIONS AND  
CHECK ON SITE BEFORE  
COMMENCING WORK.  
APPROX 553 VIA 5153  
TEL 894 533 004 8210  
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# SITE PLAN GROUND FLOOR PLAN

1:100

**Project: 12 Townhouses**  
**Zoned R-80**

Site area = 1737sqm  
Front Units - 112 X 26qm  
Rear Units - 100 X 45qm  
Main stair + pool room - 22sqm  
TOTAL = 699sqm (39.65%) < 693sqm (40%)  
Pct ratio = 1276sqm (73.5%) < 1737 (100%)  
(site coverage)



**Landscaping schedule**

- Boland light
- Geranium Wax - pink/white
- Bottle brush (Western glory)
- Lavender
- Golden clover
- Mondo grass
- Jacaranda

VERIFY ALL DIMENSIONS AND CHECK ON SITE BEFORE COMMENCING WORK.

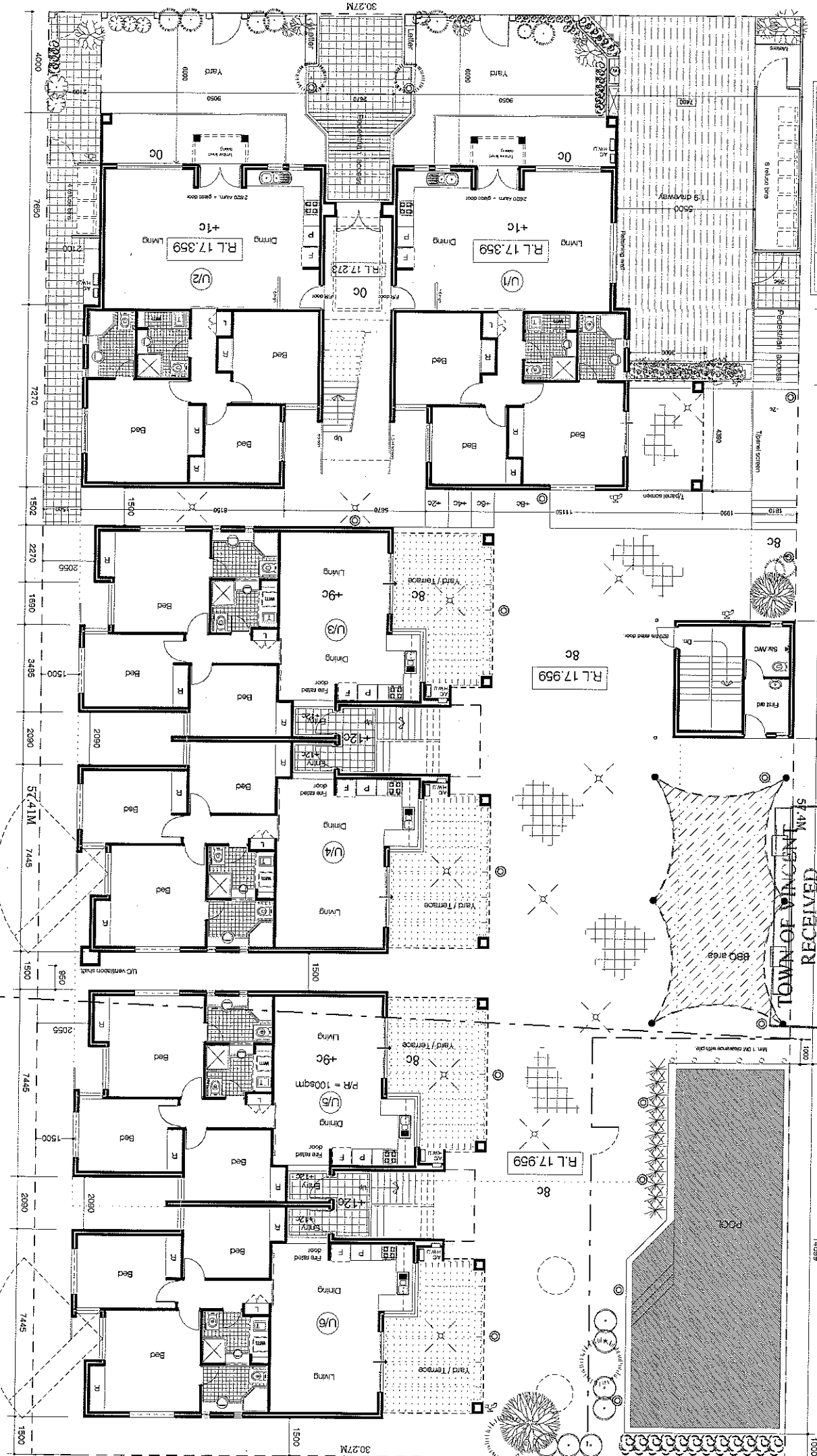
DESIGN: Alfred  
DRAWN: Alfred  
CHECKED: Alfred  
SCALE: As shown  
DATE: March 2007

