

# MALTINGS PLANT (FMR), PERTH



PLACE INFORMATION	
<b>Place name</b>	Maltings Plant (fmr)
<b>Other names</b>	Union Maltings Union Brewery Harwood's Brewery Perth Pneumatic Maltings Joe White Maltings
<b>Place type</b>	Individual building or group

HERITAGE LISTING	
<b>inHerit ID:</b>	4648
<b>State Heritage Register:</b>	12 May 2000
<b>Other Listing:</b>	Classified by the National Trust Classified 14 Apr 1998 Municipal Inventory Adopted 08 Dec 1997

SITE LOCATION	
<b>Street address</b>	63 & 65 Palmerston St, 33-35 Stuart St and 10 & 20 Pandal Lane
<b>Locality</b>	Perth
<b>Survey</b>	
<b>Vol/folio</b>	
<b>Reserve</b>	—

SIGNIFICANCE	
<b>Level of significance</b>	<b>Exceptional</b> Essential to the heritage of the area. Rare or outstanding example. Consider for nomination for State Register of Heritage Places if not already included.
<b>Management category</b>	<b>Category 1</b> The place should be retained and conserved. Any alterations or extensions should reinforce the significance of the place and be in accordance with a Conservation Plan if one is in place.
<b>Statement of significance</b>	The place contains building fabric that is of appealing aesthetic and tactile character and consists of industrial building forms that are unusual in their context.  The place was an integral part of the brewing industry in Western Australia and the local production of malt since the late 1800s.  The place is associated with a number of persons prominent in the history of Western Australia.  The presence of the place contributes towards an understanding of cultural and environmental development of the area now known as Northbridge and thus contributes to the area's sense of place.

PLACE USE	
<b>Original use</b>	Industrial/Manufacturing: Brewery
<b>Current use</b>	Residential: Flats/apartment block
<b>Other use</b>	Industrial/Manufacturing: Maltings

CONSTRUCTION DETAILS	
<b>Construction date</b>	1899; 1907; 1925; 1935; 1939; c1937; 1949; 1999
<b>Walls</b>	Brick
<b>Roof</b>	Corrugated sheet metal
<b>Architectural Style</b>	Federation Warehouse
<b>Physical description</b>	<p>The Maltings Plant, prior to its partial demolition, conversion and refurbishment for residential purposes, was a demonstration of the development of malting in this state showing adaptation and new malting processes, equipment and types of construction necessary to accommodate this dynamic cycle of change.</p> <p>Along its street frontages the Maltings presented office and warehousing spaces in relatively unchanging Federation Warehouse facades.</p> <p>The place has a zero lot setback from Palmerston Street and to Stuart Street. At the north-eastern corner of the site is a three storey substation built in 1915. The place has been considerably modified to accommodate a medium density inner urban residential development. Interventions have included the replacement of structures, the removal of roofing and large new penetrations in brick walls.</p>

CONSTRUCTION DETAILS	
<b>Condition</b>	Good
<b>Integrity</b>	Moderate
<b>Authenticity</b>	High

HISTORICAL INFORMATION	
<p>In the 1850s, the Swan and Stanley brewing companies were founded. David William Harwood was the owner of the Stanley Brewery for some years, and when it was purchased by Swan Brewery he held the position of Chief Brewer at Swan. Harwood set up his own brewery, Harwood Brewery in West Perth. He engaged architect Henry Trigg to design a three storey malthouse and tenders were called for contractors in October 1899.</p> <p>Harwood named the new business Perth Pneumatic Malting Company and by June 1900, Harwood was calling for tenders to supply firewood and charcoal for the factory.</p> <p>The first malthouse established on the site was what is now called Malt House No 2. In 1906, architect J.J Harwood and Son called for tenders for reroofing the building. This was David Harwood's father Joshua Josiah Harwood who had a distinguished career as an architect with the Public Works until leaving in 1905 to establish a private practice.</p> <p>By 1910, Harwood Brewery had also moved to Palmerston Street. In 1917, the Brewery was taken over by the Union Brewery of Kalgoorlie, managed by Albert Muddock.</p> <p>In 1928, A. O. Barrett purchased the site and made an agreement with the Swan Brewery to stop brewing and concentrate on malting. The Union Malting Company was registered the following year and further development of the site was undertaken to facilitate malting. In 1935, four reinforced concrete silos and the first of three kilns were built. These were designed by architects Hobbs Smith and Forbes and included a new automatic germinating floor and other facilities. The company produced a booklet for WA farmers on cultivating barley for malting.</p>	

**HISTORICAL INFORMATION**

By the late 1940s, the fourth malthouse and a third kiln had been completed, signalling an increase in demand and production. In the community the Maltings was well known for its pervasive distinctive aroma of brewed hops.

In the mid 1950s, the bulk handling store and fifth malt house were built. A two-storey duplex on the adjoining lot, Y251, was demolished in 1972 and the first stage of the fleximalt plant constructed on the site. The second stage was built in 1980-81. The fleximalt process was a faster malting process, and was operated alongside the slower traditional method. In 1986, the Victorian company, Joe White Maltings, purchased the property, forming the biggest independent malting company in the southern hemisphere.

In the late 1990s malting operations ceased and the company vacated the site. Joe White Maltings was then the subject of a residential development, 'The Maltings', by the Australand Property Group. This involved the retention of some existing structures and the removal of others and the result was 137 apartments, townhouses and a museum.

In 2002, 'The Maltings' won a national award from the Urban Development Institute of Australia (UDIA) for its first stage. In 2006 it won a national award for the best urban renewal project in the UDIA's Award for Excellence. The chief judge, Peter Lanigan said it was 'a first-rate example of urban renewal because of its ability to blend heritage and history with modern living' (West Australian 22.4.2006).

Aerial photographs from the mid 20th century onwards show the subject place changed little visually until the aforementioned residential development in the late 1990s and early 2000s. By 2001 the area had been transformed and parking, a green courtyard, and pool can be seen in the photographs. There have been few changes since that time.

**HISTORICAL INFORMATION**

<b>Historic theme</b>	Economy: Manufacturing and Secondary Industry Peopling WA: Demographic Development Economy: Workers and Working	
<b>Associations</b>	Henry Trigg David Harwood	Architect Owner and business manager
<b>Sources</b>	P4648 Maltings Plant (fmr) Assessment Documentation, DPLH 12 May 2000. Landgate Aerial photographs 1953-2024. The West Australian, 28 March 1906, p. 8; 6 June 1935, p. 8.	

ADDITIONAL PHOTOGRAPHS



ARCHIVAL IMAGES



Aerial view 1935, SLWA image b2222470\_1



Union Maltings, 1954. SLWA image b2319212\_1