

Statement of Significance: **Shops - 87-89 Hudsons Road, Spotswood**

Heritage Place:	Shops - 87-89 Hudsons Road, Spotswood	PS ref no:	HO327
------------------------	---------------------------------------	-------------------	-------



What is significant?

The building at 87-89 Hudsons Road, Spotswood with shops at street level and residences above.

Contributory Elements

The elements of significance primarily relate to the external form, rendered finish to the front part of the building, and original fenestration pattern. The Interwar period shopfronts are also significant elements.

How is it significant?

The building at 87-89 Hudsons Road, Spotswood is of local historic and aesthetic significance to the City of Hobsons Bay.

Why is it significant?

Historically the building at 87-89 Hudsons Road, Spotswood is one of the earliest shops in the area and represents the first phase of development in Spotswood along with the early houses to the south end of Hope Street (HO151 & HO152) and the Spottiswoode Hotel (HO154). It was part of an optimistic phase of development associated with the establishment of industries in the area and the opening of the local railway station during the late nineteenth century. (Criterion A)

The two-storey building at 87-89 Hudsons Road is of aesthetic significance for being a mostly intact late 19th century shop and residence development in a broadly Italianate manner. The late Victorian period building is a good example of its type and addresses its corner location with classical detailing (parapet, pilasters, windows settings and panelled band below) of the rendered façade and east

This document is an incorporated document in the [Hobsons Bay](#) Planning Scheme pursuant to section 6(2)(j) of the *Planning and Environment Act 1987*

elevation. It is one of only a few early brick buildings in the area and also retains its Interwar period shopfronts largely intact. (Criterion E)

Primary source

Spotswood Activity Centre Structure Plan Heritage Study 2022

HOBSONS BAY PLANNING SCHEME

Number	Address	Grade
<i>87</i>	<i>Hudsons Road</i>	<i>Contributory</i>
<i>89</i>	<i>Hudsons Road</i>	<i>Contributory</i>

This document is an incorporated document in the [Hobsons Bay](#) Planning Scheme pursuant to section 6(2)(j) of the *Planning and Environment Act 1987*

OFFICIAL