PROJECT: Proposed 12 Multiple Dwellings DRAWING NO. D/A  
LOCATION: 30 Bulwer st Highgate JOB NO.   
REVISIONS:



9 MAY 2007

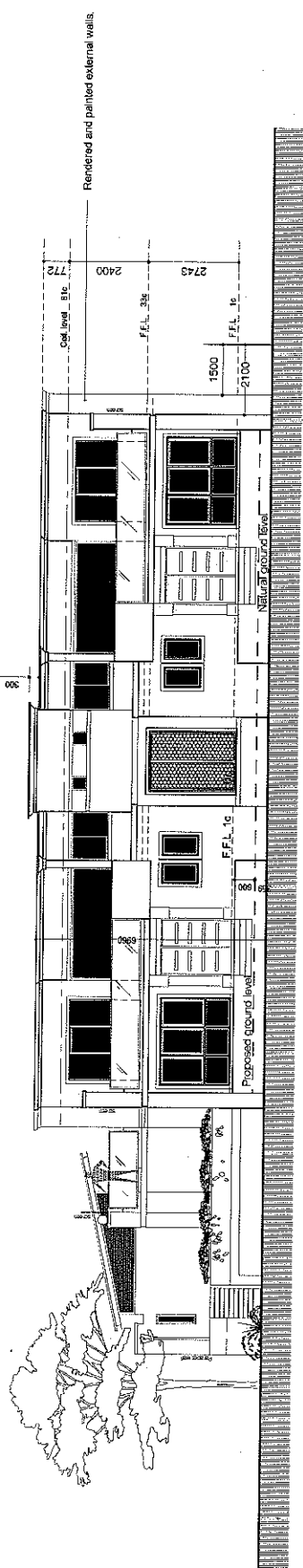
TOWN OF VINCENT  
RECEIVED  
5F. 4M

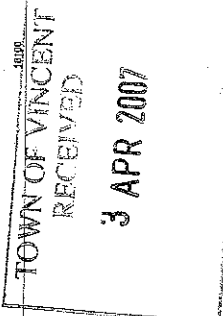


A diagram showing Earth's tilt on its axis. The axis is labeled 'NORTH' at the top. The Earth is tilted such that the North Pole is closer to the Sun. The Sun is represented by a star at the top left. Arrows indicate the path of the Sun's rays. The Earth is divided into four seasons: 'HOT DAY WIND' (top left), 'WINTER' (top right), 'SUMMER' (bottom right), and 'HOT DAY WIND' (bottom left). The Earth's surface is shaded to represent different temperatures and wind patterns.

TOWN OF VINCENT  
RECEIVED  
3 APR 2007







4 LEADING DIGITS:           

APPRAISING OFFICE:           

TEL. 800-645-6500, 800-645-6710

FAX 800-645-6712

THIS DESIGN DRAWING  
 SHALL BE USED  
 WHOLLY OR IN PART WITHOUT  
 DESIGNER'S PERMISSION.

VERIFY ALL DIMENSIONS AND  
 CHECK ON SITE BEFORE  
 COMMENCING WORK.

DESIGN           

DRAWN           

CHECKED           

SCALE           

DATE

PROJECT

LOCATION

DRAWING NO.

JOBS NO.

