

# HOUSE, 92 VINCENT ST, MOUNT LAWLEY



PLACE INFORMATION	
Place name	House, 92 Vincent St
Other names	Rev Blakemore Residence (fmr)
Place type	Individual building or group

HERITAGE LISTING	
inHerit ID:	8755
State Heritage Register:	
Other Listing:	Municipal Inventory Adopted 13 Nov 1995

SITE LOCATION	
Street address	92 Vincent St
Locality	Mount Lawley
Survey	LOT: 1 STR: 84368
Vol/folio	4036/148
Reserve	—

SIGNIFICANCE	
Level of significance	<p><b>Moderate</b></p> <p>Contributes to the heritage of the locality. Has some altered or modified elements, not necessarily detracting from the overall significance of the place.</p>
Management category	<p><b>Category 3</b></p> <p>Conservation of the place is desirable.</p> <p>Any alterations or extensions should reinforce the significance of the place and retain original fabric where feasible.</p>
Statement of significance	<p>The original residence has aesthetic value as a good substantial and intact example of the Federation Bungalow style with the majority of the original external detail intact.</p> <p>The place is an important element in the Vincent Street streetscape which overlooks Hyde Park from an elevated location and contributes to the character of the vicinity.</p> <p>The place reflects the expansion and development of residential and commercial buildings on the city fringes during the rapid population increase of the 1890's gold boom and the early years of the twentieth century.</p> <p>The residence has historic value as a demonstration of a generous home built for a senior member of the church and his family in the early 20th century.</p> <p>This place is valued by the community for the continuity of its presence in the streetscape which contributes to the community sense of place.</p> <p>The place has social value as it still demonstrates the scale and form of a home for a professional man and his family of the early 20th century.</p>

PLACE USE	
<b>Original use</b>	Religious: Housing or Quarters
<b>Current use</b>	Residential: Single storey residence
<b>Other use</b>	

CONSTRUCTION DETAILS	
<b>Construction date</b>	c1914
<b>Walls</b>	Brick
<b>Roof</b>	Corrugated Metal Sheeting
<b>Architectural Style</b>	Federation Bungalow
<b>Physical description</b>	<p>A single storey Federation Bungalow with a hipped roof with a crippled extension to form a verandah on two sides. The verandah is supported by turned posts and has a decorative timber frieze. The house is facing bricks with a stuccoed strip at dado height. The central location of the vermiculated chimney in front of a small gablet and shows an Arts and Crafts influence.</p> <p>A contemporary extension can be seen to the rear of the house and a new flat roof car port located to the side of the house. The house has a generous setback with a concrete driveway, small and mature plantings</p>
<b>Condition</b>	Good
<b>Integrity</b>	High
<b>Authenticity</b>	Moderate

## HISTORICAL INFORMATION

The subject place is located along Vincent Street directly opposite Hyde Park. Hyde Park was once known as the Third Swamp, which was part of a string of lakes and swamplands that covered an extensive area north of Perth. Prior to and during the early part of European Settlement Hyde Park and its immediate surrounds was an indigenous camping ground. The Swamp was an important source of water and its fertile soil supported a variety of plant foods and attracted wildlife. Europeans were attracted to the Third Swamp for the same reasons however, whilst the land was fertile, it was difficult to settle due to seasonal flooding and its steep and deep topographical surroundings. The Swamp became a duck shooting resort for Europeans, and as late as 1888, drovers used the places as a camp when bringing sheep to Perth.

In the 1890s the Lands Department gave permissions to the Perth City Council to allow camping on the Third Swamp in order to accommodate the huge influx of people who had travelled to Western Australia as a result of the Gold Rush. From 1897, the wealth generated by the Gold Rush began to be seen in Perth as buildings and services were constructed. Money was provided to construct a 17 mile tramway network the majority of which was north of the railway line in Perth's northern suburbs. The tramline of which one ran from Charles Street to Vincent Street encouraged residential development.

In 1897 the Third Swamp was gazetted as a Public Reserve for the purposes of Public Gardens. This coincides with the influence of town and social planning ideals from overseas, increased prosperity and a civic desire to emulate the more established cities of other countries, all of which encouraged the development of public parks, gardens and recreation reserves close to the city.

Vincent Street was named after Mr George Vincent, Chief Draftsman in the Lands Department, the original grantee of the land on the north side of this street, to the east of Charles Street, who named the street for himself on the issue of the grant circa 1876. The street once formed part of the Hyde Park Heights Estate, with the eastern end also called the Tramways Estate.

**HISTORICAL INFORMATION**

A survey of the Wises Post Office Directories and the PWD Sewerage Plans show that by 1914 there were six houses listed between Clifton and Norfolk Streets and No. 92 was one of them. The subject dwelling was built for Reverend William Barnet Blakemore who was an American pastor at the Church of Christ in Lake Street which has been since demolished. Rev Blakemore was listed at the dwelling from 1914 until 1917. He returned to the USA and his son became a prominent theologian there. No details of the architect or builder have been determined.

The Wises Post Office Directories show that from 1920 until the early 1930s Mr Henry Phillips resided at the subject dwelling. In 1926 a Building Licence was issued to Mr Phillips indicating that he also owned the property during this time. The Wises Post Office Directories indicate that there was a relatively high turnover of occupancy in the latter part of the 1930s. In 1940 Mrs Florence Kirby took up residency and remained at the dwelling until at least 1949. In 1972 a Building Licence was issued to a Mr Morgan for the construction of a verandah and a laundry.

Aerial photographs from the mid 20th century onwards indicate the subject place changed little until the early 2000s when an extension was added to the rear of the residence. There were very few changes from then until 2021 when the carport and landscaping surrounding the residence was completely cleared, and in 2023 a modern carport, pool and verandah were added to the eastern side of the residence, with the back portion of the block appearing to be divided from the subject site. The back block is not yet built upon.

**HISTORICAL INFORMATION**

<b>Historic theme</b>	Peopling WA: Demographic development Cultural Life: Domestic Life Cultural Life: Religion	
<b>Associations</b>	George Vincent Rev W.B. Blakemore  Henry Phillips Florence Kirby Mr Morgan	Landowner Original owner and occupant Occupant Occupant Occupant
<b>Sources</b>	Municipal Heritage Inventory 2006 Landgate Aerial photographs 1953-2024.	

ADDITIONAL PHOTOGRAPHS

