

Place name Rosedale Hotel

Survey Date:

Other name

Id:

682

Street 29 to 31 Lyons Street

Last Update

Locality Rosedale

Postcode 3847

Official Locality

Property No

Local Government Area Wellington Shire

Property Info

Precinct: Precinct - Rosedale Town Centre

Easting

Northing

Map 8221

Workshop number

Workshop votes

Field survey number

Community priority

Designer

Builder

Ownership

Built Date 1858

Change Date

Description Former Use: 1858
Commercial 1927
Residential 1927
Social Recreational
Date Started 1858
Date Finished
Storeys 2
Walls: Brick - Rendered
Roof: Corrugated iron
Style: Interwar Period (c.1919-c.1940) Georgian Revival
(Heritage Victoria Register, H645)

Condition

Integrity

History

Heritage Protections Register	Reference	Zoning	Status
National Trust Register	B1501		Listed
Planning Scheme	HO60		Listed
Victorian Heritage Register	H645		Listed

National Estate

Research Required

Recommendations

Fieldwork priority?

Stage 1 Ranking Assessed & protected

Stage 2 priority No Action: Already include

Final Ranking State significance

Final Recommendation Amendment C26

Statement of significance The Rosedale Hotel complex comprises a two-storey brick hotel (originally constructed as a single storey building in 1858 and altered in 1927), brick stables of 1858 and a two storey kitchen and staff quarters (at one stage used as a courthouse) constructed in 1863. The complex has historical significance as an important early gippsland hotel complex and as a centre of social activity in Rosedale from the 1850s and early 1960s when it was a town in the region at the junction of the melbourne and Port Albert roads. It is also significant for its associations with pioneer gippsland settlers Paul Cansick, John Trood and the builder, William

Allen. The buildings are of architectural significance because of their unusual arrangement on the site forming a courtyard facing the street, rather than the more usual courtyard at the rear. This is a factor in the significant townscape contribution that the complex makes to Rosedale. The brick detailing apparent in the kitchen/staff quarters building (originally present in all three buildings) is also of significance and indicative of the work of Allen. (Heritage Victoria Register, H645)

The yard adjoining the Rosedale Hotel (itself rebuilt) is remarkable for the architecture of the stables built before 1862, and the court house/assembly room building of 1863. The stables have been seriously altered, but still have a small Greek Revival pediment on the north face, and once had an Elizabethan gable to the street front; similar gables survive on the assembly room building (best appreciated from the rear) and had appeared on the original hotel building of 1858. Their use in this complex prefigures their appearance in the extraordinary Nambrok homestead built by the same man, William Allen, a few years later. (National Trust Register, B1501)

Extent of designation All the buildings and land cont

Informant Assoc.People: Paul Cansick, John Trood, William Allen

Notes

Follow up

Bibliography Heritage Victoria File No. 853181