PROPOSED

REVISIONS:

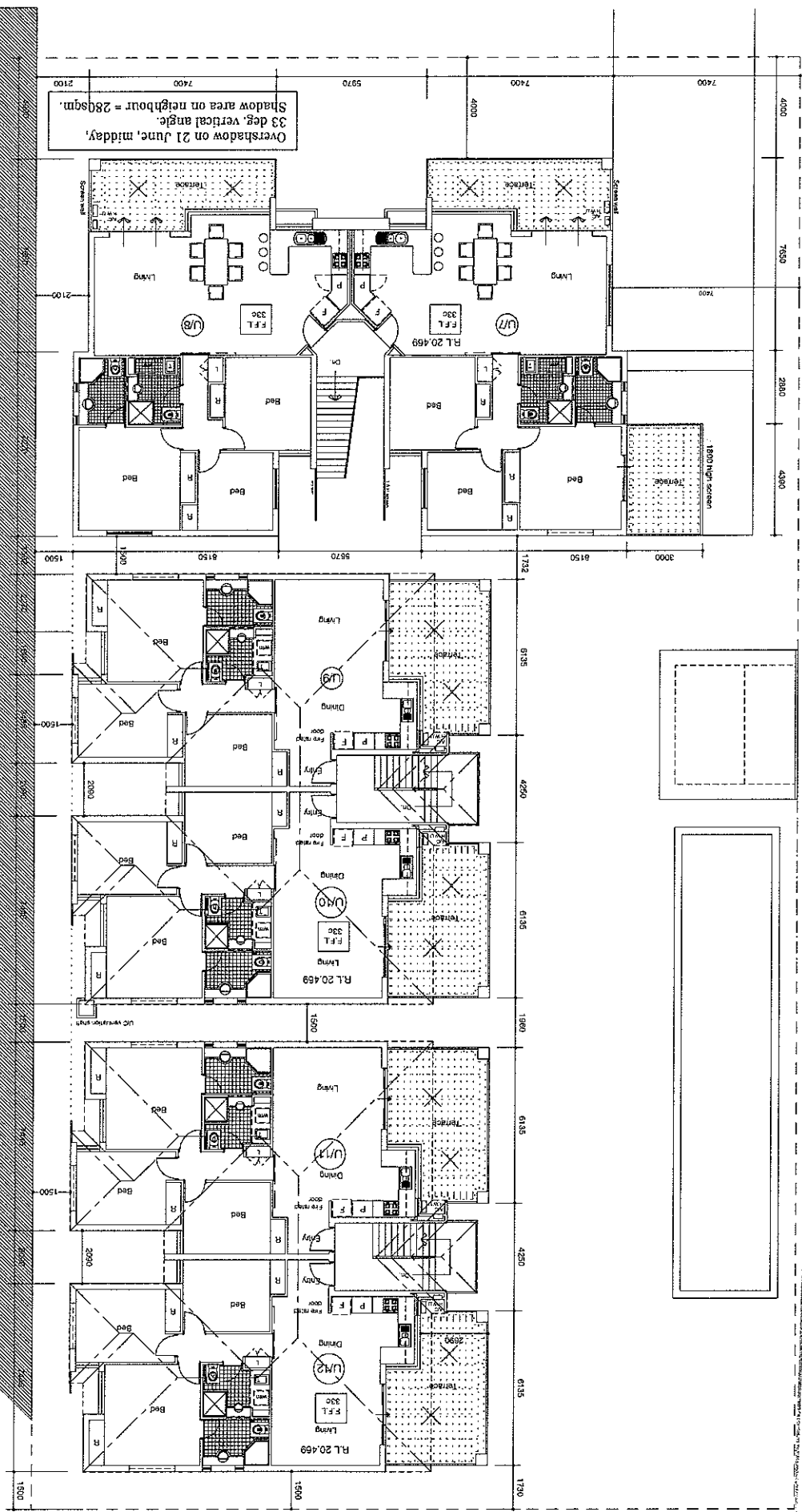
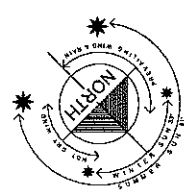
30 Bulwer St.

HIGHRISE

# FIRST FLOOR PLAN 1:100

Project: 12 Townhouses  
Zoned R-80

Site area = 1737sqm  
Front Yards = 112 X 24m  
Side Yards = 100 X 4.6m  
Main floor + pool room = 22sqm  
TOTAL = 688sqm (39.55%) (1737 (100%))  
(Site coverage)  
Pool ratio = 1278sqm (73.5%) (1737 (100%))



TOWN OF VINCENT  
RECEIVED  
13 JAN 2007