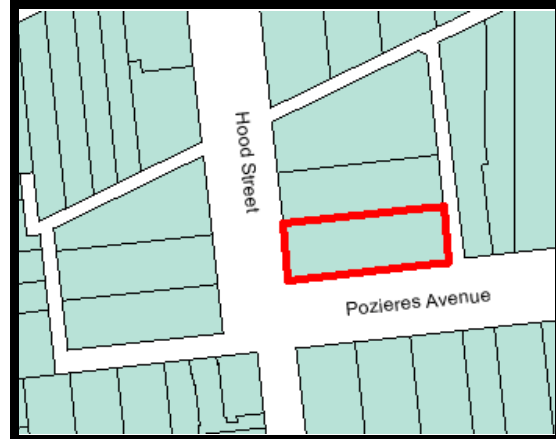


Identifier "Hood's Court" Flats
Formerly Unknown



Not within a HO area

Address 2 Hood Street
ELWOOD

Category Residential: apartment

Constructed c.1927

Designer Unknown

Significance

What is Significant?

Erected c.1927, the *Hood's Court* Flats, at 2 Hood Street, Elwood, is a double-storey rendered brick block of flats with a jerkinhead roof and a symmetrical façade articulated by plain piers and enriched with panels of chevron clinker brickwork.

How is it Significant?

The *Hood's Court* flats are of aesthetic significance to the City of Port Phillip.

Why is it Significant?

Aesthetically, the flats are significant for their highly unusual design, in particular its carefully considered façade that incorporates a number of stylistic influences and elements without actually creating a discordant or cluttered result. Its symmetry, regular fenestration and tall smooth rendered piers reveal an apparent Classical influence, while the roughcast render, clinker brick and jerkinhead roof (a rare element amongst Elwood's apartment blocks) evoke the bungalow style, and the inset panels of chevron-pattern brickwork recall the Tudor Revival. Occupying a corner site, the building remains as a distinctive element in the streetscape, enhanced by a setting that includes an equally unusual rendered front fence, with squat cube-like piers and a curving dwarf wall.

Description

Hood's Court Flats, at 2 Hood Street, Elwood, is a double-storey brick building on a corner site, containing four flats. It has a distinctive jerkinhead roof, clad in red Marseilles pattern terracotta tiles. The Pozieres Street frontage is utilitarian, with a painted finish and rectangular windows with soldier brick sills, rendered lintels and double-hung sashes with leaded glazing. The Hood Street frontage, by contrast, has much architectural enrichment. Its symmetrical façade is divided into three bays by smooth rendered piers, with a row of smaller clinker brick piers across the gable end. The central bay has a wide window at the upper level and, at ground floor, a half-glazed timber door and sidelights, sheltered by a projecting concrete hood on plain brackets. The spandrel between is roughcast rendered, with a bordered panel bearing the name HOOD'S COURT in raised lettering. The two flanking bays have a tripartite timber-framed window at each level, and roughcast spandrels with panels of tuckpointed clinker brickwork in a chevron pattern.

Along the Hood Street frontage, the flats have a low roughcast-rendered brick wall with smooth-rendered capping, made up of squat cube-like piers, curved walling, and taller gateposts with two pairs of letter box slots.

History

Hood's Court flats were evidently erected during 1927, as they first appear in the *Sands & McDougall Directory* in 1928. At that time (and, indeed, subsequently), they were listed simply as 'Hood's Court Flats', with no record of individual occupants.

Comparative Analysis

The flats at 2 Hood Street are of significance for their idiosyncratic aesthetic qualities, and have no directly comparative examples within the City of Port Phillip. The flats incorporate a number of individual elements that are unusual in this particular context. The dominant jerkinhead roof, for example, is a rarely used in apartment design in Elwood, being more commonly associated with large detached houses in other parts of the municipality, such as 16-16A Selwyn Ave, St Kilda (1914) or 175 Hotham Street, Balaclava (1923), or with smaller bungalow-style houses or duplexes (eg 4-6 McCrae Street, Elwood). Similarly, the use of inset panels of non-horizontal brickwork is also unusual in a fully rendered building such as this, being more commonly seen in Tudor Revival buildings that are erected entirely or primarily of face brickwork (eg flats at 26 Lansdowne Street, St Kilda, of 1935).

Recommendations

recommended inclusions:

Schedule to the Heritage Overlay Table in the City of Port Phillip Planning Scheme.

References

Sands & McDougall Directory. Various.